

**AGENDA
OURAY CITY COUNCIL**

Monday, July 6, 2026 - 6:00 PM

**Ouray Community Center
320 6th Ave
Ouray, CO 81427**

VIRTUAL OPTION - <https://zoom.us/j/9349389230>

Meeting ID: 934 938 9230 Passcode: 491878 Or dial: 408 638 0968 or 669 900 6833

Ouray City Council Regular Meeting

- Changes to this agenda can be found on the bulletin board at City Hall
- Electronic copies of the Council Packet are available on the City website at www.cityofouray.com. A hard copy of the Packet is also available at the Administrative Office for interested citizens.
- Notice is hereby given that a majority or quorum of the Planning Commission, Ouray Economic Development Committee, Beautification Committee, Tourism Advisory Committee, Main Streets Committee, and/or Parks and Recreation Committee may be present at the above noticed City Council meeting to discuss any or all of the matters on the agenda below for Council consideration

1. CALL TO ORDER
2. ROLL CALL
3. PLEDGE OF ALLEGIANCE
4. CITIZENS' COMMUNICATION
5. CEREMONIAL/INFORMATIONAL
 - a. Fire Authority Consolidation Presentation
6. CONSENT AGENDA
 - a. Approval of Minutes - June 1, 2026
 - b. Approval of Minutes - June 15, 2026
7. ACTION ITEMS
 - a. [PUBLIC HEARING] Ordinance 6, Series 2026 - Colorado Wildfire Resiliency Code (SECOND READING)
 - b. Emergency Facilities & Land Use Agreement - USDA Forest Service
8. DISCUSSION ITEMS
 - a. Future Agenda Items
9. DEPARTMENT REPORTS
 - a. City Administrator Metteer
 - b. Fire Chief Kunz
 - c. Public Works Director Coleman
 - d. Parks and Recreation Director Brown
 - e. Marketing & Communications Update - Brooke Warren
10. CITY COUNCIL COMMUNICATION
Mayor Underwood, Mayor Pro Tem Schiffer, Councilor Lindsey, Councilor Hart, and Councilor Doherty
11. ADJOURNMENT

Ouray County Fire & EMS Authority

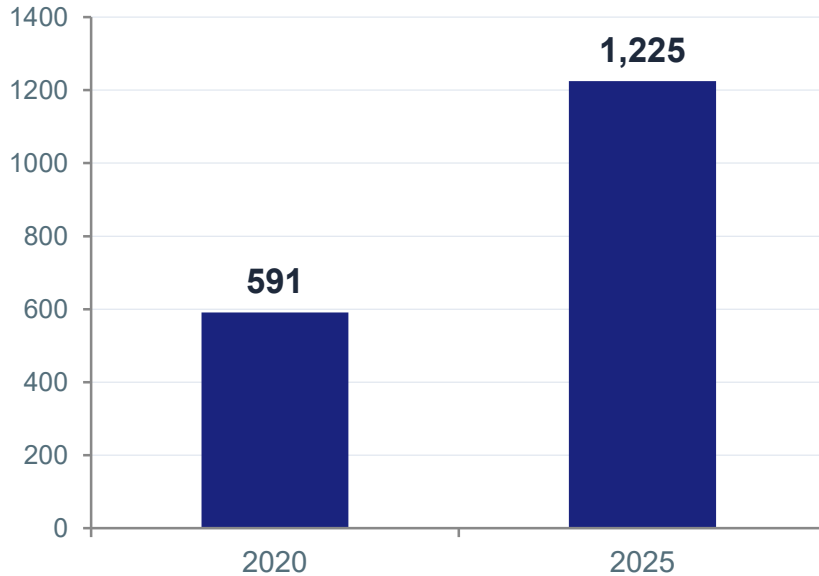
The case for one system



Why now

Demand has outgrown the system we built

County Wide Dispatches (Fire + EMS)



18% → 30%

share of residents 65 or older, 2010 to today

1 in 3

EMS calls in 2024 are for visitors, not residents

39

times in 2024 a second call came in while crews were already out

The gaps are between us, not within us

No single department can fix these alone

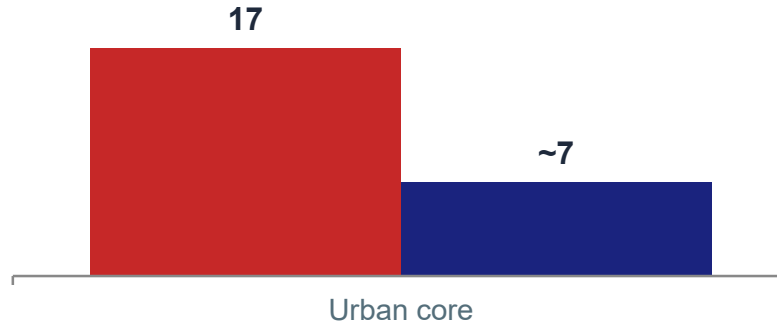
- Closest unit isn't always sent
- Crews don't all train together
- Calls collide
- Federal grants hard to reach
- Aging aerials, other equipment
- Radios don't yet share channels
- Fire and EMS run as separate systems

Faster response begins with who's on duty

Modeled worst-case response time

Urban core (Ouray & Ridgway), minutes

■ Today ■ With an on-duty crew



Possible to meet NFPA 1710's 8-minute standard

Ouray County Fire & EMS Authority

What it delivers

- Faster response
- (closer to) Right number of people on scene
- Unified training
- Fire and EMS responding together
- Shared cost efficiencies
- Unified communication
- Better grant access
- Potential home-insurance savings



More capability from the same dollars

The cost-benefit of one system

Fragmented today

- Six budgets, duplicated command and admin
- Capital bought in uncoordinated lumps
- Benefits gaps drive volunteer turnover
- Federal grants out of reach

Under the Authority

- One capital plan, costs smoothed over time
- Shared purchasing, leaner administration
- Properly paid, cross-trained crews
- Grant-eligible countywide

*Six departments spend \$3.6M a year on fire and EMS, individually.
The Authority spends it coherently — not necessarily less.*

No new taxes to form the Authority

\$3.5M

in existing fire & EMS revenue, pooled into one organization

\$0

new taxes — the Authority cannot levy taxes

- Each party contributes existing mill-levy revenue
- No new mill levy, no existing mill levy increase
- Pensions and reserves stay with each district
- A future countywide tax district = separate voter decision

What does NOT change

Department identity

- District boards and elections
- Mill levies and reserves
- Stations and apparatus stay locally owned
- Volunteer pensions stay put
- Sheriff's wildfire command authority
- Voluntary to join — and to leave

Planning for what's coming

- 300+ new homes are planned for Colona
- That growth will need its own fire & EMS station
- No single district can fund and staff it alone
- One organization, planning at countywide scale, can

We can see this one coming — the Authority is how we get ahead of it.

What each partner gains

The case, partner by partner

- **Ouray Fire**

Career backup for the volunteers who absorbed an 84% call surge; grants restored; shared costs

- **Ridgway Fire**

Capital costs shared; better career backstop

- **Log Hill Mesa**

Pooled capital and joint training; ALS minutes away; radio interoperability; Colona growth

- **Horsefly**

Training, equipment, ALS, and radios no small association can fund alone

- **Montrose (Ouray portion)**

No longer stretches to cover a distant edge of the county

- **Ouray County EMS**

ALS-capable fire response, dual-role careers, closest unit dispatched

Why this matters

The human side of one system

- Our citizens get faster, more consistent care when they call 911
- Our incident commanders face fewer impossible life-or-death choices
- Our crews train together, feel prepared, and take real pride in the work
- Our decision-makers are remembered for building the system the county needed

**When someone calls 911, they get the right help.
Together, we are stronger.**



How the \$3.5M is computed

Current fire & EMS resources across all entities — 2026 budgets

Source	2026 amount
Ouray County EMS Fund (full operating budget)	\$1,888,910
Ridgway Fire Protection District (mill levy)	\$1,073,719
City of Ouray fire (operating budget)	\$223,293
Log Hill Mesa Fire Protection District (mill levy)	\$295,849
Ouray Fire Protection District (mill levy)	\$61,613
Montrose FPD — Ouray County portion (mill levy)	\$39,374
Subtotal	\$3,582,758
Less: Ouray FPD → City reimbursement (avoid double-count)	(\$59,000)
Total current resources	≈ \$3,524,000

- All figures are 2026 operating budgets (EMS and City fire) or mill-levy revenue (the four districts); one-time capital and pension funds are excluded, so every row is on a comparable basis.
- Pension dollars stay with the originating entity and are not pooled into the Authority.



Ouray City Council Regular Meeting

Monday, June 1, 2026 6:00 PM

Ouray Community Center, 320 6th Ave, Ouray, CO 81427

Dave Doherty: Present
Jenny Hart: Present
Peggy Lindsey Scott: Present
Kevin Schiffer: Present
Michael Underwood: Present

Also present were: City Administrator Michelle Metteer, Finance and Administration Director Kara Rhoades, Public Works Director Joe Coleman, Parks and Recreation Director Joe Brown, Marketing and Communications Director Kailey Rhoten and City Attorney Harper Powell via zoom.

1. CALL TO ORDER

Mayor Underwood called the meeting to order at 6:00 pm.

2. ROLL CALL

3. REMOTE PARTICIPATION PER RESOLUTION 14, SERIES 2022

- a. Consideration of a Request from Councilor Dave Doherty to Participate in this Meeting Remotely

Approval of request from Councilor Doherty to participate in this meeting remotely. This motion, made by Peggy Lindsey Scott and seconded by Kevin Schiffer, Carried.

Dave Doherty: Abstain (With Conflict), Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

4. PLEDGE OF ALLEGIANCE

The pledge of allegiance was recited.

5. CITIZENS' COMMUNICATION

Alexandros Boukis with Ouray Pride, thanked the City of Ouray for reading the proclamation for Pride Month and year-round support.

Amy Kehoe, SMAC (Safer, More Affirming Communities) board representative, thanked the City of Ouray as well for reading the proclamation.

6. CEREMONIAL/INFORMATIONAL

- a. Proclamation 2, Series 2026 - Ouray County Pride Month - June

Mayor Underwood read the proclamation.

7. CONSENT AGENDA

Motion to approve the consent agenda as presented. This motion, made by Jenny Hart and seconded by Kevin Schiffer, Carried.

Dave Doherty: Yea, Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

a. Approval of Minutes - April 20, 2026 Special Meeting

b. Approval of Minutes - April 20, 2026

8. ACTION ITEMS

a. Fourth of July Fireworks Show

Mayor Pro Tem Schiffer voiced concerns over the last-minute need for restrictions closer to the Fourth of July.

Fire Chief Kunz explained why there are no restrictions in place or concerns about fire currently. Then explained the Department of Fire Prevention and Control analysis and how calls for fire bans are used. They also informed how there will be zones of restrictions based on locations. Lastly, they stated that, in their professional opinion, we are not in fire danger. Before explaining the process that leads up to the Fourth of July fireworks show to prevent a fire.

No action taken.

9. DISCUSSION ITEMS

a. Parking (Catchment Basin)

Councilor Lindsney Scott voiced the need to use the City's resource of the path from the Catchment Basin to the Hot Springs Pool, to help alleviate the pool's parking needs.

Director Brown and Director Coleman cited concerns over weight restrictions on the bridge and perimeter trail hikers potentially being hit.

b. Ouray Police Department Rebuild Update

Director Rhoades and City Administrator Metteer explained how the police budget would affect city staff, revenue and reserve funds from information in the packet. As well as discussed expected timelines and how much financial and time costs this investment would take.

Director Brown voiced concerns over reserves being used and cited facilities' future needs.

Councilor Linsdey Scott proposed merging the on-call Police Department option with the Sheriff's Office, by paying for the sheriff's office to have staff. Due to their concerns about how many tickets get written to cover the cost of the Police Department.

Mayor Pro-Tem Schiffer reminded everyone that the on-call option for rebuilding Ouray's Police department had been chosen at the previous meeting and the sheriff's office did not bring an offer to the last council meeting.

Councilor Hart rescinded their support for PD, stating using the sheriff would buy time for funding of Ouray Police Department. Then reminded everyone present that Perry is an elected official, and if they are not re-elected, then this might not be an option. Lastly, encouraged the idea of housing police staff the way EMS staff are housed.

Councilor Doherty stated his changing opinion from the prior meeting, due to cost. Also, they shared their perspective that this is bigger than the council, and should be a ballot measure.

Mayor Underwood rescinded his support for Ouray Police Department due to fiscal responsibility.

Jen Donovan, voiced the idea of allowing police staff to live in Montrose.

Don Funkhouser, stated option one and two are not doable, citing funds.

Lucy Reeder, voiced that there was not a current need for 24/7 coverage and no one needs to lose their jobs for a police department, even if a police department is needed.

Council stated they would be re-reviewing the budget for each option presented.

Mike Hakola voiced the idea of merging technology and a small police department.

The council instructed staff to work with the Sheriff's Office to provide a cost to take over law enforcement responsibility for the city.

c. Future Agenda Items

Councilor Hart requested a meeting topic about rebuilding the reserved funds.

Councilor Hart voiced support for work session over vision of Ouray, after reserve policy.

Mayor Underwood indicated that the Wildfire Resiliency Code would be on the agenda of the June 15th regular Ouray city council meeting.

10. DEPARTMENT REPORTS

a. City Administrator Metteer

The City Administrator highlighted the Crystal Reservoir Act to be voted on in the House floor and referred to packet.

b. Fire Chief Kunz

Report in packet. Fire Chief stated the calls report will be in the next packet.

c. Public Works Director Coleman

Director Coleman stated that the following Monday would be when the speed bumps would be put out, after the Magnum Chloride was applied.

John Hart, thanked staff and council and praised them for doing an exceptional job.

d. Parks and Recreation Director Brown

Highlighted the community clean-up day, June 6th.

Councilor Hart voiced their observation of stress on staff in the department report. Councilor Hart requested an update on the demastication of Box Cañon Road.

e. Marketing & Communication Director Rhoten

Director Rhoten explained the training for staff to cover their absence for maternity leave. They also taught the council that IPW meant International Powwow, and how Ouray was pitched as a destination with 40,000 views. As well as how Ouray made it as an overnight stay for a state roadtrip, that the state is helping pay to promote. Director Rhoten gave an update on the Mine Trip, an AI tool on the website and the data that was collected.

11. CITY COUNCIL COMMUNICATION

Mayor Underwood, Mayor Pro Tem Schiffer, Councilor Lindsey Scott, Councilor Hart, and Councilor Doherty

Reports in packet.

Councilor Doherty

No report given. Inquired about Mayor Pro Tem Schiffer for joining PARC as the public liaison. Requested that he stay the liaison through summer as Councilor Doherty enjoys working with the PARC and Director Brown.

12. ADJOURNMENT

This meeting adjourned at 7:50 pm.

Motion to adjourn. This motion, made by Peggy Lindsey Scott and seconded by Jenny Hart, Carried.

Dave Doherty: Yea, Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

Michael Underwood, Mayor

ATTEST:

Kara Rhoades, City Clerk

CERTIFICATION

I, Kara Rhoades, do hereby certify that I am the City Clerk of the City of Ouray, Ouray County, State of Colorado, and that the above minutes are a true and correct summary of the meeting of the Ouray City Council held on Monday, June 1, 2026. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this Monday, June 1, 2026.

Kara Rhoades, City Clerk



Ouray City Council Regular Meeting

Monday, June 15, 2026 6:00 PM

Ouray Community Center, 320 6th Ave, Ouray, CO 81427

Dave Doherty: Absent
Jenny Hart: Present
Peggy Lindsey Scott: Present
Kevin Schiffer: Present
Michael Underwood: Present

Staff also in attendance, City Admin Michelle Metteer, Director of Finance and Administration Kara Rhoades, and Director of Public Works Joe Coleman. In attendance via zoom City Attorney Harper Powell.

1. CALL TO ORDER

Mayor Underwood called the meeting to order at 6:00 pm.

2. ROLL CALL

3. PLEDGE OF ALLEGIANCE

The pledge of allegiance was recited.

4. REMOTE PARTICIPATION PER RESOLUTION 14, SERIES 2022

- a. Consideration of a Request from Mayor Pro Tem Schiffer to Participate in this Meeting Remotely

Approval of request Mayor Pro Tem Schiffer to participate remotely. This motion, made by Jenny Hart and seconded by Peggy Lindsey Scott, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Abstain (With Conflict), Michael Underwood: Yea

5. CITIZENS' COMMUNICATION

Carolyn Dreser- thanked council for support of the AARP age-friendly initiative. Then explained an email sent out from the Colorado Public Radio Support, pertaining to youth use of flavored digital tobacco products. Asked for tobacco retail licensure. Then explained by getting a tobacco retail licensure, the City of Ouray could say no more filters on tobacco cigarettes, to create a decrease in used cigarette buds on the highway, which would help with fire safety as well.

Suzatte Warynick — requested a crosswalk for the perimeter trail and visitor center back in October, and stressed dissatisfaction over lack of follow-up.

Jessica Tice- voiced concerns and frustrations over how the free weights were removed from the gym without conversation with the public. Cited the importance of having heavier weights for training bodies for emergencies, as well as needed for law enforcement and first responders.

Mike Hakola- brought up concerns over a transgender lifeguard and how the changing rooms and restrooms

would be handled.

Craig Katzen- echoed Tice frustration over the removal of free weights from the gym and lack of communication prior to removal of weights.

Alyssa Fedel- voiced mutual strife over the removal of weights from the gym. Urged for a timely response from the city to rectify the situation.

Tamara Gulde - voiced concerns over wildfire safety and showed curiosity over who on council attended the mock evacuation. Then stated that the gym problem is a complex one.

6. CONSENT AGENDA

Motion to Approve the Consent Agenda as presented. This motion, made by Jenny Hart and seconded by Peggy Lindsey Scott, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

- a. Approval of Minutes - May 4, 2026
- b. Approval of Minutes - May 18, 2026
- c. Ratification of Request for Extension of EIAF Grant
- d. Reappoint members of the Beautification Committee:
 - Lori Leo - Frances C. Tisdell
 - Robert M. Stoufer - Lou Hart
 - Karisa Hoover - Curtis Hagger

7. ACTION ITEMS

- a. Resolution No. 09 (Series 2026) Adopting Bob's Rules of Order (15 minutes)

Motion to approve 7.a. Resolution No. 09 (Series 2026) Adopting Bob's Rules of Order. This motion, made by Jenny Hart and seconded by Kevin Schiffer, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

- b. Resolution No. 10 (Series 2026) Amendment to LPC Grant 25-070 - Incentive Funding (5 minutes)

Move to approve 7.b. Resolution No. 10 (Series 2026) Amendment to LPC Grant 25-070 - Incentive Funding with edit to line 5, to remove the word fifty. This motion, made by Peggy Lindsey Scott and seconded by Jenny Hart, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

- c. Ordinance 6, Series 2026 - Colorado Wildfire Resiliency Code (FIRST READING) (15 minutes)

Motion to approve first reading of 7.c. Ordinance 6, Series 2026 - Colorado Wildfire Resiliency Code. This motion, made by Jenny Hart and seconded by Kevin Schiffer, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Nay, Kevin Schiffer: Yea, Michael Underwood: Yea

- d. Ratification of Declaration 1 (2026) - Stage I Fire Restrictions (5 minutes)

Motion to approve 7.d. Ratification of Declaration 1 (2026) - Stage I Fire Restrictions. This motion, made by Jenny Hart and seconded by Peggy Lindsey Scott, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

- e. Construction Management Services with Element Engineering (5 minutes)

Motion to approve 7.e. Construction Management Services with Element Engineering and accept the proposal subject to allow city and city administrator to enter into contract. This motion, made by Jenny Hart and seconded by Peggy Lindsey Scott, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

f. 2026 Ouray Economic Development Committee Micro-Grant Award (5 minutes)

Motion to approve 7.f. 2026 Ouray Economic Development Committee Micro-Grant Award. This motion, made by Kevin Schiffer and seconded by Jenny Hart, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

g. Letter of Support for Regional 10 Economic Zone Boundary Amendment (5 minutes)

Courtney Tribble, Region 10 Representative, explained packet reference materials and asked for a letter of support from council for their application to the state to amend the area of the enterprise zone, to help benefit local business owners and nonprofits.

