



YUMA COUNTY COMMISSIONERS

May 29, 2025

Minutes¹

On May 29, 2025 at 8:00 a.m., the Yuma County Board of Commissioners met in regular session. Chairman Adam Gates, Commissioner Scott Weaver, Commissioner Mike Leerar, and Administrator Brandi Ritchey were present throughout the day. The Commissioners reviewed and signed accounts payable and discussed various meetings attended throughout the prior month.

Liquor License

County Administrator, Brandi Ritchey joined the Commissioners at 8:15 a.m. to present for signature the Retail Liquor License Renewal Application for Casa Tres Amigos LLC DBA El Vaquero.

- **Commissioner Leerar moved to approve the signature on the Retail Liquor License Renewal Application for Casa Tres Amigos LLC DBA El Vaquero. Commissioner Weaver seconded the motion. The motion passed by unanimous vote.**

Road and Bridge

Road & Bridge Supervisor Tom Andersen and Justin Lorimer joined the meeting at 8:15 a.m. to provide department updates.

- *Repairs* – Andersen stated that another semi is done with hail repairs. Units 704, 709, 710 and 711 are the last remaining semis that need hail damage repaired.
- *Mowing* – Andersen reported that mowing for Memorial Day is complete. The Road and Bridge department received one of the new mowers and is awaiting the second. Mowing will resume in August and start in the Southeast corner of the county.
- *Budget/Efficiencies* – The group reviewed the current budget. Andersen stated that the leased trucks are performing well. He mentioned that he could benefit from two additional leased trucks if anyone is aware of other available haulers. Andersen reported that the new hires are making good progress, with one set to transition to training on a blade once the loaner blade is returned from Wauneta.
- *Road Report* – Lorimer provided the commissioners with a road report noting that County Road 26 has been reconstructed. The leased trucks and blade crew have now moved to the rebuilding of County Road PP.5, starting at County Road 37. A complaint was received regarding repairs on or near an easement on County Road K and Hwy 34. The road and bridge crew patched the holes in the area. After further discussion, it was determined that the location falls within CDOT's right of way, it will be CDOT's responsibility to make the necessary repairs in the future.
- *Sale of Assets* – The group discussed a request for the sale of rock out of the Deterding Pit. The group determined they will stick with their decision to not sell material out of leased pits.

Human Services

The Board of County Commissioners convened as the Board of Social Services at 9:30 a.m. Human Services Director Kara Hoover, Office Manager Lori Summers and Bookkeeper Kim Langley were present. Detailed minutes of the Board of Social Services are maintained separately by the Department of Human Services. The Board of County Commissioners reconvened at 10:30 a.m.

¹ Minutes prepared by Brandi Ritchey are a summary of discussions, not a verbatim account.



Eckley Revitalization Committee

At 10:30 a.m., the Commissioners were joined by Karie Probasco and from the Eckley Revitalization Committee. Probasco is requesting a \$10,000 donation for the park improvement project in Eckley. The Commissioners would like to see the proposal for the project and what the money would be spent on. Probasco did note that the donation could be an in-kind donation.

Yuma County Water Authority Public Improvement District

At 11:00 a.m. the Commissioners adjourned and convened as the Yuma County Water Authority Public Improvement District Board. Minutes for the Yuma County Water Authority Public Improvement District are kept separately.

Yuma County Clerk's Office

At 11:30 Deputy Clerk Pamela Zuege presented the finalized precinct maps prepared by Sidwell for approval. The group reviewed the new precent map and resolution as presented.

- **Commissioner Weaver moved to approve Resolution 05-29-2025A approving the new Yuma County Precincts. Commissioner Leerar seconded the motion, which passed unanimously.**

Land Use

County Land Use Administrator, Jodi Brady was heard at 1:00 p.m. to review Land Use and GIS business and conduct Land Use Hearings.

At 1:00 Chairman opened the public hearing to review the Land Use Fee Update. The hearing closed at 1:04.

At 1:04 p.m. Chairman Gates opened public hearing LLA 0425-01 for a Lot Line adjustment The Lot Line adjustment application is between two tracts of land. Tract A is a vacant lot, and Tract B includes the improvements most recently utilized as a grocery store and liquor store. This Lot Line Adjustment would move the line between Tract A and Tract B West a distance of 40' to allow sufficient parking space in front of the existing improved property located on Tract B. **The public hearing closed at 1:06 p.m.**

At 1:06 p.m. Chairman Gates opened the public hearing EFS 0325-03 for The Diane Liesy Trust and Terry Crites property is looking to divide a 3.32-acre parcel from a 457.88-acre parcel located in the SW ¼ of Section 5, Township 3 South, Range 42 West for purpose of resale. **The public hearing closed at 1:17 p.m.**

Commissioner Weaver moved to approve signature on Resolution 05-29-2025C, Lot Line Adjustment LLA 0425-01. The Lot Line adjustment application is between two tracts of land. Tract A is a vacant lot, and Tract B includes the improvements most recently utilized as a grocery store and liquor store. This Lot Line Adjustment would move the line between Tract A and Tract B west a distance of 40' to allow sufficient parking space in front of the existing improved property located on Tract B. Commissioner Leerar seconded the motion which passed by unanimous vote.