Mayor Pro Tem Schiffer asked for background information, in which allowed Region10 to apply; how long will this be in effect if approved; and how could business owners and nonprofits take advantage?

Courtney Tribble discussed the 2025 data showing a lack of growth, saying this application would last through December 2035, and that business owners and nonprofits can reach out to her directly. Then offered a workshop.

Motion to approve Letter of Support for Regional 10 Economic Zone Boundary Amendment. This motion, made by Jenny Hart and seconded by Peggy Lindsey Scott, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

8. LIQUOR LICENSE

a. Liquor License Application - Edder Food Service LLC dba Maggies Kitchen

The council convened as the liquor license authority. There was no public comment. The council adjourned as the liquor license authority.

Motion to amend to approve with the following amendments: amend the application to not apply for optional premises, and a lease agreement between Maggies Kitchen and Jeeps and Beer. This motion, made by Jenny Hart and seconded by Michael Underwood, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

9. DISCUSSION ITEMS

a. Ouray Library District - Expansion Project

Aimee Vann - explained that DOLA stated that having a city council support letter would give the library more creditability when asking for financial support from DOLA. The Library also asks for fees to be waived for building needs. Then they explained how the library contributes to tourism.

Council and City Administrator discuss, timeline for budget talks to include library requirements for DOLA support.

b. Future Agenda Items

Councilor Hart requested to bring Barthhold Lichtenbelt, to come speak about the EMS fire consolidation at the July 6th council meeting. Then requested a work session for gym discussion on July 6th.

10. DEPARTMENT REPORTS

a. City Administrator Metteer

Report in packet. City Administrator Metteer highlighted Director Coleman's main street project starting mid-September and geothermal project.

b. Director of Finance and Administration Rhoades

Report is in the packet. Director Rhoades commented on the uptake in day visitors, and decline in lodging reports.

11. CITY COUNCIL COMMUNICATION

Mayor Underwood, Mayor Pro Tem Schiffer, Councilor Lindsey Scott, and Councilor Hart

Reports in packet.

12. EXECUTIVE SESSION

Ouray City Council will enter an executive session for the purposes of receiving legal advice from the City's Attorney, in accordance with C.R.S. section 24-6-402(4)(b), involving current litigation involving the City, specifically Troxell v. City of Ouray, Ouray District Court, Case no. 2026CV30008 . The executive session will also be held pursuant to C.R.S. 24-6-402(4)(e) to determine positions relative to matters that may be subject to negotiations, develop negotiation strategy, and instruct negotiators regarding this pending litigation.

The council left Executive Session at 8:30.

Motion to enter into executive session at 7:24 pm. This motion, made by Michael Underwood and seconded by Jenny Hart, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

13. ADJOURNMENT

Motion to adjourn at 8:31 pm. This motion, made by Peggy Lindsey Scott and seconded by Jenny Hart, Carried.

Jenny Hart: Yea, Peggy Lindsey Scott: Yea, Kevin Schiffer: Yea, Michael Underwood: Yea

Michael Underwood, Mayor

ATTEST:

Kara Rhoades, City Clerk

CERTIFICATION

I, Kara Rhoades, do hereby certify that I am the City Clerk of the City of Ouray, Ouray County, State of Colorado, and that the above minutes are a true and correct summary of the meeting of the Ouray City Council held on Monday, June 15, 2026. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this Monday, June 15, 2026.

Kara Rhoades, City Clerk

ORDINANCE NO. 6 (Series No. 2026)

AN ORDINANCE OF THE CITY OF OURAY, COLORADO, AMENDING THE OURAY MUNICIPAL CODE BY ADDING SECTION 6-16 AND THEREBY ADOPTING BY REFERENCE THE 2025 COLORADO WILDFIRE RESILIENCY CODE; AMENDING SECTIONS 6-1, 6-2, 6-10, 6-12, 7-2, 7-5, 7-7, 7-8, AND 13-11 OF THE MUNICIPAL CODE RELATING TO WILDFIRE RESILIENCY STANDARDS

WHEREAS, the City of Ouray (the “City”) is a home-rule municipality, duly organized and existing under the City’s Home Rule Charter (the “Charter”) adopted pursuant to Article XX of the Constitution of the State of Colorado; and

WHEREAS, the City of Ouray acting by and through its City Council has the power to amend the Ouray Municipal Code (the “Municipal Code”) pursuant to state statutes, Section 2.7.C. of the Charter, and Section 1-3 of the Municipal Code, and all such amendments shall become a part of the Municipal Code; and

WHEREAS, Senate Bill 23-166 established a Wildfire Resiliency Code Board (the “Board”) tasked with promulgating regulations and developing minimum codes and standards to reduce fire risk around structures in the wildland-urban interface (“WUI”) of Colorado; and

WHEREAS, the Board published the Colorado Wildfire Resiliency Code (the “CWRC” or “Wildfire Resiliency Code”) that went into effect on July 1, 2025 and establishes minimum standards for the construction and maintenance of habitable structures, while also setting criteria for assessing risk within WUI areas and mapping wildfire hazard areas; and

WHEREAS, Senate Bill 25-142 requires local governments to adopt a code that meets or exceeds the standards of the CWRC no later than April 1, 2026 and ensure compliance with the Code’s standards no later than three months after the local government’s adoption of the CWRC; and

WHEREAS, Chapter 6 of the Municipal Code contains the City’s Building Regulations and adoption of codes by reference; and

WHEREAS, the City Council wishes to amend the Ouray Land Use Code (the “OLUC”), codified in Chapter 7 of the Municipal Code, to require land use applications conform with the Wildfire Resiliency Code standards; and

WHEREAS, the City Council wishes to amend Section 13-11, Trees, Shrubs, and Bushes, to be in accordance with the CWRC; and

WHEREAS, provisions of the CWRC pertain to the City’s Building Regulations and the OLUC, and the City wishes to amend such relevant provisions of the Municipal Code

to comply with the standards of the CWRC; and

WHEREAS, City staff has reviewed the CWRC and recommends to City Council that the City adopt it as amended below and add it to the Municipal Code as Section 6-16; and

WHEREAS, at a public hearing held on February 2, 2026, the Planning Commission considered and recommended City Council deny the proposed amendments; and

WHEREAS, on March 2, 2026 at a regular meeting, the City Council had a first reading of Ordinance No. 3, Series 2026 to consider adopting the CWRC and continued first reading of Ordinance No. 3, Series 2026 to September 8, 2026; and

WHEREAS, the Colorado General Assembly introduced but failed to pass House Bill 26-1334, which would have extended the deadline for a governing body to adopt a code that meets or exceeds the minimum standards of the CWRC by April 1, 2026; and

WHEREAS, the State Wildfire Resiliency Code Board plans to collect information and issue a report by September 30, 2026 to the Colorado General Assembly that includes a list of local governments that have adopted the CWRC; and

WHEREAS, with this additional information gathered following the March 2, 2026 Council meeting, the City Council, at a regular meeting on May 4, 2026, directed staff to bring back an ordinance to consider adoption of the Colorado Wildfire Resiliency Code at the regular meeting held on June 15, 2026; and

WHEREAS, the Ordinance set forth below vacates, supersedes, and replaces Ordinance No. 3, Series 2026 and any past or scheduled hearings for Ordinance No. 3, 2026, and no further action needs to be taken by City Council on Ordinance No. 3, Series 2026; and

WHEREAS, the City wishes to protect the health, safety, and welfare of residents within the City by adopting comprehensive wildfire resiliency standards; and

WHEREAS, the City Council finds and determines that the proposed amendments to the Municipal Code outlined herein are reasonably necessary to promote the legitimate public purposes of the public healthy, safety, and welfare.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF OURAY, COLORADO, as follows:

SECTION 1: Recitals

The City Council hereby incorporates by reference and conclusively makes the above recitals as findings of fact.

SECTION 2: Amendments

Sections 6-12, 7-2, 7-5, 7-7, 7-8, and 13-11 of the Municipal Code of the City of Ouray, Colorado are hereby amended with **bold underlined** additions and ~~striketrough~~ deletions, as set forth in **Exhibit A**.

SECTION 3: Adoption of Code by Reference

The City Council hereby adopts by reference the CWRC, as amended and shown by the addition of Section 6-16 to the Municipal Code, as set forth in **Exhibit A**.

SECTION 3: Effective Date

The provisions of this Ordinance shall become effective thirty (30) days after final publication of the Ordinance in accordance with the Charter.

SECTION 4: Savings Clause

The repeal and amendment of various provisions of the Ouray Municipal Code by this ordinance shall not affect any offense or act committed, any penalty incurred, any contract, right, or duty established or accruing before the effective date of this ordinance.

SECTION 5: Severability

If any clause, sentence, paragraph, or part of this ordinance or the application thereof to any person or circumstances shall for any reason be adjudged by a court of competent jurisdiction invalid, such judgment shall not affect application to other persons or circumstances.

INTRODUCED, READ, APPROVED AS INTRODUCED AND ORDERED
PUBLISHED on first reading by _____ vote of the Ouray City Council, this __ day of
_____, 2026.

CITY OF OURAY, COLORADO

By _____
Michael Underwood, Mayor

ATTEST:

Kara Rhoades, City Clerk

INTRODUCED, READ, AND ADOPTED on second reading by _____ vote
of the Ouray City Council, this __ day of _____, 2026.

CITY OF OURAY, COLORADO

By _____
Michael Underwood, Mayor

ATTEST:

Kara Rhoades, City Clerk

CERTIFICATE OF ATTESTATION

I, Kara Rhoades, Ouray City Clerk, hereby certify that Ordinance No. __ (Series
No. 2026), was introduced, read, passed on first reading on _____, 2026.
The Ordinance was published, by title and summary, in the *Ouray County Plaindealer* on
_____, 2026, and thereafter introduced, read, and adopted by the Ouray
City Council on _____, 2026, and thereafter published in the *Ouray County
Plaindealer* as required by law.

Kara Rhoades, City Clerk

EXHIBIT A

AMENDMENT TO THE OURAY MUNICIPAL CODE

*Section 6-1 of the Ouray Municipal Code (the "Municipal Code") is hereby amended with **bold underlined** additions and ~~strikethrough~~ deletions as follows:*

*Section 6-12 of the Municipal Code is hereby amended with **bold underlined** additions and ~~strikethrough~~ deletions as follows:*

6-12 Administration and Enforcement

A. The City Council may appoint a Building Inspector or designate such other employee as it deems appropriate to perform all duties related to the enforcement and administration of the building codes adopted by reference in this chapter, the Colorado Plumbing Code, the National Electrical Code, and other city building and zoning regulations.

B. The City Council may appoint a Fire Official or designate such other employee as it deems appropriate to perform all duties related to the enforcement and administration of the fire code adopted by reference in this chapter.

C. The City Council shall appoint a Code Official to perform all duties related to the implementation, administration, and enforcement of the provisions of the Colorado Wildfire Resiliency Code adopted by reference in this chapter. For any permit issued under this chapter, the applicant must submit a wildfire mitigation plan in accordance with the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code. The City shall not issue a certificate of occupancy or certificate of completion until the applicant has implemented, and the City has approved, the wildfire mitigation plan.

D.G. The City Administrator, ~~the~~ Building Official, Fire Official, **Wildfire Resiliency Code Official**, or their designated representative shall have the right of entry to inspect and enforce the provisions of the codes adopted by reference in this chapter, and other City building and zoning regulations in accordance with the procedures and provisions of Section 6-1, in addition to any other provisions provided by law.

EE. Any building or structure in violation of any of the provisions of this chapter, any of the codes adopted by reference herein, the Colorado Plumbing Code, or the National Electrical Code is hereby declared to be a nuisance and may be abated by the City in any lawful manner.

FE. The City may maintain an action in any court of competent jurisdiction to enforce any provision of this chapter; the codes adopted by reference therein, the Colorado Plumbing Code, or the National Electrical Code.

GF. The City may elect to have the Colorado Plumbing Code administered and enforced by the Colorado State Plumbing Inspector. (Source: Ordinance No. 6, 2023)

H. In the case of any conflict between the codes adopted by reference in this chapter and the Colorado Wildfire Resiliency Code, the strictest standard shall apply.

* * * *

Chapter 6 of the Municipal Code is hereby amended with the addition of Section 16 – Wildfire Resiliency Code as follows:

6-16 Wildfire Resiliency Code

A. Adoption

The Colorado Wildfire Resiliency Code, 2025 Edition, Chapters 1 through 5 inclusive, as published by the Colorado Wildfire Resiliency Code Board in the Colorado Division of Fire Prevention and Control, 1697 Cole Blvd, Unit 200, Lakewood, CO 80401, together with the additions, deletions, insertions, and changes set forth in subsection B of this section, is hereby adopted by reference, as amended, as the Wildfire Resiliency Code of and for the City of Ouray, State of Colorado. The official Colorado Wildfire Resiliency Code map, as promulgated by the Colorado Wildfire Resiliency Code Board, is hereby adopted, as amended. The provisions of such code shall apply to the construction, alteration, movement, repair, maintenance, and use of any building, structure, or premises that contain occupiable and/or habitable space. The code also establishes criteria for assessing risk within the wildland-urban interface and mapping wildfire hazard areas.

B. Copy on File

A copy of the Colorado Wildfire Resiliency Code, 2025 Edition, is on file in the office of the City of Ouray Clerk.

C. Wildfire Mitigation Plan

Wildfire Mitigation Plans shall be submitted for review by the City Administrator or designee on all qualifying building permit and/or land use applications subject to Chapters 6 and 7 of the Ouray Municipal Code. These plans are subject to approval by the *code official* as part of the site plans required for building permit and/or land use application. The plans shall be based on the Colorado State Forest Service guidelines for “The Home Ignition Zone” or Wildfire Resiliency Code; whichever is more strict. The approved Wildfire Mitigation Plan shall be implemented, inspected, and approved prior to the issuance of a Certificate of Occupancy or Certificate of Completion.

D. Amendments

2. The Colorado Wildfire Resiliency Code, 2025 Edition, is amended as follows:

a. Section 101.1 is hereby amended as follows:

101.1 Title. These regulations shall be known as the Colorado Wildfire Resiliency Code as adopted by the City of Ouray, hereinafter referred to as “this code.”

b. Section 101.5 is hereby amended as follows:

101.5 Additions or alterations. Minor ~~Additions~~ or alterations, as determined by the code official, shall be permitted to be made to any building or structure without requiring the existing building or structure to comply with all of the requirements of **Chapter 4 – Structure Hardening of** this code, provided that, when the work (a) increases the footprint of the existing structure by 500 square feet or greater within a five-year period, (b) constitutes a distinct hazard or danger to life or property, or (c) causes the building, structure, or premises to become unsafe, the addition or alteration conforms to that required for a new building or structure.

Exception: Provisions of this code that specifically apply to existing conditions are retroactive.

Additions or alterations shall not be made to an existing building or structure that will cause the existing building or structure to be in violation of any of the provisions of this code nor shall such additions or alterations cause the existing building or structure to become *unsafe*. ~~An unsafe condition shall be deemed to have been created if an addition or alteration will cause the existing building or structure to become structurally unsafe or overloaded; will not provide adequate access in compliance with the provisions of this code or will obstruct existing exits or access; will create a fire hazard; will reduce required fire resistance or will otherwise create conditions dangerous to human life.~~

- c. Section 101.6 is hereby amended as follows:

101.6 Roof coverings. The *roof covering* on buildings or structures in existence prior to adoption of this code that are replaced or have twenty-five (25) percent or more of the surface area of the roof replaced within a five-year period, or where work to reconstruct, alter, or repair the *roof covering* (a) effectively replaces such material, (b) constitutes a distinct hazard or danger to life or property, or (c) causes the building, structure, or premises to become unsafe, shall require the entirety of the *roof covering* to be replaced with a *roof covering* required for new construction specified in Sections 403.2 through 403.2.2.

Exception: Existing *roof coverings* that are compliant with Section 403.2

- d. Section 101.7 is hereby amended as follows:

101.7 Exterior walls. The exterior walls of building or structures in existence prior to adoption of this code where twenty-five (25) percent or more of the total exterior wall surface area is replaced within a five-year period, or where work to reconstruct, alter or repair the exterior walls (a) effectively replaces the exterior wall material, (b) constitutes a distinct hazard or danger to life or property, or (c) causes the building, structure, or premises to become unsafe, shall require the entirety of the exterior wall surface area, including attachments, to be replaced with materials required for new construction specified in Section 404.3 through 404.3.2 and the

immediate zone within 5 feet of the structure shall be made to comply with Section 503.1.

Exception: Existing exterior walls that are compliant with Section 404.3.

e. Section 102.10 is hereby amended as follows:

102.10 Work exempt from permit under this code. Exemptions from code requirements shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this code or any other laws or ordinances of the jurisdiction. Compliance with **Chapter 4 – Structure Hardening of** this code shall not be required for the following:

1. Interior alterations of existing structures **that do not constitute a substantially complete renovation of the interior, as determined by the code official.**
2. Additions that do not increase the footprint of a structure by more than 500 square feet **within a five-year period, and such work does not (a) constitute a distinct hazard or danger to life or property or (b) cause the building, structure, or premises to become unsafe.**
3. The reconstruction, replacement, alteration, or repair of the exterior walls of an existing building, when less than **twenty-five (25) percent** of the surface area of all exterior walls is affected **within a five-year period, and such work does not (a) constitute a distinct hazard or danger to life or property or (b) cause the building, structure, or premises to become unsafe.**
4. The reconstruction, replacement, alteration, or repair of the exterior *roof covering* of an existing building, when less than **twenty-five (25) percent** of the surface area of the exterior *roof covering* or an attachment thereto is affected **within a five-year period, and such work does not (a) constitute a distinct hazard or danger to life or property or (b) cause the building, structure, or premises to become unsafe.**

5. Alterations or repairs to the exterior of an existing structure, or an attachment to it, when less than twenty-five **(25)** percent of the exterior of the structure is affected by the alteration or repair **within a five-year period, and such work does not (a) constitute a distinct hazard or danger to life or property or (b) cause the building, structure, or premises to become unsafe.**
 6. Painting, staining and similar maintenance or restorative work.
 7. One-story detached accessory, nonhabitable structures, such as tool and storage sheds, playhouses and similar uses, provided that the floor area does not exceed 120 square feet and the structure is located greater than or equal to 10 feet from the nearest adjacent occupiable structure.
 8. *Accessory structures* and buildings of an accessory character classified as Utility and Miscellaneous Group U (including Agricultural Structures) located more than 50 feet from a structure containing *occupiable or habitable space*.
 9. Fences located more than 8 feet from a habitable structure **that comply with this code.**
 10. Any thirty-five acre parcel with only one residential structure on it that does not abut a residential or commercial area.
- f. Section 103.1 is hereby amended as follows:
- 103.1 ~~Creation~~ Designation of agency.** The **City Administrator, or designee, for the City of Ouray** ~~[INSERT NAME OF DEPARTMENT]~~ is hereby ~~created~~ **designated** and the official in charge thereof shall be known as the *code official*. The function of the agency shall be the implementation, administration and enforcement of the provisions of this code.
- g. Section 104.2.1 is hereby amended as follows:
- 104.2.1.1 Costs.** A technical opinion and report shall be provided, **at the owner or applicant's sole expense,** without charge to the jurisdiction.
- h. Section 106.1 is hereby amended as follows:

106.1 General. ~~An AHJ~~ The City has the authority to establish fees related to permitting under this code.

- i. Section 202 is hereby amended with the addition of the following:

UNSAFE. An unsafe condition shall be deemed to have been created if the action will cause the existing building or structure to become structurally unsafe or overloaded; will not provide adequate access in compliance with the provisions of this code or will obstruct existing exits or access; will create a fire hazard; will unreasonably increase the risk of fire ignition; will reduce required fire resistance; or will otherwise create conditions dangerous to human life.

WILDLAND-URBAN INTERFACE. That geographical area where structures and other human development meets or intermingles with wildland or vegetative fuels. All property in the corporate limits of the City shall be considered within the wildland-urban interface.

- j. Section 303.3 is hereby amended as follows:

303.3 Applicability of Code Provisions. ~~The requirements of this code shall apply to all parcels located within designated Wildfire Hazard Areas and corresponding fire intensity classifications as identified on the official maps. The level of structure hardening, defensible space, and other mitigation measures required shall correspond to the applicable fire intensity classification—Low, Moderate, or High—as established by the board.~~

~~Structures and parcels identified with low fire intensity classification shall be constructed and maintained in accordance with the provisions for Class 1 structure hardening and site and area requirements.~~

All buildings, Sstructures, and premises ~~and parcels identified with moderate to high fire intensity classifications~~within the City, regardless of the fire intensity classification, shall be constructed and maintained in accordance with the provisions for Class 2 structure hardening and site and area requirements.

- k. Section 401.1 is hereby amended as follows:

401.1 Scope. Exterior design and construction of new buildings and structures within the *wildland-urban interface* areas of Colorado shall be constructed in accordance with this chapter.

Exceptions:

1. Buildings of an accessory character classified as Group U occupancy (including *agricultural buildings*) of any size located at least 50 feet from a structure containing *occupiable* or *habitable space*.
2. One-story detached accessory, nonhabitable structures, such as tool and storage sheds, playhouses and similar uses, provided that the floor area does not exceed 120 square feet and the structure is located greater than or equal to 10 feet from the nearest adjacent occupiable structure.
3. The reconstruction, replacement, alteration, or repair of the exterior walls of an existing building, when less than **twenty-five (25)** percent of the surface area of all exterior walls is affected **within a five-year period, and such work does not (a) constitute a distinct hazard or danger to life or property or (b) cause the building, structure, or premises to become unsafe.**
4. The reconstruction, replacement, alteration, or repair of the exterior *roof covering* of an existing building, when less than **twenty-five (25)** percent of the surface area of the exterior *roof covering* or an attachment thereto is affected **within a five-year period, and such work does not (a) constitute a distinct hazard or danger to life or property or (b) cause the building, structure, or premises to become unsafe.**
5. Alterations or repairs to the exterior of an existing structure, or an attachment to it, when less than twenty-five **(25)** percent of the exterior of the structure is affected by the alteration or repair, **within a five-year period, and such work does not (a) constitute a distinct hazard or danger to life or property or (b) cause the building, structure, or premises to become unsafe.**

6. Additions that do not increase the footprint of a structure by more than 500 square feet within a five-year period, and such work does not (a) constitute a distinct hazard or danger to life or property or (b) cause the building, structure, or premises to become unsafe.

l. Section 501.1 is hereby amended as follows:

501.1 Scope. The provisions of this chapter shall apply to parcels subject to this code.

m. All references to “AHJ” shall be amended to “City.”

* * * *

*Section 7-2 of the Municipal Code is hereby amended with **bold underlined** additions and ~~striketrough~~ deletions as follows:*

7-2 Administration and Enforcement

* * * *

L. For any permit under the OLUC or Building Regulations in Chapter 6 of the Municipal Code, the applicant must submit a wildfire mitigation plan that demonstrates compliance with the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code. The City shall not issue a certificate of occupancy or certificate of completion until the applicant has implemented, and the City has approved, the wildfire mitigation plan.

* * * *

*Section 7-5 of the Municipal Code is hereby amended with **bold underlined** additions and ~~striketrough~~ deletions as follows:*

7-5 Development Review Procedures

* * * *

C. Development Review Procedures

* * * *

2. *Application.*

- a. *Application Requirements.* A uniform application is used for every process under this code. However, additional information may be required at each level of a multi-level application such as a subdivision. Every application under this code shall include, or be accompanied by, the following information, unless waived by the Administrator:
- i. The name, mailing address, and telephone number(s) of the applicant for the permit.
 - ii. The owner(s) of the property upon which the improvement or use is to take place.
 - iii. Any agents authorized to act on behalf of the owner or the applicant.
 - iv. Any contractor retained or to be retained to accomplish any portion of the improvement.
 - v. Proof of ownership of the property in question and concurrence in the purpose of the application by the owner.
 - vi. Legal description of the property in question, to include:
 - A. Legal address;
 - B. Account number; or
 - C. Other recorded identifying parcel number.
 - vii. Current zoning classification of the parcel.
 - viii. A copy of a certified survey plat may be required or a sketch plan which shows the relative location of existing and proposed improvements, buildings, structures, roads, driveways, slope, parking, ditches, utilities, fences, and other significant features present on the site.
 - ix. A written description of the nature of the improvement planned, if any.
 - x. Architect or engineer drawings, floor plans, and diagrams as may be required by the Administrator.

- xi. Proof that a request for a driveway permit has been submitted to the Colorado Department of Transportation, if a new access road or driveway to the property intersects with the state highway.

xii. A wildfire mitigation plan that demonstrates compliance with the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code. The City shall not issue a certificate of occupancy or certificate of completion until the applicant has implemented, and the City has approved, the wildfire mitigation plan.

* * * *

D. Specific Procedures and Approval Criteria

* * * *

2. Site Development Permits.

a. The purpose of this subsection [D-2](#) is to establish site development standards applicable to site permits. All development subject to this subsection shall comply with the standards of this subsection and with the City's construction standards. Site planning is required to ensure that all sites within the community are designed, arranged, and developed in a safe, consistent, and efficient manner. The arrangement of functions, uses and improvements should reflect the natural capabilities and limitations of the site, as well as the characteristics and limitations of the adjacent property or properties. These standards are developed so every project consistently adheres to the same standards. **Prior to approval of a permit under this section, the applicant must submit a wildfire mitigation plan that demonstrates compliance with the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code.**

* * * *

*Section 7-7 of the Municipal Code is hereby amended with **bold underlined** additions and ~~strikethrough~~ deletions as follows:*

7-7 Use Regulations

* * * *

C. *Manufactured Home and Recreation Vehicle (RV) Park Standards*

* * * *

2. *Manufactured Home Park Design Requirements.*

- a. Manufactured home parks may be located only where allowed by City zoning regulations and shall be a minimum of two (2) acres.
- b. All manufactured home parks shall, as a minimum, comply with the regulations for manufactured home parks issued by the State of Colorado, **the Colorado Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code**, and the requirements of this subsection C-2. In the event of any conflict between the State regulations and the requirements of this subsection C-2 or other ordinances and regulations of the City, those regulations, which are more stringent, shall apply.
- c. Each space may have only one (1) manufactured or mobile home located on it and shall comply with the dimensional requirements of this subsection C-2. All spaces shall be adequately identified by a number or letter.
- d. Minimum space area shall be 2,500 square feet.
- e. Minimum setbacks within each space:
 - i. Front setback shall be 12 feet;
 - ii. Rear setback shall be 8 feet;
 - iii. Side on Corner Space setback shall be 7.5 feet;
 - iv. Side setback shall be 5 feet.
- f. **Unless otherwise required under the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code, a**Accessory structures which are not attached to the manufactured home are not subject to the rear and side yard setbacks but shall be set back a minimum of two (2) feet. **All accessory structures located less than ten (10) feet from the primary structure shall**

be subject to the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code.

* * * *

F. *Accessory Dwelling Units (ADUs)*

1. Dwelling units which meet the criteria of this subsection F may be allowed as an accessory use to a principal residential unit in the R-1, R-2, C-1 and C-2 districts; provided, that the dwelling units conform to the applicable requirements of said Districts.

2. The accessory dwelling unit must be constructed in accordance with applicable requirements of Code adopted by the City pursuant to Chapter 6, including the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code. It may be attached to or detached from the principal residential unit. Applicable dimensional requirements for a single-family dwelling as set out in Table 7-8-A must be met for the premises.

* * * *

*Section 7-8 of the Municipal Code is hereby amended with **bold underlined** additions and ~~strikethrough~~ deletions as follows:*

7-8 Dimensional Requirements and Development Standards

F. *Landscaping*

A Landscape Plan shall be completed for any new development project requiring a site development permit and detail the site showing all natural and manmade features of the site. Proposed landscaping shall be shown on the site development plan or on a separate landscaping plan and must include the following:

- a. Existing and proposed landscaping features should be identified as to location, common name, botanical name, and size.
- b. Fences, walls, terraces, paving, berms, and all other manmade structures shall be identified as to location, materials and height.
- c. A minimum of one tree per 2,000 square feet of gross lot area, except in the C-1 District between 3rd and 10th Avenues, shall be provided.

d. Trees shall have a minimum caliper of 1-1/2" for deciduous and five-foot minimum height for coniferous species. Trees should be located so that they will not infringe on solar access and views of adjoining properties or block vehicular sight lines to public streets.

e. Retention of existing trees and ground cover on the property is encouraged. These will be counted towards the minimum standards.

f. Xeriscape landscaping and drip irrigation are encouraged. If irrigation is proposed, water line and plumbing details must be included on site development plans and building permit plans.

g. Landscaping of public rights-of-way may extend to the curb line of adjacent City-owned right-of-way consistent with a permit pursuant to Chapter [13](#).

h. Notwithstanding the foregoing, the Landscape Plan must comply with the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code.

* * * *

K. Wildfire Mitigation Plan

For any permit issued under this chapter, the applicant must submit a wildfire mitigation plan in accordance with the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code. The City shall not issue a certificate of occupancy or certificate of completion until the applicant has implemented, and the City has approved, the wildfire mitigation plan.

* * * *

*Section 13-11 of the Municipal Code is hereby amended with **bold underlined** additions and ~~strikethrough~~ deletions as follows:*

13-11 Trees, Shrubs, and Bushes

A. Care of Trees on City-Owned Property

1. It shall be unlawful to remove any tree on City-owned property unless the City has approved of the proposed removal.

2. It shall be unlawful for any person other than a public utility, the owner or party in lawful possession of abutting property, a licensed tree trimmer, or City employees or agents to remove, trim, or treat City-owned trees.

3. All trimming, treatment, or removal of City-owned trees shall be done in compliance with the City's tree care specifications.

4. The City reserves the rights to plant, prune, maintain, remove, treat, or trim all trees, bushes or shrubs, and other plantings located upon all City-owned property, including street rights of way. However, it shall be the responsibility of the owner of property abutting trees located on street rights of way to maintain the trees so that they do not become a nuisance as defined in subsection [C](#), below.

B. *City Tree Care Specifications*

1. City Council may adopt tree care specifications and any other regulations necessary to implement the provisions of this Chapter.

2. It shall be unlawful for any person to top any City-owned tree by severe cutting back of the limbs to stubs larger than three inches (3") in diameter within the tree's crown to such a degree as to remove the normal canopy and disfigure the tree, unless the City specifically authorizes such topping due to special circumstances such as storm damage or obstruction of utility lines which make normal trimming impractical; **or to comply with the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code.**

C. *Nuisances Created by Trees, Shrubs, and Bushes*

1. The following are hereby declared to be a nuisance:

a. Any tree, shrub, or bush upon public or private property which obstructs the proper view of traffic control devices or signs, or unreasonably obstructs the view from vehicles or by pedestrians of traffic at intersections, or which obstructs vehicular or pedestrian traffic.

b. Any tree, shrub, or bush upon public or private property with dead, diseased, or decaying limbs which create a safety hazard to persons or property.

- c. Any dead or decaying shrub, bush, or tree upon public or private property which harbors insects or is diseased, which could cause the infestation or infection of other trees or plantings within the City.

D. Conflict of Provisions

In the case of any conflict between this Section and the Wildfire Resiliency Code, as set forth in Section 6-16 of the Municipal Code, the strictest standard shall apply.



COLORADO
Wildfire
Resiliency
Code Board

2025

Colorado Wildfire Resiliency Code

01 June 2025



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Attributions

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Table of Contents

Chapter 1 - Scope and Administration.....	5
PART 1 GENERAL PROVISIONS.....	5
SECTION 101 SCOPE AND GENERAL REQUIREMENTS.....	5
SECTION 102—APPLICABILITY.....	7
PART 2—ADMINISTRATION AND ENFORCEMENT.....	9
SECTION 103—CODE COMPLIANCE AGENCY.....	9
SECTION 104—DUTIES AND POWERS OF THE CODE OFFICIAL.....	9
SECTION 105—TEMPORARY USES, EQUIPMENT AND SYSTEMS.....	13
SECTION 106—FEES.....	14
SECTION 107—STOP WORK ORDER.....	14
Chapter 2 - Definitions.....	15
SECTION 201 GENERAL.....	15
SECTION 202 DEFINITIONS.....	15
Chapter 3 - Wildfire Hazard Identification.....	19
SECTION 301 GENERAL.....	19
SECTION 302 WILDLAND-URBAN INTERFACE AREA DESIGNATIONS.....	19
SECTION 303 MAPPING AND APPLICABILITY.....	19
SECTION 304 GROUND-TRUTHING.....	21
Chapter 4- Structure Hardening.....	23
SECTION 401 GENERAL.....	23
SECTION 402 BUILDING MATERIAL.....	23
SECTION 403 CLASS 1 STRUCTURE HARDENING.....	25
SECTION 404 CLASS 2 STRUCTURE HARDENING.....	26
Chapter 5- Site and Area Requirements.....	29
SECTION 501 GENERAL.....	29
SECTION 502 CLASS 1 REQUIREMENTS.....	29
SECTION 503 CLASS 2 REQUIREMENTS.....	30
Appendix A: PERMITS.....	33
Appendix B: CONSTRUCTION DOCUMENTS.....	36
Appendix C: INSPECTION AND ENFORCEMENT.....	38



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Chapter 1 - Scope and Administration

PART 1 GENERAL PROVISIONS

SECTION 101 SCOPE AND GENERAL REQUIREMENTS

101.1 Title. These regulations shall be known as the Colorado Wildfire Resiliency Code as adopted by [NAME OF JURISDICTION], hereinafter referred to as “this code.”

101.2 Scope. The provisions of this code shall apply to the construction, alteration, movement, repair, maintenance and use of any building, structure or premises that contain *occupiable* and/or *habitable space*, or change in use resulting in an occupiable and/or habitable space, unless excepted, within the *wildland-urban interface* areas of Colorado, as designated in this code.

Buildings or conditions in existence at the time of the adoption of this code are allowed to have their use or occupancy continued, if such condition, use or occupancy was legal at the time of the adoption of this code, provided that such continued use does not constitute a distinct danger to life or property.

Buildings or structures moved into or within the jurisdiction shall comply with the provisions of this code for new buildings or structures.

101.2.1 Appendices. Provisions in the appendices shall not apply unless specifically adopted.

101.2.2 Factory-Built Structures (nonresidential, residential, and tiny homes). Structure hardening provisions of this code for factory-built structures as defined by sections 24-32-3302(9), (10), (11), and (35), C.R.S., are in accordance with Rules adopted by the Division of Housing in 8 CCR 1302-1, Rule 2 Codes and Standards.

101.2.3 HUD Code Homes. Homes built to the HUD Manufactured Home Construction and Safety Standards are exempt from structure hardening requirements on their first installation. Homes built to the HUD Manufactured Home Construction and Safety Standards which are moved into an applicable Wildfire Resiliency code area are subject to the provisions of this code as required by the authority having jurisdiction.

101.3 Purpose. The purpose of this code is to establish minimum regulations for the safeguarding of life and for property protection. Regulations in this code are intended to mitigate the risk to life and structures from intrusion of fire from wildland fire exposures and fire exposures from adjacent structures and to mitigate structure fires from spreading to wildland fuels. The extent of this regulation is intended to be tiered commensurate with the relative level of hazard present.

The unrestricted use of property in *wildland-urban interface* areas is a potential threat to life and property from fire and resulting erosion. Safeguards to prevent the occurrence of fires and to



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provide adequate fire protection facilities to control the spread of fire in *wildland-urban interface* areas shall be in accordance with this code.

This code shall supplement the jurisdiction's building and fire codes, if such codes have been adopted, to provide for special regulations to mitigate the fire- and life-safety hazards of the *wildland-urban interface* areas.

101.4 Retroactivity. The provisions of the code shall apply to conditions arising after the adoption thereof, conditions not legally in existence at the adoption of this code and conditions that, in the opinion of the *code official*, constitute a distinct hazard to life or property.

Exception: Provisions of this code that specifically apply to existing conditions are retroactive.

101.5 Additions or alterations. Additions or alterations shall be permitted to be made to any building or structure without requiring the existing building or structure to comply with all of the requirements of this code, provided that, when the work increases the footprint of the existing structure by 500 square feet or greater, the addition or alteration conforms to that required for a new building or structure.

Exception: Provisions of this code that specifically apply to existing conditions are retroactive.

Additions or alterations shall not be made to an existing building or structure that will cause the existing building or structure to be in violation of any of the provisions of this code nor shall such additions or alterations cause the existing building or structure to become unsafe. An unsafe condition shall be deemed to have been created if an addition or alteration will cause the existing building or structure to become structurally unsafe or overloaded; will not provide adequate access in compliance with the provisions of this code or will obstruct existing exits or access; will create a fire hazard; will reduce required fire resistance or will otherwise create conditions dangerous to human life.