Commissioner Weaver moved to approve signature on Resolution 05-29-2025B for The Diane Liesy Trust and Terry Crites property is looking to divide a 3.32-acre parcel from a 457.88-acre parcel located in the SW ¼ of Section 5, Township 3 South, Range 42 West for purpose of resale. Commissioner Leerar seconded the motion which passed by unanimous vote.

Commissioner Weaver moved to approve signature on Resolution 05-29-2025D, approving the updated Land Use Fee Schedule. Commissioner Leerar seconded the motion which passed by unanimous vote.

Planning Commission President Jeff Wingfield joined the Commissioners at 1:20 p.m. to discuss the issue of setback requirements in the Land Use code. Jodi stated she attended a Flood Elevation Certification class to understand the local flood plain.

Niyol Solar

At 2:00 p.m. Leo Gorgens, Christopher Haas and Clair Havelda joined the commissioners to give them an update on the Solar Project North of Yuma. Also present via telephone was Yuma County Land Use Attorney, Brandon Dittman. Due to the power supply bidding process taking longer than anticipated, Niyol Solar is requesting to extend their Major Land Use Permit to March 30, 2028.

- **Commissioner Leerar moved to approve Niyol Solar's request to extend the permit deadline to March 30, 2028. Attorney Dittman will prepare a resolution to be ratified at the next BOCC meeting. Commissioner Weaver second the motion. The motion passed by a 2 to 1 vote.**

Fairground Manager

At 2:30, the commissioners convened with Fairgrounds Manager Carmen Murray and Ross Davisson from Yuma Sheet Metal to address the persistent issues with the cooling system at the Fairgrounds Concessions Building. Davisson will prepare a proposal for the commissioners' consideration in a week. Murray indicated that the wiring has been trenched to the building and is awaiting inspection before it can be ready. Additionally, Murray presented a proposal for advertising with Media Logic Radio during the 2025 Yuma County Fair, which the commissioners would like the fair board to review and approve. Murray mentioned that a renter is interested in securing a camping spot at the fairgrounds, with pets allowed. The commissioners agreed to permit pets, provided the renter pays a \$150 deposit per pet. They also stated that if any complaints arise regarding the pets, the tenant would be required to vacate the premises.

- **Commissioner Weaver moved to approve the Media Logic Radio proposal in the amount of \$5,000.00 pending the fair board's approval. Commissioner Leerar seconded the motion which passed by unanimous vote.**
- **Commissioner Weaver moved to approve the photography contract for the Yuma County Fair. Commissioner Leerar seconded the motion which passed by unanimous vote.**

Emergency Management

At 3:15, Jake Rockwell met with the Commissioners to discuss the EMPG Grant. The federal government has placed a hold on this grant. Unless the president lifts the hold, the 50% match that finances the Emergency Management Department will halt in September, leaving the County to cover the entire funding for the Emergency Management Department.



City of Wray

James DePue met with the Commissioners at 3:30 to discuss the MMOF project. Given that CDOT intends to repair sidewalks along Highway 34, James expressed his desire to request an extension from the ETPR board for their project until 2027. The sidewalks are essential to his MMOF project, and James believes it would be unnecessary to replace them twice.

Administrator's Report

Administrator Brandi Ritchey reviewed calls, correspondence, and presented the following for discussion and action:

Minutes – The Commissioners reviewed the minutes from the previous BOCC meetings.

- **Commissioner Leerar moved to approve the minutes from the May 14, 2025 regular meeting of the Board of County Commissioners. Commissioner Weaver seconded the motion, which passed unanimously.**

Resolutions/Ordinances/Signatures –

- **Commissioner Leerar moved to approve signature on Adam Beauprez monthly CDMVA monthly report. Commissioner Weaver seconded the motion which passed by unanimous vote.**
- **Commissioner Weaver moved to approve the signature on the Propane Tank Lease between Yuma County and CHS for the Idalia House in the amount of \$52.00 per month. Commissioner Leerar seconded the motion which passed by unanimous vote.**

Department Reports – The Commissioners received various department reports including an update on the administration of the Eastern Transportation Planning Region, discussion of business undertaken by the 911 Authority Board.

There being no further business, the meeting adjourned at 4:30 p.m. The next regular meetings of the Board of County Commissioners will be on June 12, 2025.

Adam Gates, Chairman

Brandi Ritchey, Administrator

ATTEST:
Beverly Wenger, County Clerk