101.6 Roof coverings. The *roof covering* on buildings or structures in existence prior to adoption of this code that are replaced or have 25 percent or more of the surface area of the roof replaced, or where work to reconstruct, alter, or repair the *roof covering* effectively replaces such material, shall require the entirety of the *roof covering* to be replaced with a *roof covering* required for new construction specified in Sections 403.2 through 403.2.2.

Exception: Existing *roof coverings* that are compliant with Section 403.2.

101.7 Exterior walls. The exterior walls of building or structures in existence prior to adoption of this code where 25 percent or more of the total exterior wall surface area is replaced, or where work to reconstruct, alter or repair the exterior walls effectively replaces the exterior wall material, shall require the entirety of the exterior wall surface area, including attachments, to be replaced with materials required for new construction specified in Section 404.3 through 404.3.2



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Department of Public Safety

and the immediate zone within 5 feet of the structure shall be made to comply with Section 503.1.

Exception: Existing exterior walls that are compliant with Section 404.3.

101.8 Maintenance. Buildings, structures, landscape materials, vegetation, *defensible space* or other devices or safeguards required by this code shall be maintained in conformance to the code edition under which installed. The owner or the owner's authorized agent shall be responsible for the maintenance of buildings, structures, landscape materials and vegetation.

SECTION 102—APPLICABILITY

102.1 General. Where there is a conflict between a general requirement and a specific requirement, the specific requirement shall govern. Where, in any specific case, different sections of this code, or any other adopted code, specify different materials, methods of construction or other requirements, the most restrictive shall govern.

102.2 Other laws. The provisions of this code shall not be deemed to nullify any provisions of local, state or federal law.

102.3 Application of references. References to chapter or section numbers, or to provisions not specifically identified by number, shall be construed to refer to such chapter, section or provision of this code.

102.4 Referenced codes and standards. The codes and standards referenced in this code are listed throughout this code. Such codes and standards shall be considered as part of the requirements of this code to the prescribed extent of each such reference and as further regulated in Sections 102.4.1 and 102.4.2.

102.4.1 Conflicts. Where conflicts occur between provisions of this code and the referenced codes and standards, the provisions of this code shall govern.

102.4.2 Provisions in referenced codes and standards. Where the extent of the reference to a referenced code or standard includes subject matter that is within the scope of this code, the provisions of this code, as applicable, shall take precedence over the provisions in the referenced standard.

102.5 Subjects not regulated by this code. Where applicable standards or requirements are not set forth in this code, or are contained within other laws, codes, regulations, ordinances or policies adopted by the authority having jurisdiction, compliance with applicable standards of other nationally recognized safety standards, as *approved*, shall be deemed as prima facie evidence of compliance with the intent of this code. Nothing herein shall derogate from the authority of the *code official* to determine compliance with codes or standards for those activities or installations within the code official's jurisdiction or responsibility.

102.6 Matters not provided for. Requirements that are essential for the public safety of an existing or proposed activity, building or structure, or for the safety of the occupants thereof,



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

which are not specifically provided for by this code, shall be determined by the *code official* consistent with the necessity to establish the minimum requirements to safeguard the public health, safety and general welfare.

102.7 Partial invalidity. In the event that any part or provision of this code is held to be illegal or void, this shall not have the effect of making void or illegal any of the other parts or provisions.

102.8 Existing conditions. The legal occupancy or use of any structure or condition existing on the date of adoption of this code shall be permitted to continue without change, except as is specifically covered in this code, the *International Fire Code* or the *International Property Maintenance Code*, or as is deemed necessary by the *code official* for the general safety and welfare of the occupants and the public.

102.9 Historic structures. A variance is authorized to be issued for the repair or rehabilitation of a historic structure or construction of a contributing structure upon a determination that the proposed repair or rehabilitation will not preclude the structure's continued designation as a historic structure, and the variance is the minimum necessary to preserve the historic character and design of the structure, within the spirit of this code.

Exception: Within wildfire hazard areas, historic structures that do not meet one or more of the following designations:

1. Listed or preliminarily determined to be eligible for listing in the National Register of Historic Places.
2. Determined as contributing to the historical significance of a registered historic district or a district preliminarily determined to qualify as an historic district.
3. Designated as historic under a state or local historic preservation program.

102.9.1 Historic preservation exemption. The authority having jurisdiction may establish a historic preservation exemption or exemptions in their jurisdiction that consists of the spirit and intent of this code.

102.10 Work exempt from permit under this code. Exemptions from code requirements shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this code or any other laws or ordinances of the jurisdiction. Compliance with this code shall not be required for the following:

1. Interior alterations of existing structures.
2. Additions that do not increase the footprint of a structure by more than 500 square feet.
3. The reconstruction, replacement, alteration, or repair of the exterior walls of an existing building, when less than 25 percent of the surface area of all exterior walls is affected.
4. The reconstruction, replacement, alteration, or repair of the exterior *roof covering* of an existing building, when less than 25 percent of the surface area of the exterior *roof covering* or an attachment thereto is affected.



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

5. Alterations or repairs to the exterior of an existing structure, or an attachment to it, when less than twenty-five percent of the exterior of the structure is affected by the alteration or repair.
6. Painting, staining and similar maintenance or restorative work.
7. One-story detached accessory, nonhabitable structures, such as tool and storage sheds, playhouses and similar uses, provided that the floor area does not exceed 120 square feet and the structure is located greater than or equal to 10 feet from the nearest adjacent occupiable structure.
8. *Accessory structures* and buildings of an accessory character classified as Utility and Miscellaneous Group U (including Agricultural Structures) located more than 50 feet from a structure containing *occupiable* or *habitable space*.
9. Fences located more than 8 feet from a habitable structure.
10. Any thirty-five acre parcel with only one residential structure on it that does not abut a residential or commercial area.

PART 2—ADMINISTRATION AND ENFORCEMENT

SECTION 103—CODE COMPLIANCE AGENCY

103.1 Creation of agency. The [INSERT NAME OF DEPARTMENT] is hereby created and the official in charge thereof shall be known as the *code official*. The function of the agency shall be the implementation, administration and enforcement of the provisions of this code.

103.2 Appointment. The *code official* shall be appointed by the chief appointing authority of the jurisdiction.

103.3 Deputies. In accordance with the prescribed procedures of this jurisdiction and with the concurrence of the appointing authority, the *code official* shall have the authority to appoint a deputy *code official*, other related technical officers, inspectors and other employees. Such employees shall have powers as delegated by the *code official*.

SECTION 104—DUTIES AND POWERS OF THE CODE OFFICIAL

104.1 Powers and duties of the code official. The *code official* is hereby authorized to enforce the provisions of this code.

104.2 Determination of compliance. The *code official* shall have the authority to determine compliance with this code, to render interpretations of this code and to adopt policies and procedures in order to clarify the application of its provisions. Such interpretations, policies and procedures:

1. Shall be in compliance with the intent and purpose of this code.
2. Shall not have the effect of waiving requirements specifically provided for in this code.



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

104.2.1 Technical assistance. To determine compliance with this code, the *code official* is authorized to require the owner, the owner's authorized agent or the person in possession or control of the building or premises to provide a technical opinion and report.

104.2.1.1 Costs. A technical opinion and report shall be provided without charge to the jurisdiction.

104.2.1.2 Preparer qualifications. The technical opinion and report shall be prepared by a qualified engineer, specialist, laboratory or fire safety specialty organization acceptable to the *code official*. The *code official* is authorized to require design submittals to be prepared by, and bear the stamp of, a registered design professional.

104.2.1.3 Content. The technical opinion and report shall analyze the properties of the design, operation or use of the building or premises, the facilities and appurtenances situated thereon and fuel management to identify and propose necessary recommendations.

104.2.1.4 Tests. Where there is insufficient evidence of compliance with the provisions of this code, the *code official* shall have the authority to require tests as evidence of compliance. Test methods shall be as specified in this code or by other recognized test standards. In the absence of recognized test standards, the *code official* shall approve the testing procedures. Such tests shall be performed by a party acceptable to the *code official*.

104.2.2 Alternative materials, design and methods. The provisions of this code are not intended to prevent the installation of any material or to prohibit any design or method of construction not specifically prescribed by this code, provided that any such alternative has been *approved*.

104.2.2.1 Approval authority. An alternative material, design or method shall be *approved* where the *code official* finds that the proposed alternative is satisfactory and complies with Sections 104.2.2.2 through 104.2.2.7, as applicable.

104.2.2.2 Application and disposition. Where required, a request to use an alternative material, design or method of construction shall be submitted in writing to the *code official* for approval. Where the alternative material, design or method of construction is not approved, the *code official* shall respond in writing, stating the reasons the alternative was not approved.

104.2.2.3 Compliance with code intent. An alternative material, design or method of construction shall comply with the intent of the provisions of this code.



104.2.2.4 Equivalency criteria. An alternative material, design or method of construction shall, for the purpose intended, be not less than the equivalent of that prescribed in this code with respect to all of the following, as applicable:

1. Quality.
2. Strength.
3. Effectiveness.
4. Durability.
5. Safety, other than fire safety.
6. Fire safety.

104.2.2.5 Tests. Tests conducted to demonstrate equivalency in support of an alternative material, design or method of construction application shall be of a scale that is sufficient to predict performance of the end use configuration. Tests shall be performed by a party acceptable to the *code official*.

104.2.2.5.1 Fire tests. Tests conducted to demonstrate equivalent fire safety in support of an alternative material, design or method of construction application shall be of a scale that is sufficient to predict fire safety performance of the end use configuration. Tests shall be performed by a party acceptable to the *code official*.

104.2.2.6 Reports. Supporting data, where necessary to assist in the approval of materials or assemblies not specifically provided for in this code, shall comply with Sections 104.2.2.6.1 and 104.2.2.6.2.

104.2.2.6.1 Evaluation reports. Evaluation reports shall be issued by an *approved* agency and use of the evaluation report shall require approval by the *code official* for the installation. The alternate material, design or method of construction and product evaluated shall be within the scope of the *code official's* recognition of the *approved* agency. Criteria used for the evaluation shall be identified within the report and, where required, provided to the *code official*.

104.2.2.6.2 Other reports. Reports not complying with Section 104.2.2.6.1 shall describe criteria, including but not limited to any referenced testing or analysis, used to determine compliance with code intent and justify code equivalence. The report shall be prepared by a qualified engineer, specialist, laboratory or fire safety specialty organization acceptable to the *code official*. The *code official* is authorized to require design submittals to be prepared by, and bear the stamp of, a registered design professional.

104.2.2.7 Peer review. The *code official* is authorized to require submittal of a peer review report in conjunction with a request to use an alternative material, design or

method of construction, prepared by a peer reviewer that is *approved* by the *code official*.

104.2.3 Modifications. Where there are practical difficulties involved in carrying out the provisions of this code, the *code official* shall have the authority to grant modifications for individual cases, provided that the *code official* shall first find that one or more special individual reasons make the strict letter of this code impractical, that the modification is in conformance with the intent and purpose of this code, and that such modification does not lessen health, life and fire safety requirements. The details of the written request and action granting modifications shall be recorded and entered into the files of the code enforcement agency.

104.3 Applications and permits. The *code official* is authorized to receive applications, review construction documents and issue permits for construction regulated by this code, issue permits for operations regulated by this code, inspect the premises for which such permits have been issued and enforce compliance with the provisions of this code.

104.4 Access to Property. For the purpose of inspecting and enforcing the provisions of this code and the terms and conditions of any permit issued under this code, the *code official* is authorized to enter upon private property at reasonable times and upon reasonable notice for the purpose of determining compliance with this code and to evaluate conditions relative to the permit application.

104.4.1 Authorization. The owner or occupant of the property having a permit under this code shall allow the *code official* access to the property to perform the required inspections. If access is denied, the *code official* shall apply to the Court with jurisdiction to seek authority to access the property.

104.5 Identification. The *code official* shall carry proper identification when inspecting structures or premises in the performance of duties under this code.

104.6 Notices and orders. The *code official* shall issue all necessary notices or orders to ensure compliance with this code.

104.7 Official records. The *code official* shall keep official records as required by Sections 104.7.1 through 104.7.5. Such official records shall be retained for not less than 5 years or for as long as the structure or activity to which such records relate remains in existence, unless otherwise provided by other regulations.

104.7.1 Approvals. A record of approvals shall be maintained by the *code official* and shall be available for public inspection during business hours in accordance with applicable laws.

104.7.2 Inspections. The *code official* shall keep a record of each inspection made, including notices and orders issued, showing the findings and disposition of each.



104.7.3 Code alternatives and modifications. Application for alternative materials, design and methods of construction and equipment in accordance with Section 104.2.2; modifications in accordance with Section 104.2.3; and documentation of the final decision of the *code official* for either shall be in writing and shall be retained in the official records.

104.7.4 Tests. The *code official* shall keep a record of tests conducted to comply with Sections 104.2.1.4 and 104.2.2.5.

104.7.5 Fees. The *code official* shall keep a record of fees collected and refunded in accordance with Section 106.

104.8 Liability. The *code official*, member of the board of appeals or employee charged with the enforcement of this code, while acting for the jurisdiction, in good faith and without malice in the discharge of the duties required by this code or other pertinent law or ordinance, shall not thereby be rendered personally liable, either civilly or criminally, and is hereby relieved from all personal liability for any damage accruing to persons or property as a result of an act or by reason of any act or omission in the discharge of official duties.

104.8.1 Legal defense. Any suit or criminal complaint instituted against any officer or employee because of an act performed by that officer or employee in the lawful discharge of duties and under the provisions of this code or other laws or ordinances implemented through the enforcement of this code shall be defended by legal representatives of the jurisdiction until final termination of the proceedings. The *code official* or any subordinate shall not be liable for costs in an action, suit or proceeding that is instituted in pursuance of the provisions of this code.

104.9 Approved materials and equipment. Materials, equipment and devices approved by the *code official* shall be constructed and installed in accordance with such approval.

104.9.1 Materials and equipment reuse. Materials, equipment and devices shall not be reused unless such elements are in good working order and *approved*.

104.10 Other agencies. When requested to do so by the *code official*, other officials of this jurisdiction shall assist and cooperate with the *code official* in the discharge of the duties required by this code.

SECTION 105—TEMPORARY USES, EQUIPMENT AND SYSTEMS

105.1 General. The *code official* is authorized to issue a permit for temporary uses, equipment and systems. Such permits shall be limited as to time of service, but shall not be permitted for more than 180 days. The *code official* is authorized to grant extensions for demonstrated cause.

105.2 Conformance. Temporary uses, equipment and systems shall conform to the requirements of this code as necessary to ensure health, safety and general welfare.



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

105.3 Temporary service utilities. The *code official* is authorized to give permission to temporarily supply service utilities.

105.4 Termination of approval. The *code official* is authorized to terminate such permit for temporary uses, equipment and systems and to order the same to be discontinued.

SECTION 106—FEES

106.1 General. An AHJ has the authority to establish fees.

SECTION 107—STOP WORK ORDER

107.1 Authority. Where the *code official* finds any work regulated by this code being performed in a manner contrary to the provisions of this code or in a dangerous or unsafe manner, the *code official* is authorized to issue a stop work order.

107.2 Issuance. The stop work order shall be in writing and shall be given to the owner of the property, the owner's authorized agent or the person performing the work. Upon issuance of a stop work order, the cited work shall immediately cease. The stop work order shall state the reason for the order and the conditions under which the cited work is authorized to resume.

107.3 Emergencies. Where an emergency exists, the *code official* shall not be required to give a written notice prior to stopping the work.

107.4 Failure to comply. Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to fines established by the authority having jurisdiction.

Chapter 2 - Definitions

SECTION 201 GENERAL

201.1 Scope. Unless otherwise expressly stated, the following words and terms shall, for the purposes of this code, have the meanings shown in this chapter.

201.2 Interchangeability. Words stated in the present tense include the future; words stated in the masculine gender include the feminine and neuter; and the singular number includes the plural and the plural the singular.

201.3 Terms defined in other codes. Where terms are not defined in this code and are defined in other International Codes, such terms shall have the meanings ascribed to them as in those codes.

201.4 Terms not defined. Where terms are not defined through the methods authorized by this section, such terms shall have their ordinarily accepted meanings such as the context implies.

SECTION 202 DEFINITIONS

ACCESSORY STRUCTURE. A building or structure used to shelter or support any material, equipment, chattel or occupancy other than a habitable building.

AGRICULTURAL BUILDING. A structure designed and constructed to house farm implements, hay, grain, poultry, livestock or other horticultural products. This structure shall not be a place of human habitation or a place of employment where agricultural products are processed, treated or packaged, nor shall it be a place used by the public.

APPROVED. Acceptable to the *code official*.

BUILDING. Any structure intended for supporting or sheltering any occupancy.

CLASS A TESTS. Class A Tests are applicable to *roof coverings* that are expected to be effective against severe fire exposure, afford a high degree of fire protection to the *roof deck*, do not slip from position, and are not expected to present a flying brand hazard.

CODE OFFICIAL. The official designated by the jurisdiction to interpret and enforce this code, or the *code official's* authorized representative.

DEFENSIBLE SPACE. An area either natural or man-made, where material capable of allowing a fire to spread unchecked has been treated, cleared or modified to slow the rate and intensity of an advancing wildfire and to create an area for fire suppression operations to occur.



EMBELLISHMENTS. Elements incorporated in design and construction for ornamental or decorative purpose that are not integral to the structure or structural support.

FIRE INTENSITY CLASSIFICATION. The level of fire intensity identified for areas where significant fuel hazards and associated dangerous fire behavior may exist, based upon vegetative fuels, topography, weather conditions, and flame length value.

FIRE-RESISTANCE-RATED CONSTRUCTION. The use of materials and systems in the design and construction of a building or structure to safeguard against the spread of fire within a building or structure and the spread of fire to or from buildings or structures to the *wildland-urban interface* area.

FIRE-RETARDANT-TREATED WOOD. Fire-retardant-treated wood is any wood product that, when impregnated with chemicals by a pressure process or other means during manufacture, shall have, when tested in accordance with ASTM E84 or UL 723, a listed *flame spread index* of 25 or less. The ASTM E84 or UL723 test shall be continued for an additional 20-minute period and the flame front shall not progress more than 10.5 feet beyond the centerline of the burners at any time during the test.

FLAME SPREAD INDEX. A comparative measure, expressed as a dimensionless number, derived from visual measurements of the spread of flame versus time for a material tested in accordance with ASTM E84.

FUEL MODIFICATION. A method of modifying fuel load by reducing the amount of nonfire-resistive vegetation or altering the type of vegetation to reduce the fuel load.

HABITABLE SPACE. A space in a building for living, sleeping, eating or cooking.

HEAVY TIMBER CONSTRUCTION. As described in Section 602.4 of the 2024 *International Building Code*.

HOME IGNITION ZONE. Home Ignition Zone is the home and the area around the home (or structure). The HIZ takes into account both the potential of the structure to ignite and the quality of *defensible space* surrounding it.

IGNITION-RESISTANT BUILDING MATERIAL. A type of building material that resists ignition or sustained flaming combustion sufficiently so as to reduce losses from wildfire exposure of burning embers and small flames.



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

IGNITION-RESISTANT VEGETATION. Plants that are less likely to readily ignite from a flame or other ignition source and produce fewer embers. While they can still be damaged by fire, their foliage and stems don't significantly contribute to the intensity of the fire.

LOG WALL CONSTRUCTION. A type of construction in which exterior walls are constructed of solid wood members and where the smallest horizontal dimension of each solid wood member is not less than 6 inches. Log wall construction shall follow requirements of ICC 400.

MULTILAYERED GLAZED PANELS. Window or door assemblies that consist of two or more independently glazed panels installed parallel to each other, having a sealed air gap in between, within a frame designed to fill completely the window or door opening in which the assembly is intended to be installed.

NONCOMBUSTIBLE. As applied to building construction material means a material that, in the form in which it is used, is either one of the following:

1. Material of which no part will ignite and burn when subjected to fire.
2. Any material conforming to ASTM E136 shall be considered noncombustible within the meaning of this section.
3. For the purposes of this code, fire-rated gypsum board tested in accordance with ASTM C1396 with no less than a 1-hour fire-resistance-rating with fire exposure from the outside only is considered a noncombustible material.

OCCUPIABLE SPACE. A room or enclosed space designed for human occupancy in which individuals congregate for amusement, education or similar purposes or in which occupants are engaged at labor.

ROOF ASSEMBLY. A system designed to provide weather protection and resistance to design loads. The system consists of a *roof covering* and *roof deck* or a single component serving as both the *roof covering* and the *roof deck*. A *roof assembly* can include an underlayment, thermal barrier, ignition barrier, insulation or a vapor retarder.

ROOF COVERING. The covering applied to the *roof deck* for weather resistance, fire classification or appearance.

ROOF DECK. The flat or sloped surface not including its supporting members or vertical supports.

SLOPE. The variation of terrain from the horizontal; the number of feet rise or fall per 100 feet measured horizontally, expressed as a percentage.

STRUCTURE. That which is built or constructed.

STRUCTURE IGNITION ZONE. Structure Ignition Zone is the structure and the area around the structure (or home). The SIZ takes into account both the potential of the structure to ignite and the quality of *defensible space* surrounding it.

TREE CROWN. The primary and secondary branches growing out from the main stem, together with twigs and foliage.

WILDLAND-URBAN INTERFACE. That geographical area where structures and other human development meets or intermingles with wildland or vegetative fuels.

Chapter 3 - Wildfire Hazard Identification

SECTION 301 GENERAL

301.1 Scope. The provisions of this chapter provide methodology to establish and record wildfire hazard based on the findings of fact to be regulated by this code.

301.2 Objective. The objective of this chapter is to provide simple baseline criteria for determining *wildland-urban interface* areas based on the wildfire hazard.

SECTION 302 WILDLAND-URBAN INTERFACE AREA DESIGNATIONS

302.1 Declaration. The AHJ shall declare the *wildland-urban interface* areas within the jurisdiction as defined by this code. The *wildland-urban interface* areas shall be based on the findings of fact.

SECTION 303 MAPPING AND APPLICABILITY

303.1 Mapping of Wildfire Hazard Areas. Wildfire Hazard shall be recorded on official maps. These maps identify areas subject to the provisions of this code and shall be available for public inspection through an accessible online platform and at designated local government offices.

303.1.1 Map. This map shall be based on a combination of factors including, but not limited to, vegetative fuels, topography, local weather patterns, and fire behavior modeling data.

303.1.2 Locally Developed Mapping. The AHJ may develop and adopt local maps designating wildfire hazard and *fire intensity classifications* within its jurisdictional boundaries in accordance with Sections 303.1 through 303.3.

303.2 Fire Intensity Classification. *Fire Intensity Classification* shall be identified on the map in accordance with Section 303.1. *Fire Intensity Classification* is determined by expected wildfire behavior, including flame length and suppression difficulty and is separated into three levels: low, moderate, and high. The identified *fire intensity classification* establishes code requirements for construction and mitigation.

303.2.1 Low Fire Intensity Classification. *Low Fire Intensity Classification* is identified in areas with light to medium surface fuels, such as grasses, shrubs, and scattered low-density vegetation. These fuels are often discontinuous, which limits flame propagation but can sustain burning under moderate weather conditions. Fires in this class may occur on gentle to moderate *slopes*, where topography begins to influence the rate of spread. Although flame lengths remain relatively small—typically less than two feet—limited spotting may occur, especially with wind. Trained firefighters with protective equipment and standard hand tools can usually suppress these fires through



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

direct attack, particularly on *slopes* under 30 percent. Mechanized equipment is typically unnecessary.

Key Characteristics Include:

1. **Fuels:** Light to medium surface fuels, including grasses, shrubs, and scattered vegetation (e.g., WNL, USL fuel types).
2. **Flame Length:** Less than 2 feet.
3. **Rate of Spread:** Low, increasing with *slopes* over 20 percent.
4. **Spotting:** Very short-range spotting is possible under windy conditions.
5. **Terrain Influence:** More active fire behavior on moderate *slopes* (20 to 30 percent).
6. **Suppression Difficulty:** Easily suppressed by trained firefighters using basic protective gear and hand tools. Direct attack is effective, and mechanized support is rarely needed.

303.2.2 Moderate Fire Intensity Classification. *Moderate Fire Intensity Classification* is identified in areas with moderate to heavy fuel loads, such as dense shrubs, small trees, and accumulated ground fuels. Fires in this class present continuous horizontal and vertical fuel arrangements, allowing flames to reach up to 8 feet in length. Fire behavior is notably influenced by moderate to steep *slopes*, often accelerating the spread. Short-range spotting becomes more common, complicating suppression efforts. Ground crews typically require mechanized support, such as engines and dozers, to establish control lines. Aircraft assistance may be necessary, particularly in inaccessible terrain. There is a significant increase in the potential for property damage and risk to life, especially in *wildland-urban interface* areas.

Key Characteristics Include:

1. **Fuels:** Moderate to heavy fuels, including dense shrublands, small trees, timber litter, and canopy fuels (e.g., USH, UIH fuel types).
2. **Flame Length:** Up to 8 feet.
3. **Rate of Spread:** Moderate to high, increasing significantly on *slopes* over 30 percent.
4. **Spotting:** Short-range spotting is common.
5. **Terrain Influence:** Steep *slopes* (30 percent or greater) increase fire spread and intensity.
6. **Suppression Difficulty:** Challenging for ground crews without support from engines, dozers, or aircraft. Dozers and plows are generally effective on moderate terrain.

303.2.3 High Fire Intensity Classification. *High Fire Intensity Classification* is identified in areas with heavy, continuous fuel loads, such as dense forest canopies, thick



understory growth, and heavy dead/downed material. Fires in this class frequently occur on steep *slopes*, often exceeding 40 percent, where topography dramatically increases the rate of spread and severity. Flame lengths can exceed 30 feet, and both short- and medium-range spotting are common, particularly in windy conditions. Direct suppression by ground crews is typically ineffective, requiring indirect attack strategies, such as backburns and aerial retardant drops. Fires in this class pose extreme risk to life, property, and firefighter safety, especially in rugged or remote areas.

Key Characteristics Include:

1. **Fuels:** Heavy fuels, including dense forests, urban core areas with heavy fuel loads, and canopy-dominated regions (e.g., WNH, USH, UCH fuel types).
2. **Flame Length:** Up to 30 feet or more.
3. **Rate of Spread:** Rapid, especially on *slopes* greater than 40 percent.
4. **Spotting:** Short-range spotting is common; medium-range spotting is possible under windy conditions.
5. **Terrain Influence:** *Slopes* over 40 percent amplify intensity and spread, creating dangerous conditions for suppression.
6. **Suppression Difficulty:** Direct attack by ground forces and dozers is generally ineffective. Indirect strategies (backburning, aerial support) are often necessary.

These fires present significant danger to life, property, and responder safety.

303.3 Applicability of Code Provisions. The requirements of this code shall apply to all parcels located within designated Wildfire Hazard Areas and corresponding *fire intensity classifications* as identified on the official maps. The level of structure hardening, *defensible space*, and other mitigation measures required shall correspond to the applicable *fire intensity classification*—Low, Moderate, or High—as established by the board.

Structures and parcels identified with low *fire intensity classification* shall be constructed and maintained in accordance with the provisions for Class 1 structure hardening and site and area requirements.

Structures and parcels identified with moderate to high *fire intensity classifications* shall be constructed and maintained in accordance with the provisions for Class 2 structure hardening and site and area requirements.

SECTION 304 GROUND-TRUTHING

304.1 Purpose. This section establishes a process for owners or the owners authorized representative to request a ground-truthing review of their property's Wildfire Hazard or *fire intensity classification* as identified on state or locally adopted maps. The intent is to provide an opportunity to verify that mapping accurately reflects current, site-specific conditions.



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

304.2 Determination of Fire Intensity Classification and Code Requirements. As determined by the *code official*, the *fire intensity classification* and associated requirements shall be based on a review of the vegetative fuels on the parcel and within 300' of the parcel boundary, topography, local weather patterns, and fire behavior modeling data and in accordance with the following *fire intensity classifications*:

304.2.1 Low *Fire Intensity Classification* in accordance with Section 303.2.1

304.2.2 Moderate *Fire Intensity Classification* in accordance with Section 303.2.2

304.2.3 High *Fire Intensity Classification* in accordance with Section 303.2.3

This determination shall be made based on existing conditions or conditions that have been established by a development plan approved by the local jurisdiction. Technical documentation shall be submitted in support of such request by a qualified wildfire professional and in accordance with Section 104.2.



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

Chapter 4- Structure Hardening

SECTION 401 GENERAL

401.1 Scope. Exterior design and construction of new buildings and structures within the *wildland-urban interface* areas of Colorado shall be constructed in accordance with this chapter.

Exceptions:

1. Buildings of an accessory character classified as Group U occupancy (including *agricultural buildings*) of any size located at least 50 feet from a structure containing *occupiable* or *habitable space*.
2. One-story detached accessory, nonhabitable structures, such as tool and storage sheds, playhouses and similar uses, provided that the floor area does not exceed 120 square feet and the structure is located greater than or equal to 10 feet from the nearest adjacent occupiable structure.
3. The reconstruction, replacement, alteration, or repair of the exterior walls of an existing building, when less than 25 percent of the surface area of all exterior walls is affected.
4. The reconstruction, replacement, alteration, or repair of the exterior *roof covering* of an existing building, when less than 25 percent of the surface area of the exterior *roof covering* or an attachment thereto is affected.
5. Alterations or repairs to the exterior of an existing structure, or an attachment to it, when less than twenty-five percent of the exterior of the structure is affected by the alteration or repair.
6. Additions that do not increase the footprint of a structure by more than 500 square feet.

SECTION 402 BUILDING MATERIAL

402.1 Building material. Building materials shall comply with any one of the requirements in Section 402.2 through 402.4.

402.2 Noncombustible material. *Noncombustible* material shall comply with the definition of *noncombustible* materials in Section 202.

402.3 Fire-retardant-treated wood. *Fire-retardant-treated wood* shall be identified for exterior use and shall meet the requirements of Section 2303.2 of the 2024 *International Building Code*.

402.4 Ignition-resistant building material. Material shall be tested on the front and back faces in accordance with the extended ASTM E84 or UL 723 test, for a total test period of 30 minutes, or with the ASTM E2768 test. The materials shall bear identification showing the fire test results. Panel products shall be tested with a ripped or cut longitudinal gap of 1/8 inch. The materials, when tested in accordance with the test procedures set forth in ASTM E84 or UL 723



for a test period of 30 minutes, or with ASTM E2768, shall comply with Sections 402.4.1 through 402.4.3.3. Materials or products which melt, drip or delaminate to the extent that the flame front is interrupted are not permitted.

Exception: Materials composed of a combustible core and a noncombustible exterior covering made from either aluminum at a minimum 0.019 inch thickness or corrosion-resistant steel at a minimum 0.0149 inch thickness shall not be required to be tested with a ripped or cut longitudinal gap.

402.4.1 Flame spread. The material shall exhibit a *flame spread index* not exceeding 25.

402.4.2 Flame front. The material shall exhibit a flame front that does not progress more than 10 feet 6 inches beyond the centerline of the burner at any time during the test.

402.4.3 Weathering. *Ignition-resistant building materials* shall maintain their performance in accordance with this section under conditions of use. The materials shall meet the performance requirements for weathering (including exposure to temperature, moisture and ultraviolet radiation) contained in Sections 402.4.3.1 through 402.4.3.3, as applicable to the materials and conditions of use.

402.4.3.1 Evaluation requirements for weathering. Fire-retardant-treated wood, wood-plastic composite materials and plastic lumber materials shall be evaluated after weathering in accordance with Method A “Test Method for Accelerated Weathering of Fire-Retardant-Treated Wood for Fire Testing” in ASTM D2898.

402.4.3.2 Wood-plastic composite materials. Wood-plastic composite materials shall also demonstrate acceptable fire performance after weathering by the following procedure: first testing in accordance with ASTM E1354 at an incident heat flux of 50 kW/m² in the horizontal orientation, then weathering in accordance with ASTM D7032 and then retesting in accordance with ASTM E1354 and exhibiting an increase of no more than 10 percent in peak rate of heat release when compared to the peak heat release rate of the nonweathered material.

402.4.3.3 Plastic lumber materials. Plastic lumber materials shall also demonstrate acceptable fire performance after weathering by the following procedure: first testing in accordance with ASTM E1354 at an incident heat flux of 50 kW/m² in the horizontal orientation, then weathering in accordance with ASTM D6662 and then retesting in accordance with ASTM E1354 and exhibiting an increase of no more than 10 percent in peak rate of heat release when compared to the peak heat release rate of the nonweathered material.



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

SECTION 403 CLASS 1 STRUCTURE HARDENING

403.1 General. Class 1 structure hardening shall be in accordance with Sections 403.2 through 403.4.2 and shall apply to buildings and structures hereafter constructed, modified or relocated into or within areas of the *wildland-urban interface* having a low fire hazard severity.

403.2 Roofing. Roofs shall have a *roof covering* or *roof assembly* classified as Class A when tested in accordance with ASTM E108 or UL 790.

403.2.1 Flame and ember protection of roofs. For roof assemblies where the roof covering profile creates a space between the roof covering and roof deck, the space shall resist the entry of flames and embers by one or more of the following methods:

1. Firestopping with noncombustible material of the space between the roof covering and the roof deck.
2. Installation of one layer of cap sheet complying with ASTM D3909 over the combustible roof deck.
3. Installation of a listed Class A classified roof assembly.

403.2.2 Roof valley flashings. Valley flashings shall be not less than 0.019 inch (No. 26 galvanized sheet gage) corrosion-resistant metal installed over a minimum 36-inch-wide underlayment consisting of one layer of cap sheet complying with ASTM D3909 running the full length of the valley.

403.3 Gutters and downspouts. Gutters and downspouts shall be constructed of *noncombustible* material.

403.4 Ventilation Openings. Ventilation openings for enclosed attics, enclosed rafter spaces, and underfloor spaces shall be in accordance with Section 403.4.1 or Section 403.4.2 as applicable.

403.4.1 Performance Requirements. Ventilation openings shall be fully covered with listed vents, tested in accordance with ASTM E2886, to demonstrate compliance with all the following requirements:

1. There shall be no flaming ignition of the cotton material during the Ember Intrusion Test.
2. There shall be no flaming ignition during the Integrity Test portion of the Flame Intrusion Test.
3. The maximum temperature of the unexposed side of the vent shall not exceed 662°F (350°C).

403.4.2 Prescriptive Requirements. Ventilation openings for enclosed attics, enclosed rafter spaces, and underfloor spaces shall be covered with *noncombustible* 404.3 corrosion-resistant mesh with openings not to exceed 1/8-inch.



SECTION 404 CLASS 2 STRUCTURE HARDENING

404.1 General. Class 2 structure hardening shall be in accordance with Sections 404.2 through 404.10.1 as well as the provisions of Class 1 structure hardening in Sections 403.2-403.4.2 and shall apply to buildings and structures hereafter constructed, modified or relocated into or within areas of the *wildland-urban interface* having a moderate or high fire hazard severity. See also Sections 101.6-101.7.

404.2 Protection of eaves. Eaves and soffits shall be protected on the exposed underside by *noncombustible material, ignition-resistant materials*, or by materials approved for not less than 1-hour *fire-resistance-rated construction, 5/8-inch Type X drywall*, 2-inch nominal dimension lumber, or 1 inch nominal *fire-retardant-treated wood* or 3/4 inch nominal fire-retardant-treated plywood, identified for exterior use and meeting the requirements of Section 2303.2 of the 2024 *International Building Code*. Fascias are required and shall be protected on the backside by *noncombustible material, ignition-resistant materials*, or by materials approved for not less than 1-hour *fire-resistance-rated construction, 5/8-inch Type X drywall*, or 2-inch nominal dimension lumber.

404.3 Exterior Walls. Exterior walls of buildings or structures shall be constructed with one of the following methods:

1. Exterior wall assemblies with a minimum of 1-hour fire-resistance rating, rated for exposure on the exterior side.
2. *Approved noncombustible materials.*
3. *Heavy timber or log wall construction.*
4. *Noncombustible materials* complying with Section 402.2 on the exterior side.
5. *Fire-retardant treated wood* complying with Section 402.3 on the exterior side. The *fire-retardant-treated wood* shall be labeled for exterior use and meet the requirements of Section 2303.2 of the 2024 *International Building Code*.
6. Ignition-resistant materials complying with Section 402.4 on the exterior side.

Such material shall extend from the top of the foundation to the underside of the eave or the underside of the roof sheathing.

Exceptions:

1. Exterior wall *embellishments* and architectural trim (exclusive of trim on exterior windows and doors) not to exceed 5 percent of the square footage of the exterior wall.
2. Roof or wall top cornice projections and similar assemblies.
3. Solid wood rafter tails and solid wood blocking installed between rafters having minimum dimension 2 inch nominal.

404.3.1 Exterior Wall Coverings. Exterior wall coverings shall be limited to the following:

1. *Noncombustible materials.*
2. *Fire-retardant-treated wood.*
3. *Ignition-resistant building materials.*



Exception: Where options 1 or 2 in section 404.3 are used, vinyl siding may be used as an exterior covering.

404.3.2 Flashing. A minimum of 6 inches of metal flashing or *noncombustible* material applied vertically between the wall sheathing and the exterior cladding shall be installed at the ground, decking, and roof intersections.

Combustible sheathing products exposed by the gap created at the base of the exterior walls, posts, or columns must be protected with *noncombustible material* or *ignition-resistant building materials* while still permitting drainage and moisture control from behind exterior cladding.

404.4 Underfloor enclosure. Buildings or structures shall have underfloor areas enclosed to the ground or comply with exterior walls in accordance with Section 404.3.

404.5 Decking. Unenclosed decks shall have the deck walking surface constructed of one of the following:

1. *Approved noncombustible* materials
2. Class A rated material

Exception: Composite decking material with a minimum of Class B rating

3. *Fire-retardant-treated wood* identified for exterior use and meeting the requirements of Section 2303.2 of the 2024 *International Building Code*
4. *Ignition-resistant building materials* in accordance with Section 402.4.

404.6 Appendages and Projections. Appendages and projections shall be constructed in accordance with Section 404.3.

404.7 Exterior Glazing. Exterior windows, window walls and glazed doors, windows within exterior doors, and skylights shall be tempered glass, *multilayered glazed panels*, glass block or have a fire protection rating of not less than 20 minutes.

404.8 Exterior Doors. Exterior doors shall be *approved noncombustible* construction, solid core wood not less than 1 ¾-inches thick, or have a fire protection rating of not less than 20 minutes. Windows within doors and glazed doors shall be in accordance with Section 404.7.

Exception: Vehicle access doors.

404.9 Vehicle Access Door Perimeter Gap. Exterior vehicle access doors shall resist the intrusion of embers from entering by preventing gaps between doors and door openings, at the head, sill, and jamb of doors from exceeding ⅛ inch as approved by the AHJ.

Gaps between doors and door openings shall be controlled by one of the following methods:

1. Weather-stripping products made of materials that: (a) have been tested for tensile strength in accordance with ASTM D638 (Standard Test Method for Tensile Properties of Plastics) after exposure to ASTM G155 (Standard Practice for Operating Xenon Arc Light Apparatus for Exposure of Non-Metallic Materials) for a period of 2,000 hours, when the maximum allowable difference in tensile strength values between exposed and



non-exposed samples does not exceed 10 percent; and (b) exhibit a V-2 or better flammability rating when tested to UL 94 (Standards for Tests for Flammability of Plastic Materials for Parts in Devices and Appliances).

2. Door overlaps onto jambs and headers.
3. Garage door jambs and headers covered with metal flashing.

404.10 Detached Accessory Structures. Detached *accessory structures* located less than 50 feet from a building containing *habitable* or *occupiable space* shall have exterior walls constructed in accordance with Section 404.3 through 404.3.2.

404.10.1 Underfloor areas. Where the detached structure is located and constructed so that the structure or any portion thereof projects over a descending *slope* surface greater than 10 percent, the area below the structure shall have underfloor areas enclosed to within 6 inches of the ground, with exterior wall construction in accordance with Section 404.3 or underfloor protection in accordance with Section 404.4 or with 1/8-inch metal corrosion-resistant screen with a hardened zone within 5 feet.

Exception: The enclosure shall not be required where the underside of exposed floors and exposed structural columns, beams and supporting walls are protected as required for exterior 1-hour *fire-resistance-rated construction*, *heavy timber construction*, *noncombustible* materials on the exterior side, or *fire-retardant-treated wood* on the exterior side. The *fire-retardant-treated wood* shall be labeled for exterior use and meet the requirements of Section 2303.2 of the 2024 *International Building Code*.



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

Chapter 5- Site and Area Requirements

SECTION 501 GENERAL

501.1 Scope. The provisions of this chapter shall apply to parcels subject to this code.

501.2 Reference. As needed, the *code official* shall refer to the Home Ignition Zone (HIZ) Guide as developed by the Colorado State Forest Service.

Where conflicts occur between provisions of this code and the HIZ Guide, the provisions of this code shall govern. The provisions of this code, as applicable, shall take precedence over the provisions in the referenced standard.

SECTION 502 CLASS 1 REQUIREMENTS

502.1 Structure Ignition Zone 1 (0-5 feet): Immediate Zone

502.1.1 Objective. This zone is designed to reduce or eliminate ember ignition and direct flame contact with the structure, decks, stairs, and attachments.

502.1.2 Materials. Use *noncombustible*, hard surface materials in this zone, such as rock, gravel, sand, concrete, bare earth or stone/concrete pavers.

Exception: Ignition-resistant plantings, per an approved list by the AHJ that is not less than that created by the Colorado State Forest Service, are allowed in the Immediate Zone.

502.1.3 Plantings. Remove all plantings including shrubs, slash, combustible mulch and other woody debris, with the exception of ignition-resistant vegetation.

502.1.4 Trees. There shall be no planting of new trees in the immediate zone. Mature trees of no less than 10-inch diameter at 4.5 feet above ground level may be maintained.

Tree crowns extending to within 10 feet of any structure shall be pruned to maintain a minimum clearance of 10 feet.

Prune tree branches to a height of 6-10 feet from the ground or a third of the total height of the tree, whichever is less.

502.2 Site Signage

502.2.1 Marking of roads. *Approved* signs or other *approved* notices shall be provided and maintained for access roads and driveways to identify such roads and prohibit the obstruction thereof.

502.2.2 Marking of fire protection equipment. Fire protection equipment and fire hydrants shall be clearly identified in a manner *approved* by the *code official* to prevent obstruction.



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Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

502.2.3 Address markers. Buildings shall have a permanently posted address, which shall be placed at each driveway entrance and be visible from both directions of travel along the road. In all cases, the address shall be posted at the beginning of construction and shall be maintained thereafter, and the address shall be visible and legible from the road on which the address is located in a manner *approved* by the *code official*.

502.3 Retaining Walls

502.3.1 Retaining Walls. Retaining walls shall be constructed with either *noncombustible* or ignition-resistant materials when any of the following conditions exist:

1. The retaining wall is within 8 feet of a structure regulated by this code or up to the property line when the property line is less than 8 feet away from the structure.
2. The retaining wall is integral to the support of a structure regulated by this code.
3. The retaining wall is integral to the egress from a structure regulated by this code to a public way, easement, or private road.

502.4 Fencing

502.4.1 Fencing. Fencing within 8 feet of a structure regulated by this code or up to the property line when the property line is less than 8 feet away from the structure shall be constructed with *noncombustible* or ignition-resistant materials.

Exception: Vinyl fencing. Vinyl fencing may be allowed.

SECTION 503 CLASS 2 REQUIREMENTS

503.1 General. Class 2 site and area requirements shall be in accordance with Sections 503.2 through 503.3.2 and include all requirements of Class 1 in Sections 502.1 through 502.4.

503.2 Structure Ignition Zone 2 (5-30 feet) Intermediate Zone

503.2.1 Objective. This zone is designed to give an approaching fire less fuel, which will help reduce its intensity as it gets nearer to structures.

503.2.2 Dead Materials. Within the *fuel modification* area, hazardous dead plant material must be removed from live vegetation.

503.2.3 Fuels Accumulation. Avoid large accumulations of surface fuels such as logs, branches, slash and combustible mulch.

503.2.4 Trees. *Tree crowns* extending to within 10 feet of any structure shall be pruned to maintain a minimum clearance of 10 feet.

Prune tree branches to a height of 6-10 feet from the ground or a third of the total height of the tree, whichever is less.



503.2.4.1 Tree Spacing. *Tree crowns* within this zone shall be spaced to prevent structure ignition and promote fuel discontinuity to limit fire spread.

503.2.5 Shrubs. Shrub groups within this zone shall be spaced to prevent structure ignition. Shrubs shall be at least 10 feet away from the edge of tree branches.

503.3 Structure Ignition Zone 3 (30-100 feet) Expanded Zone

503.3.1 Objective. This zone focuses on mitigation that keeps fire on the ground.

503.3.2 Tree Spacing. *Tree crowns* within this zone shall be spaced at a minimum of 6-10 feet.



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Appendix A: PERMITS

The provisions of this appendix apply only when adopted by the governing body in the final ordinance.

A101.1 General. Where not otherwise provided in the requirements of the *International Building Code* or *International Fire Code*, permits are required in accordance with Sections A101.2 through A101.9.

A101.2 Permits required. Unless otherwise exempted, buildings or structures regulated by this code shall not be erected, constructed, altered, repaired, moved, converted, changed, or changed in use or occupancy unless a separate permit for each building or structure has first been obtained from the *code official*.

For buildings or structures erected for temporary uses, see Section 105.

A101.3 Permit application. To obtain a permit, the applicant shall first file an application therefor in writing on a form furnished by the code enforcement agency for that purpose. Every such application shall:

1. Identify and describe the work, activity, operation, practice or function to be covered by the permit for which application is made.
2. Describe the land on which the proposed work, activity, operation, practice or function is to be done by legal description, street address or similar description that will readily identify and definitely locate the proposed building, work, activity, operation, practice or function.
3. Indicate the use or occupancy for which the proposed work, activity, operation, practice or function is intended.
4. Be accompanied by plans, diagrams, computation and specifications and other data as required in Appendix B.
5. State the valuation of any new building or structure or any addition, remodeling or alteration to an existing building.
6. Be signed by the applicant or the applicant's authorized agent.
7. Give such other data and information as required by the *code official*.

A101.3.1 Preliminary inspection. Before a permit is issued, the *code official* is authorized to inspect and approve the systems, equipment, buildings, devices, premises and spaces or areas to be used.

A101.3.2 Time limitation of application. An application for a permit for any proposed work shall be deemed to have been abandoned 180 days after the date of filing, unless such application has been pursued in good faith or a permit has been issued; except that



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Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

the *code official* is authorized to grant one or more extensions of time for additional periods not exceeding 180 days each. The extension shall be requested in writing and justifiable cause demonstrated.

A101.4 Permit approval. Before a permit is issued, the *code official*, or an authorized representative, shall review and approve permitted uses, occupancies or structures. Where laws or regulations are enforceable by other agencies or departments, a joint approval shall be obtained from agencies or departments concerned.

A101.5 Permit issuance. The application, plans, specifications and other data filed by an applicant for a permit shall be reviewed by the *code official*. If the *code official* finds that the work described in an application for a permit and the plan, specifications and other data filed therewith conform to the requirements of this code, the *code official* is allowed to issue a permit to the applicant.

When the *code official* issues the permit, the *code official* shall endorse in writing or stamp the plans and specifications APPROVED. Such *approved* plans and specifications shall not be changed, modified or altered without authorization from the *code official*, and work regulated by this code shall be done in accordance with the *approved* plans.

A101.5.1 Refusal to issue a permit. Where the application or construction documents do not conform to the requirements of pertinent laws, the *code official* shall reject such application in writing, stating the reasons therefor.

A101.6 Validity of permit. The issuance or granting of a permit or approval of plans, specifications and computations shall not be construed to be a permit for, or an approval of, any violation of any of the provisions of this code or of any other ordinance of the jurisdiction. Permits presuming to give authority to violate or conceal the provisions of this code or other ordinances of the jurisdiction shall not be valid.

A101.7 Expiration. Every permit issued by the *code official* under the provisions of this code shall expire by limitation and become null and void if the building, use or work authorized by such permit is not commenced within 180 days from the date of such permit, or if the building, use or work authorized by such permit is suspended or abandoned at any time after the work is commenced for a period of 180 days.

Any permittee holding an unexpired permit is allowed to apply for an extension of the time within which work is allowed to commence under that permit where the permittee is unable to commence work within the time required by this section for good and satisfactory reasons. The *code official* is authorized to extend the time for action by the permittee for a period not exceeding 180 days on written request by the permittee showing that circumstances beyond the control of the permittee have prevented action from being taken. Permits shall not be extended more than once.



A101.8 Retention of permits. Permits shall at all times be kept on the premises designated therein and shall at all times be subject to inspection by the *code official* or other authorized representative.

A101.9 Revocation of permits. Permits issued under this code can be suspended or revoked where it is determined by the *code official* that:

1. It is used by a person other than the person to whom the permit was issued.
2. It is used for a location other than that for which the permit was issued.
3. Any of the conditions or limitations set forth in the permit have been violated.
4. The permittee fails, refuses or neglects to comply with any order or notice duly served on him or her under the provisions of this code within the time provided therein.
5. There has been any false statement or misrepresentation as to material fact in the application or plans on which the permit or application was made.
6. The permit is issued in error or in violation of any other ordinance, regulations or provisions of this code.

The *code official* is allowed to, in writing, suspend or revoke a permit issued under the provisions of this code whenever the permit is issued in error or on the basis of incorrect information supplied, or in violation of any ordinance or regulation or any of the provisions of this code.

Appendix B: CONSTRUCTION DOCUMENTS

The provisions of this appendix apply only when adopted by the governing body in the final ordinance.

B101.1 General. Plans, engineering calculations, diagrams and other data shall be submitted in the format as required by the jurisdiction. The construction documents shall be prepared and submitted where required by the statutes of the jurisdiction in which the project is to be constructed. Where special conditions exist, the *code official* is authorized to require additional documentation.

Exception: Submission of plans, calculations, construction inspection requirements and other data, if it is found that the nature of the work applied for is such that reviewing of plans is not necessary to obtain compliance with this code.

B101.2 Information on plans and specifications. Plans and specifications shall be drawn to scale on substantial paper or cloth and shall be of sufficient clarity to indicate the location, nature and extent of the work proposed, and show in detail that it will conform to the provisions of this code and relevant laws, ordinances, rules and regulations.

B101.3 Site plan. In addition to the requirements for plans in the *International Building Code*, site plans shall include topography, landscape and vegetation details and locations of structures or building envelopes. The *code official* is authorized to waive or modify the requirement for a site plan where the application for permit is for alteration or repair or where otherwise warranted. Identify the *fire intensity classification*.

B101.3.1 Defensible Space Site Plans. Defensible space site plans shall be prepared and submitted to the *code official* for review and approval as part of the site plans required for a permit. The *code official* is authorized to waive or modify the requirement for a defensible space site plan where the application for permit is for alteration or repair or where otherwise warranted.

B101.5 Other data and substantiation. Where required by the *code official*, the plans and specifications shall include classification of fuel loading, fuel model light, medium or heavy, and substantiating data to verify classification of fire-resistive vegetation.

B101.6 Retention of plans. One set of *approved* plans, specifications and computations shall be retained by the *code official* for a period of not less than 180 days from date of completion of the permitted work or as required by state or local laws.

B101.7 Examination of documents. The *code official* shall examine or cause to be examined the accompanying construction documents and shall ascertain by such examinations whether the construction indicated and described is in accordance with the requirements of this code and other pertinent laws or ordinances.



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

B101.8 Amended construction documents. Work shall be installed in accordance with the *approved* construction documents, and changes made during construction that are not in compliance with the *approved* documents shall be resubmitted for approval as an amended set of construction documents.

B101.9 Previous approvals. This code shall not require changes in the construction documents, construction or designated occupancy of a structure for which a lawful permit has been heretofore issued or otherwise lawfully authorized, and the construction of which has been pursued in good faith within 180 days after the effective date of this code and has not been abandoned.

B101.10 Phased approval. The *code official* is authorized to issue a permit for the construction of foundations or any other part of a building or structure before the construction documents for the whole building or structure have been submitted, provided that adequate information and detailed statements have been filed complying with pertinent requirements of this code. The holder of such permit for the foundation or other parts of a building or structure shall proceed at the holder's own risk with the building operation and without assurance that a permit for the entire structure will be granted.

Appendix C: INSPECTION AND ENFORCEMENT

The provisions of this appendix apply only when adopted by the governing body in the final ordinance.

C101.1 Inspection. Inspections shall be in accordance with Sections C101.1.1 through C101.1.4.3.

C101.1.1 General. Construction or work for which a permit is required by this code shall be subject to inspection by the *code official* and such construction or work shall remain visible and able to be accessed for inspection purposes until *approved* by the *code official*.

It shall be the duty of the permit applicant to cause the work to remain visible and able to be accessed for inspection purposes. Neither the *code official* nor the jurisdiction shall be liable for expense entailed in the removal or replacement of any material required to allow inspection.

Approval as a result of an inspection shall not be construed to be an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. Inspections presuming to give authority to violate or cancel the provisions of this code or of other ordinances of the jurisdiction shall not be valid.

Where required by the *code official*, a survey of the lot shall be provided to verify that the mitigation features are provided and the building or structure is located in accordance with the *approved* plans.

C101.1.2 Authority to inspect. The *code official* shall inspect, as often as necessary, buildings and premises, including such other hazards or appliances designated by the *code official* for the purpose of ascertaining and causing to be corrected any conditions that could reasonably be expected to cause fire or contribute to its spread, or any violation of the purpose of this code and of any other law or standard affecting fire safety.

C101.1.2.1 Approved inspection agencies. The *code official* is authorized to accept reports of approved inspection agencies, provided that such agencies satisfy the requirements as to qualifications and reliability.

C101.1.2.2 Inspection requests. It shall be the duty of the holder of the permit or their duly authorized agent to notify the *code official* when work is ready for inspection. It shall be the duty of the permit holder to provide access to and means for inspections of such work that are required by this code.

C101.1.2.3 Approval required. Work shall not be done beyond the point indicated in each successive inspection without first obtaining the approval of the *code official*. The *code official*, upon notification, shall make the requested inspections and shall



COLORADO
Department of Public Safety



COLORADO
Division of Fire
Prevention & Control
Department of Public Safety

either indicate the portion of the construction that is satisfactory as completed, or notify the permit holder or his or her agent wherein the same fails to comply with this code. Any portions that do not comply shall be corrected and such portion shall not be covered or concealed until authorized by the *code official*.

C101.1.3 Reinspections. To determine compliance with this code, the *code official* can cause a structure to be reinspected. A fee can be assessed for each inspection or reinspection where work for which inspection is called is not complete or where corrections called for are not made.

Reinspection fees can be assessed where the *approved* plans are not readily available to the inspector, for failure to provide access on the date for which inspection is requested or for deviating from plans requiring the approval of the *code official*.

To obtain a reinspection, the applicant shall pay the reinspection fee as set forth in the fee schedule adopted by the jurisdiction. Where reinspection fees have been assessed, additional inspection of the work will not be performed until the required fees have been paid.

C101.1.4 Testing. Installations shall be tested as required in this code and in accordance with Sections C101.1.4.1 through C101.1.4.3. Tests shall be made by the permit holder or authorized agent and observed by the *code official*.

C101.1.4.1 New, altered, extended or repaired installations. New installations and parts of existing installations that have been altered, extended, renovated or repaired, shall be tested as prescribed herein to disclose defects.

C101.1.4.2 Apparatus, instruments, material and labor for tests. Apparatus, instruments, material and labor required for testing an installation or part thereof shall be furnished by the permit holder or authorized agent.

C101.1.4.3 Reinspection and testing. Where any work or installation does not pass an initial test or inspection, the necessary corrections shall be made so as to achieve compliance with this code. The work or installation shall then be resubmitted to the *code official* for inspection and testing.

C101.2 Enforcement. Enforcement shall be in accordance with Sections C101.2.1 and C101.2.2.

C101.2.1 Authorization to issue corrective orders and notices. Where the *code official* finds any building or premises that are in violation of this code, the *code official* is authorized to issue corrective orders and notices.

C101.2.2 Service of orders and notices. Orders and notices authorized or required by this code shall be given or served on the owner, the owner's authorized agent, operator, occupant or other person responsible for the condition or violation either by verbal notification, personal service, or delivering the same to, and leaving it with, a person of suitable age and discretion on the premises; or, if such person is not found on the



premises, by affixing a copy thereof in a conspicuous place on the door to the entrance of said premises and by mailing a copy thereof to such person by registered or certified mail to the person's last known address.

Orders or notices that are given verbally shall be confirmed by service in writing as herein provided.

C101.3 Compliance with orders and notices. Compliance with orders and notices shall be in accordance with Sections C101.3.1 through C101.3.8.

C101.3.1 General compliance. Orders and notices issued or served as provided by this code shall be complied with by the owner, the owner's authorized agent, operator, occupant or other person responsible for the condition or violation to which the corrective order or notice pertains.

If the building or premises is not occupied, then such corrective orders or notices shall be complied with by the owner or the owner's authorized agent.

C101.3.2 Compliance with tags. building or premises shall not be used when in violation of this code as noted on a tag affixed in accordance with Section C101.3.1.

C101.3.3 Removal and destruction of signs and tags. A sign or tag posted or affixed by the *code official* shall not be mutilated, destroyed or removed without authorization by the *code official*.

C101.3.4 Citations. Persons operating or maintaining an occupancy or premises subject to this code who allow a hazard to exist or fail to take immediate action to abate a hazard on such occupancy, premises or vehicle when ordered or notified to do so by the *code official* shall be guilty of a misdemeanor.

C101.3.5 Unsafe conditions. Buildings, structures or premises that constitute a fire hazard or are otherwise dangerous to human life, or that in relation to existing use constitute a hazard to safety or health or public welfare, by reason of inadequate maintenance, dilapidation, obsolescence, fire hazard, disaster damage or abandonment as specified in this code or any other ordinance, are unsafe conditions. Unsafe buildings or structures shall not be used. Unsafe buildings are hereby declared to be public nuisances and shall be abated by repair, rehabilitation, demolition or removal, pursuant to applicable state and local laws and codes.

C101.3.5.1 Record. The *code official* shall cause a report to be filed on an unsafe condition. The report shall state the occupancy of the structure and the nature of the unsafe condition.

C101.3.5.2 Notice. Where an unsafe condition is found, the *code official* shall serve on the owner, owner's authorized agent or person in control of the building, structure or premises, a written notice that describes the condition deemed unsafe and specifies the required repairs or improvements to be made to abate the unsafe condition, or



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requires the unsafe structure to be demolished. Such notice shall require the person thus notified, or their designee, to declare to the *code official* within a stipulated time, acceptance or rejection of the terms of the order.

C101.3.5.2.1 Method of service. Such notice shall be deemed properly served where a copy thereof is served by one of the following methods:

1. Delivered to the owner or the owner's authorized agent personally.
2. Sent by certified or registered mail addressed to the owner or the owner's authorized agent at the last known address with a return receipt requested.
3. Delivered in any other manner as prescribed by local law.

Where the certified or registered letter is returned showing that the letter was not delivered, a copy thereof shall be posted in a conspicuous place in or about the structure affected by such notice. Service of such notice in the foregoing manner on the owner's authorized agent or on the person responsible for the structure shall constitute service of notice on the owner.

C101.3.5.3 Placarding. Upon failure of the owner, the owner's authorized agent or the person responsible to comply with the notice provisions within the time given, the *code official* shall post on the premises or on defective equipment a placard bearing the word "UNSAFE" and a statement of the penalties provided for occupying the premises, operating the equipment or removing the placard.

C101.3.5.3.1 Placard removal. The *code official* shall remove the unsafe condition placard whenever the defect or defects on which the unsafe condition and placarding action were based have been eliminated. Any person who defaces or removes an unsafe condition placard without the approval of the *code official* shall be subject to the penalties provided by this code.

C101.3.5.4 Abatement. The owner, the owner's authorized agent, operator or occupant of a building, structure or premises deemed unsafe by the *code official* shall abate, correct or cause to be abated or corrected such unsafe conditions either by repair, rehabilitation, demolition or other *approved* corrective action.

C101.3.5.5 Summary abatement. Where conditions exist that are deemed hazardous to life and property, the *code official* is authorized to abate or correct summarily such hazardous conditions that are in violation of this code.

C101.3.5.6 Evacuation. The *code official* shall be authorized to order the immediate evacuation of any occupied building, structure or premises deemed unsafe where such hazardous conditions exist that present imminent danger to the occupants. Persons so notified shall immediately leave the structure or premises and shall not enter or reenter until authorized to do so by the *code official*.



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C101.3.6 Prosecution of violation. If the notice of violation is not complied with promptly, the *code official* is authorized to request the legal counsel of the jurisdiction to institute the appropriate proceeding at law or in equity to restrain, correct or abate such violation, or to require the removal or termination of the unlawful occupancy of the building or structure in violation of the provisions of this code or of the order or direction made pursuant thereto.

C101.3.7 Violation penalties. An AHJ has the authority to establish fees.

C101.3.8 Abatement of violation. In addition to the imposition of the penalties herein described, the *code official* is authorized to institute appropriate action to prevent unlawful construction or to restrain, correct or abate a violation; or to prevent illegal occupancy of a structure or premises; or to stop an illegal act, conduct of business or occupancy of a structure on or about any premises.



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EMERGENCY FACILITIES & LAND USE AGREEMENT

rev. 04/2025

INCIDENT AGENCY (name, address, phone number) USDA Forest Service At-Incident Management Support Branch (AIMS) 26 Fort Missoula Road Missoula, MT 59804 Attn: James Batty		Page 1 of 3 AGREEMENT NUMBER MUST APPEAR ON ALL PAPERS RELATING TO THIS AGREEMENT AGREEMENT NUMBER: 1282X926K4008	
OWNER (name, address, phone number-include day/night/cell) City Of Ouray 320 6 th Ave. Ouray, CO 81427 POINT OF CONTACT (if applicable): Michelle Metteer 970-318-9701 EMAIL: mmetteer@cityofouray.com PAYMENT ADDRESS: ☒ Same as above, or _____ UEI: JL32MQLWUU29 Exp: 3/3/2027 REGISTERED IN SAM.GOV: ☒ Yes or ☐ No, Vendor Code Information Worksheet attached EIN/SSN (only if not in SAM): _____ County: _____ State: _____ Township: _____ Range: _____ Section: _____		EFFECTIVE DATES a. beginning: 6/27/2026 b. ending: End of Incident	
TYPE OF CONTRACTOR ("X" APPROPRIATE BOXES): ☐ SMALL BUSINESS ☐ LARGE BUSINESS ☐ SMALL DISADVANTAGED OWNED ☐ WOMEN OWNED ☐ HUBZONE ☐ SERVICE DISABLED VETERAN ☐ PUBLIC ENTITY ☒ GOVERNMENT ☐ OTHER		INCIDENT NAME: <u>Gold Mountain</u> INCIDENT NUMBER: <u>CO-GMF-000099</u> RESOURCE ORDER NUMBER: <u>S-113</u>	
The owner of the property described herein, or the duly appointed representative of the owner, agrees to furnish the land/facilities for use as: <u>Incident Staging Area</u>. DESCRIPTION OF LAND/FACILITIES: Address or specific location. If street or highway address is unavailable, use distance from nearest city, crossroads, or other significant landmark. The local description of how to get to the land/facilities is also acceptable. (attach separate sheet if more space is necessary) Physical Location: City Wastewater Treatment Facility The area will be used to stage vehicles, not large equipment, before they go on line. A small office trailer may also be placed on site. The incident understands that this location is an active wastewater treatment facility with ongoing operational traffic that must be given adequate space to move safely. The site has a gate that must remain locked whenever personnel are not present. *The Government shall not damage or interfere with any City installations, structures, facilities, utilities, or improvements within the City's Wastewater Treatment Facility property and shall be responsible for paying or reimbursing the City for removal or repair costs related to such damage or interference			
RATE: For each day that the land/facilities are used, the Government will pay the rate of <u>\$N/A</u> (or as indicated below). Ordinary wear and tear is included in the rate. The minimum amount guaranteed to be paid under this agreement shall be <u>\$N/A</u>. The maximum amount to be paid under this agreement shall not exceed <u>\$10,000</u>. Payment shall be in accordance with the Incident Agency payment procedures. Rate breakout: <u>One-time payment of \$1,000.00 to cover the restoration associated with this agreement. Such restoration payment shall be for purposes of re-seeding and re-surfacing the ground affected by the Government's use of City property.</u> Note: All restoration details are outlined on page 2 of this agreement.			
UTILITIES AND SERVICES: ☐ The above rate includes utility charges for the following: ☐ DIESEL ☐ GAS ☐ ELECTRICITY ☐ WATER ☐ TOILET SUPPLIES ☐ JANITORIAL SERVICES & SUPPLIES ☐ TRASH REMOVAL ☐ SEPTIC SERVICE ☐ EXISTING TELECOMMUNICATIONS ☒ The above rate excludes utility charges. The Government will pay the owner the sum determined due by the Contracting Officer based on: <u>N/A</u>			



RESTORATION: Restoration beyond ordinary wear and tear.

☒ Restoration costs have been pre-negotiated. The Government restoration of land/facilities includes:

☐ Work to be performed: _____

OR

☒ A one-time payment of **\$1,000** to cover the restoration associated with this agreement.

☐ No restoration costs have been pre-negotiated for this agreement. Restoration above ordinary wear and tear and associated with the performance of the agreement will be assessed upon completion of the agreement. Request for restoration shall be submitted in writing to the contracting officer.

ALTERATIONS: The Government may make alterations, attach fixtures or signs, erect temporary structures in or upon the land/facilities, install temporary culverts, trenching for utilities, which shall be the property of the Government. Alterations will be removed by the Government after the termination of the emergency use, unless otherwise agreed.

ORAL STATEMENTS: Oral statements or commitments supplementary or contrary to any provisions of this Agreement shall not be considered as modifying or affecting the provisions of this Agreement.

ORDINARY WEAR AND TEAR: Ordinary wear and tear is based on the customary use of the land/facilities, and not the use resulting from the incident.

CONDITION REPORTS: A joint pre and post-use physical inspection report of the land/facilities shall be made and signed by the parties; the purpose of the inspections shall be to reflect the existing site condition.

OTHER: Describe in detail: N/A

TERMS AND CONDITIONS: See attachment.

INSURANCE/ INDEMINIFICATION: The United States Federal Government is self-insured and does not have the authority to indemnify and hold harmless the Owner, from any and all claims, liabilities, losses, damages, charges, etc. The Owner does not have the authority to indemnify and hold harmless the United States Federal Government from any and all claims, liabilities, losses, damages, charges etc. The Owner will be responsible for errors, omissions and negligence of its employees. The United States Federal Government will be responsible for errors, omissions and negligence of its employees to the extent provided by Congress under the Federal Tort Claims Act [28 U.S.C. 1346(b), 2401(b), 2671-2680, as amended by P.L. 89-506, 80-Stat. 306].

CHECKLIST(s): See attachment. Fill in the following drawing showing the land/facilities under agreement. Include buildings, roads, paved areas, utility lines, fences, ditches, landscaping and any other physical features which help describe the area.

FEDERAL ACQUISITION REGULATION CLAUSES:

FAR 52.252-2 Clauses Incorporated by Reference (FEB 1998)

This contract incorporates one or more clauses by reference, with the same force and effect as if they were given in full text. Upon request, the Contracting Officer will make their full text available. Also, the full text of a clause may be accessed electronically at this/these address(es): www.acquisition.gov/

FAR 52.213-4 Terms and Conditions -- Simplified Acquisitions (Other Than Commercial Items) (JAN 2025)(DEVIATION FEB 2025)

FAR 52.222-3 Convict Labor (June 2003)

FAR 52.232-1 Payments (APR 1984)

FAR 52.232-11 Extras (APR 1984)

FAR 52.232-17 Interest (MAY 2014)

FAR 52.232-25 Prompt Payment (JAN 2017)

FAR 52.233-1 Disputes (MAY 2014) ALT I (DEC 1991)

FAR 52.243-1 Changes—Fixed Price (AUG 1987)ALT I (APR 1984)

Loss, Damage or Destruction: The Government will assume liability for the loss, damage, or destruction of facilities furnished under this Agreement, provided that no reimbursement will be made for loss, damage, or destruction when due to (1) ordinary wear and tear or (2) the fault or negligence of the owner or the owner's agent(s).

OWNER / OWNER'S AGENT SIGNATURE: <i>Michelle Metteer</i>	DATE: 7/2/2026	CONTRACTING OFFICER'S SIGNATURE: 	DATE: 7/3/2026
PRINT NAME AND TITLE: Michelle Metteer		PRINT NAME AND TITLE: James Batty, Contracting Officer	
PHONE NUMBER: 970-318-9701 EMAIL: mmetteer@cityofouray.com		PHONE NUMBER: 541-797-4794 EMAIL: james.batty@usda.gov	

ATTACHMENT 1

PRE-USE INSPECTION: Description or photos/ condition immediately prior the Government's occupancy. Refer to attached checklist.

This image shows a single sheet of white paper with horizontal blue ruling lines. The lines are evenly spaced and run across the width of the page. There are approximately 20 lines visible. The paper has a slight shadow on its right side, suggesting it is resting on a surface.

OWNER / OWNER'S AGENT SIGNATURE:

DATE: _____

GOVERNMENT AGENT/ EMPLOYEE'S SIGNATURE:

DATE: _____

PRINT NAME AND TITLE:

PRINT NAME AND TITLE:

POST-USE INSPECTION: Description of photos/ condition immediately following the Government's occupancy. To include all modification added areas.

[illegible]

☐ NO DAMAGE NO CLAIMS

Requested Amount Due for Damage \$_____

Invoice Amount \$

TOTAL AMOUNT DUE to Vendor \$

RELEASE OF CLAIMS STATEMENT: Contract release for and in consideration of receipt of payment in the amount shown in 'total amount due'. Contractor hereby releases the Government from any and all claims arising under this agreement except as reserved in remarks.

REMARKS:

OWNER / OWNER'S AGENT SIGNATURE:	DATE:	GOVERNMENT AGENT/ EMPLOYEE'S SIGNATURE:	DATE:
PRINT NAME AND TITLE:		PRINT NAME AND TITLE:	

RESOURCE ORDER		Initial Date/Time	2.Incident / Project Name				3. Incident / Project		Financial Codes			
SUPPLY		06-27-2026 1733 MST	Gold Mountain				CO-GMF-000099		221-IOC (WADNR) OUTF2670196 P2 SS8S (0204) [P]			
									4. Office Reference Number		9. Jurisdiction / Agency	
									000099		Grand Mesa, Uncompahgre and Gunnison National Forests	
5. Descriptive Location Ouray County Events Center and Fairgrounds 22739 Ridgway, CO 81432			6. TWN	RNG	SEC	Base MDM	8. Incident Base / Phone Number		10. Ordering Office			
							Fax (970) 240-5369		Montrose Interagency Dispatch Center			
			LAT. 38° 03' 06" N				249-1010		Montrose Interagency Dispatch (970)			
LONG. 107° 40' 56" W												
11. Aircraft Information												
Bearing	Distance	VOR	Contact Name	Frequency Type	Assigned Frequency	Reload Base	Other Aircraft / Hazards					
NaN°	3952	NL		FQAA - Air to Air AM	FQAA - 121.2000 TX 121.2000 RX 121.2000							
NaN°	3953	ZYT		FQAA - Air to Air AM	FQAA - 126.0500 TX 126.0500 RX 126.0500							
NaN°	3955	YYT		FQAA - Air to Air AM	FQAA - Montrose A/A 1 TX 126.2750 RX 126.2750							
				FQAG - Air to Ground FM	FQAG - 169.2000 TX 169.2000 RX 169.2000							
				FQAG - Air to Ground FM	FQAG - 172.4250 TX 172.4250 RX 172.4250							
				FQAG - Air to Ground FM	FQAG - Air to Ground 15 TX 167.5250 RX 167.5250							
				FQCM - Command	FQCM - Raspberry TX 165.4125 (151.4) RX 173.1125 (123.0)							
				FQDE - Deck	FQDE - 163.1000 TX 163.1000 RX 163.1000							
				FQTA - Tactical	FQTA - 166.7250 TX 166.7250 (136.5) RX 166.7250 (136.5)							
				FQTA - Tactical	FQTA - 166.7750 TX 166.7750 (136.5) RX 166.7750 (136.5)							
				FQTA - Tactical	FQTA - 168.0500 TX 168.0500 (136.5) RX 168.0500 (136.5)							
				FQTA - Tactical	FQTA - 168.2000 TX 168.2000 (136.5) RX 168.2000 (136.5)							
				FQTA - Tactical	FQTA - 168.2500 TX 168.2500 (136.5) RX 168.2500 (136.5)							
				FQTA - Tactical	FQTA - 168.6000 TX 168.6000 (136.5) RX 168.6000 (136.5)							
				FQTO - Takeoff and Landing	FQTO - 168.3375 TX 168.3375 RX 168.3375							

[illegible]

13. User Documentation	
Req. No.	Entered By

Future Agenda Items / Work Session Topics

- Work Session: Capital Improvement Policy / Reserve Policy – August 3, 2026 (4 pm)
- Work Session: 2027 / 2028 Vision for the City of Ouray – August 3, 2026 (5 pm)
- Ordinance: City Lighting Code – TBD
- Discussion (Ordinance): Bed & Breakfast / Lodging – TBD
- Work Session: Deed Restriction Template – TBD

2027 Items / Topics

- Discussion: Wayfinding Way Forward – TBD
- Discussion: Tobacco Retail Licensing – TBD

The schedule of future agenda items and work session topics is provided for informational purposes only.
Dates, times, and topics are subject to change.

6/30/2026



**Public Works June 2026 Update
Report for July 6th 2026 Meeting**

Water

- Water Usage Numbers for **May:**
 - Influent (Water from spring) – 35,596,636 Gallons
 - Effluent (Water to town) – 20,918,322 Gallons
 - Ouray Hydroplant – 6,622,334 Gallons
 - Mineral Farms – 103,800 Gallons
- City staff has been working on cleaning up downed trees and brush at the Water Treatment Plant to reduce fuel in case of a fire. A big thank you to Clark Williams and Danny Wilbur for working on this project.
- Continued sampling source water per new CDPHE sampling scheduling. City staff will be sampling our source water twice a month for a year. Sampling requirements with CDPHE continue to expand and take up more of staff's time.
- Submitted State Revolving Fund Eligibility survey through the CDPHE portal. This is one of the avenues that we have been seeking funding through for the spring box rehabilitation project.
- Backflow Update – City staff spent approximately 15 hours this month working on the organization of the backflow program and answering questions from the public. As of now, there are currently 107 devices in the City distribution system that require testing. As of the end of June, we have received 44 test reports of passing devices.
- A preconstruction meeting was held for the Geothermal Line Replacement Project. Due to the recent fire we will be moving the start date back from July 6th, more to come on this project.
- Staff is working with Filter Tech to resolve an operational issue at the Water Treatment Plant. We have been experiencing issues with the backwash cycle in one of the treatment skids.
- Located a meter pit and curbstop that was buried under berm at Rotary Park.
- Completed the annual Consumer Confidence Report (CCR) and mailed out to customers on June 30th.

Sewer

- Continue taking wastewater samples on a weekly basis. The new Wastewater Treatment Facility continues to stay in compliance with all of CDPHE permit standards.
- City staff continues to operate the new wastewater treatment facility on a daily basis. Daily rounds are completed along with process adjustments as needed.
- Repaired a broken sewer main that comes off the hill of Panoramic Heights.

- City staff processed solids the last two weeks in June. We were able to process approximately 65,955 gallons of solids from the digester. Great job by Conde Sluga and Ed Witherspoon for keeping the operation running smoothly.
- Replaced a variable frequency drive (VFD) in the electrical room at the Wastewater Treatment Plant. We experienced an electric event here at the plant and the VFD failed.
- City staff continues to work with a forensic engineer and monitor power at the wastewater treatment facility. We have been experiencing power issues that have caused damage and failures to equipment since start up.

Streets/Miscellaneous

- Mag Chloride was applied to the roads on June 3rd and 4th. Crews graded and water roads prior.
- Speed bumps were installed on Oak St after Mag Chloride application.
- Cleaned and hauled material out of the catchment basin.
- Made a bay available at the Public Works shop for flowers to be stored in overnight upon delivery.
- Set up VMS board along Oak St with a 15 MPH notice posted.

Gold Mountain Fire – Public Works Response

Saturday June 27th 2026

Received a phone call from the City Administrator that there was a fire in the area above Rotary Park. Public Works staff immediately logged onto the Water Treatment Plant's SCADA system. Staff increased production in anticipation that the Fire Department would be using fire hydrants at some point that night.

Received a phone call from the Fire Department about opening the gates at the Wastewater Treatment Plant and setting up Incident Command. Public Works staff was there within ten minutes to open the gates.

Two crew members from Public Works stayed at the Wastewater Treatment Plant on Saturday night until midnight. We assisted as much as we could with setting up Starlink and monitoring water levels in the water tank. We also were able to talk directly to the Fire Department and were updated on water usage needs.

Sunday June 28th 2026

Public Works had two staff members at the Wastewater Treatment plant to help in any way we could as well as monitor water tank levels and get immediate updates on water usage needs from the Fire Department.

Monday June 29th 2026

Staff coned off the horseshoe and placed a VMS board to let people know they are not to park there. We also supplied traffic control and cones for the road closure north of town on HWY 550. Staff continues to monitor tank levels due to fire trucks continuing to fill with water.

A huge thank you to Clark Williams who was on call and responded quickly to opening the gates at the Wastewater Plant as well as monitoring and adjusting flows to the City's water tank. Also a huge thank you to Cliff Jaramillo who was able to monitor tank levels and make adjustments to the treatment process in order to keep our water tank full.



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VisitOuray.com 

Marketing & Communications Director

Website

- Created the Mayor Update's page
- Updated the 4th of July page on the City site
- Published 17 pages on VisitOuray.com about the San Juan Skyway thanks to Tom Barefoot and all of his research
- Created a new page on VisitOuray.com for all the bookable hotels and activities through Online Tour Operators (Expedia) and Tour Receptives (Rocky Mountain Holiday Tours) to cater to what buyers need from the IPW tradeshow.

Placemaking Program

- Met with Mission 2 Market about the Survey to review
- Reviewed and made comments on the draft survey
- Met with the Colorado Tourism Office for a check in on how the project is going
- Emailed Ouray committees to help share the survey out with their peers
- Created newsletters for once a month to ask people to take the survey

Backcountry Committee

- Had June Backcountry committee meeting, worked with Sgt Linnell to conduct this

Newsletters

- June Business Newsletter
- Gym Survey Announcement

Business Assistance/ Collaborations

- Uncompahgre Watershed Partnership
- St. Elmo





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Marketing & Communications Director

Media

- Helped organize a radio interview on SiriusXM with the Mayor
- Was a guest on Small Towns podcast to talk about Ouray (should be released in July)
- Worked with a writer from Only In Your State on a story about Best Outdoorsy Colorado Mountain Towns
- Worked with Marcel, our Colorado Tourism Office German speaking market representative to get him material for our coop with Little America.
- Worked on sharing imagery with The Southwest Travel and Life Magazine for a story they are doing on Ouray for their August to October issue.

Marketing

- Updating 4th of July materials and sharing them out
- Created a Survey Monkey survey for the gym members to give feedback on equipment usage
- Created a flyer to encourage gym users to fill out the survey
- We had a total of 450 bookings with the Stay Two Nights, Get the Third Night Free promotion. That is a 26% increase over last year.
- Made flyer for the gym survey
- Pulled photos for The Campers Hub in Montrose. They are planning to have photos of Ouray in their business to showcase things to do in the area.
- Scheduled Fourth of July materials for once a week on both Visit Ouray and City of Ouray

Events

- Created event for the 4th of July on the county events calendar
- Created and delivered flyers to the businesses on 6th ave notifying them of the closure on that street for the 4th of July





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Marketing & Communications Director

Social

- Uploaded Mayor's Update videos to Youtube
- Created and scheduled paid promotion for No Personal Fireworks July 3-5
- Scheduled post and paid promotion for the in-town shuttle service

Main Street Manager

- Met with Kathleen McFadden for our Community Conversations for managers around the state
- Had our monthly meeting with the Main Street Group
- Created the survey for the committee to collect information from businesses (both a print and digital version)

IPW Tradeshow

- Connected Rocky Mountain Holiday Tours with Ouray Inn, Box Canyon Lodge, Clipper Inn, Mountain Trip, and Basecamp Ouray
- Connected America 4 You with Ouray Inn, Box Canyon Lodge, Clipper Inn, Mountain Trip, and Basecamp Ouray
- Connected Bonotel with Clipper Inn, St. Elmo
- Did outreach for local activity businesses to connect them with tour receptives I met with
- We have a result from VT VACANCES SA, a German Speaking Market buyer. He is going to produce a special flyer for the area. He said Ouray is not far away from the Durango – Silverton train so he could certainly propose a fun routing including Ouray. He will send us the produced flyer in the future.
- Have done 31 follow up emails

Non-Project Based Updates

- Met with the Uncompahgre Watershed Partnership about assisting with distributing their survey information
- Designed and ordered shuttle bus magnets
- Created instructions for: Bear Aware Video Editing, Main Street Program, Winter Promotion MOU
- Special recognition shout out to Box Canyon Lodge and Hot Springs, we had a request come in for a mother that has terminal cancer and her dream was to visit Switzerland. With her current state, she would not be able to travel, nor has the expenses. The daughter did research to find the next closest thing to Switzerland and found us. Box Canyon Lodge is hosting the mother daughter for two nights and is contributing funding to help with activities and/or food while they are here. I think this truly showcases our community and the care and love we have for people. I just want to take a moment to express my thanks and gratitude to them.
- Attended the Monthly PIO call with regional partners
- Worked on budget numbers for 2027





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Media Manager

Photo/ Video Capture

- Photos of Wright Opera House theater production and building
- Mountain Air Music photos
- Ourway Shuttle photos and video
- Yard of the Month photos
- Community Cleanup photos and video
- Love Your Trail photos and video
- Main Street beautification (flower basket hanging and ore cart planting) photos and video
- Downloaded, labeled, and organized historic Ouray photos from Denver Public Library archives
- Hot Springs photos and videos for ongoing marketing
- Captured video of businesses for evergreen highlights: Marmot's Acai, The Tavern, St. Elmo, Ouray Books, Cassidy's
- Ouray International Film Fest photos
- Free In-town shuttle photos and videos
- Backed up external harddrive
- Photos of History Day on June 27, 2026
- Photos of Gold Mountain Fire response

Gold Mountain Fire

- Responded to GMF: issued stage 2 fire restrictions, sent Ouray County Alerts for evacuations and other updates, shot photos, videos, assisted County with pushing comms, created City-specific information page at cityofouray.com/GMF, July 4 press release, notices about parks closures, updated scheduled social media and newsletters, etc

Management Grant

- Pulled data for placemaking POIs from Placer
- Reviewed and edited survey for visitors, residents, and stakeholders
- Corresponded with CTO Grant team to update them on our progress with placemaking/management grant project
- Created flyers and social media promo to market placemaking survey with approval from CTO marketing team
- Set up placemaking survey booth and handed out flyers about survey at Mountain Air Music (3x)
- Promoted Survey on Meta (\$1000 for 4 weeks targeting common visitor source cities)

Paid Campaigns

- \$50 for 5 different boosted posts promoting Ouray History Day on June 27 (\$250 total)
- Added Destination by Design (Ridgway's hired destination marketing firm) to view Google Analytics of Localist Community Calendar



Media Manager

City Communications

- Translated and posted City Council Agenda posts to social media
- 2x filmed and edited Mayor's Updates, scheduled them on social media, uploaded to YouTube, and added to City website
- Mayoral Town Hall June 29: Social and calendar promotion
- Scheduled Organic Fire Mitigation Information
- Distributed notice for Stage 1 Fire restrictions (Website pop-up, newsletter, social media)
- Changed the website landing page publish date for July 4 info so it shows on the city website homepage
- Scheduled a newsletter push about July 4 schedule of events, DOR tips, and where to find more information.
- Built and scheduled City newsletter
- Edited and updated City Council member page on City website
- Added contact emails to committee pages on City website
- Created and distributed smoke messaging regarding air quality in Ouray on June 24. (social media, website, pop-up)
- Created messaging for Visitor Center about the In-Town Shuttle and updated July 4 info page with Shuttle information
- Meeting discussing improvements to PIO practices during an emergency
- Changed the website landing page publish date so it shows on the city website homepage
- Created a map to showcase 4th of July Float Line-ups and scheduled it to distribute in the City newsletter and social media
- Distributed notice for Stage 1 Fire restrictions (Website pop-up, newsletter, social media)
- Added new language about liquor licensing to Business Resources and Licensing & Permits pages

Committees

- 150th: Updated the 150 events page to reflect the PBS documentary on June 26, and History Day on June 27
- 150th: Designed flyer for History Day
- 150th: Researched historical photos and facts about the featured characters for Ouray History Day to create a robust and educational marketing push on social media
- Beautification: Attended the June 3 meeting to introduce myself, help with Community Cleanup awareness, Yard of the Month promotion, and Main Street planting promotion and training resources for Parks



Media Manager

Visit Ouray

- Delivered event photos to Destination by Design for Localist calendar promotion
- Met with the Backcountry Committee to discuss project and conditions in the Ouray backcountry
- Organized imagery from Crowdriff and last few events into DAM for easy access and searching
- Quarterly Meeting with Crowdriff team to troubleshoot and integrate updates to their platform for UCG, Galleries, CTAs and marketing planning
- Music in the Park photos shared with Mountain Air Music
- Fielded requests from visiting media
- Collaborated with National Forest Foundation and Ultimate Mountain Athlete/OutsideTV to showcase the work they have done in our region
- Discussed press release/media promotion for St. Elmo with State and International media outlets
- Consulted with Cassidy's Cafe about social media and website options and best practices
- Discussed social media best practices with Ouray Ice Park
- Published 2 evergreen highlights to promote annual events: Ouray International Film Fest and Mountain Air Music Series
- Reviewed Bear Aware Videos and gave feedback for final edits.
- Built and scheduled the Visitor Newsletter, featuring the July 4 schedule, Historic Hotels, fire restrictions, and more.
- Responded to media inquiry with Colorado Springs Lifestyle Magazine and provided them with activities and photos for a fall issue featuring Ouray

Parks and Recreation

- Notices about Softball Opening Day (social, website, newsletter)
- Social posts and website update about equipment rentals
- Added to newsletter and made Social post documenting the success of Love Your Trail Day
- Added to newsletter and made Social post documenting the success of Community Cleanup
- Added to newsletter and made Yard of the Month winner and call for nominations on social media
- Created reel thanking volunteers and staff for planting flowers along Main Street
- Marketing for Funky Ouray (social, calendar, FB event, \$10 promo on Meta)





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Media Manager

Hot Springs

- Edited 4 reels to promote snack shack, waterslides, lap pools, and other pool activities
- Collected Google reviews to use for upcoming social media promotion
- Notices about gym closure and equipment removal, monitoring of stakeholder discussions and comments
- Created new Gym Updates email newsletter list, formatted CSV file to uploaded 476 new contacts to recipient list
- Edited and sent a newsletter updating gym members about the Fitness Center changes

Via Ferrata

- Planned and scheduled social media 2x/week through September
- Updated links for Guide Services on the website to go to their Via Ferrata offerings
- Created automatic replies to messages on social media answering FAQs about contact information, guiding, renting, and weight/height limits.

Training

- Credit Card Reconciliation training
- Media Request training
- Attended Directors' Leadership meeting
- FEMA: Community of Practice webinar for Wildfire Alerts and Warnings Communications





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Guest Services

Visitor Center Data

- Visitor Count (June)
 - Show below is data from 2025 full month and 2026, up to the report due date.
 - 2025 Visitor Count: 3167 | 2026 Visitor Count: 3317
 - 2025 Phone Count: 196 | 2026 Phone Count: 334
 - 2025 Mail Count: 64 | 2026 Mail Count: 123

Gift Shop

- Restocked Watercolor Greeting cards.
- Reorder: Small Box cañon Stickers & Ouray Perimeter Trail stickers & Plaques

Do Ouray Right

- Scheduled days for booth setup
- Inventoried & Restocked bin
- Shared water jug, tent, screen & table for Love Your Trail Day
- Drafted the beginning Ambassador manual for volunteers when setting up the booth
- Took LNT 101 Online refresher course
- Booth: June 18 Ouray Perimeter Trail Trailhead
 - 35 people
 - 3 needed water
 - 3 picked up materials/maps
 - 2 took a photo of the map
 - 2 took a wag bag

Visitor Center Staff

- Trained Karen for volunteering
- Asked staff and volunteers for feedback and insights on being supportive this season
- Scheduled Via Ferrata Ranger talk with staff
- Updated Summer Restaurant Hours
- Ordered staff snacks and cookies
- Created a monthly schedule for June-September
- Scheduled Via Ferrata functionality for viewing the course and meet and greet with ranger
- Ordered Staff Supplies & CO official Visitor Guides
- Revised Schedule to the end of September
- Staff walked to the Via Ferrata course to talk to Ranger Justin about important things to share at the VC
- Directed new staff to complete the Ouray Concierge Program
- Gave orientation to new volunteer Jill and advised her to complete the Ouray Concierge Program



Guest Services

Visitor Center

- Created binder for easy access procedures steps and common use info sheets for printing
- Updated Ouray Via Info packet for staff FAQ
- Created Ice Climbing cheat sheet for Staff FAQ
- Restocked Gift Shop
- Received new Ouray Patches and magnets
- Restocked and updated rack cards & magazines
- Filled Visitor Guides with Do Ouray Right Brochures
- Inventoried Light weight hoodies
- Refilled printable materials
- Updated Emergency Contacts
- Updated Clothing Sales list
- Refilled Copy paper
- Folded and hung Perimeter Trail Shirts on rack
- Delivered Pool Pass cards to lodgers

Meetings

- Discussed July 4 event details on booking bands and food vendors
- Drafted monthly meeting agenda
- Held May Meeting for staff
- Included volunteers
- Onboarded 2 new volunteers for the summer
- Attended and spoke at the San Juan Mountain Association VIS Workshop
- Durango headquarters
- Shared relevant and future updates for the region to know about to share with visitors
- Attended Main Street Committee Monthly meeting
- Learned about historical facade reconstructions and renovation hosted by DOLA

Do Ouray Right

- Staff attended the Wildfire shop
- Attended Ouray Middle school Climb & cleanup at Rotary Park
- Set up booth from 1:30-3
- Shared Volunteer opportunities
- Shared our mission and who we are
- Talked with students about what they see that they don't like and why its important to respect these ethics
- Gave out brochures to Ouray Businesses
- Stuffed brochures into Visitor Guides to hand out



Guest Services

Meetings

- Attended Event Calendar Meeting
- Attended Main St Community Conversation
- Discussed FAM Itinerary operations with Kailey
- Attended Ouray Backcountry Meeting
- Took notes for Main Street Committee & created digital version for block captain assignments
- Spoke with Walmart Business rep on free shipping for City of Ouray(OVC) account
- Public Meeting- Blue Lakes Fee Proposal
- Monthly Staff Meeting
- MindTrip check-in with Robbie
 - Interaction rates with AI from April to May jumped from 1.74% to 3.71%.
 - 113% increase.

Concierge Program

- Updated requirements for completion
 - Show proof of completion instead of a certificate of completion
- Checked in with O'Toys on completion status

Ouray Ridgway Calendar

- Reviewed pending events for approval
- Attended Calendar Meeting
- Requested a quote from Concept3D on the Developer Theming package for the next budget season
- Created a video on proper image guidelines for submitting event photos
- Added St. Elmo Tavern Summer Sound Series
 - Changed event start times
- Added music event for Beaumont Hotel
- Met with Katie with Ouray School District to submit school events

Visit Ouray Website

- Added Box Cañon Map to Box Cañon Page
- Added Active Life Chiropractic to Relax/Spa page
- Adjusted large spacing between sections on Mobile view for homepage
- Ouray Yoga added to Relax/Spa & Indoor things to do
 - Created note in Google Sheets to organize sections in categories
- Updated Full Tilt location
- Added 2 Mind Trip Buttons to popular pages
 - Box Cañon
 - Ouray Hot Springs





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Guest Services

Misc

- Reviewed Maternity Leave document & discussed questions with Kailey
- Delivered business materials to Ouray Businesses
 - City tear of the map
 - Visitor guide
 - Do Ouray Right brochure
 - Restaurant Menu Guides
 - Delivered Materials to businesses around town
- Filmed Bear Awareness Video
 - DLC Company & Crystal(Cahoots Tavern) 9AM-2:30
- Started collecting Ouray Restaurant menus
 - Happy hour
 - Special Diet restriction places
- FAM: Elise Desplanches with Allibert-Trekking
 - Guided tour to Kami's Samis and BCF
 - Shared history and local attractions of Ouray
- Delivered Flyers around town





Mayor's Report
July 06, 2026

June 22-June 24, 2026: These were the dates for the Colorado Municipal League annual conference in Westminster, CO. 1300 municipal leaders from across the State were in attendance. There were study courses and classes offered on a variety of subjects, and matters of importance to municipal government. I was able to attend ten such classes, the value of which I plan to incorporate into my responsibilities as Mayor. A first for me at conference was my opportunity to gather for two hours with 125 other Mayors to exchange experiences and share ideas as to how to improve our performance. It was evident that we all share the same responsibility, yet each municipality has its own challenges and strengths. Perhaps among the greatest reward for attending this conference, and all such conferences, is the opportunity to meet community leaders from across the State. Bonds form quickly, and friendships begun there have an enduring presence.

June 27, 2026: This was the first day of the Gold Mountain fire. The call from our County Manager came to me late that afternoon to come to the meeting of emergency command for information concerning said fire. This was followed by several days of update meetings, policy group meetings, and then to coop meetings with the Complex Incident Management Team, who are now in charge of the wildfire. On July 01, 2026, in personal conversation with the Operations Chief of the Management Team, I inquired of him as to what message I can convey to the citizens of Ouray as to the threat of imminent danger to the City of Ouray still resulting from the wildfire. He told me that the threat was from minimal to none. Also, in that same small group conference, Sheriff Perry informed me that he had already scheduled six deputies to patrol the July 4th parade, and the Fireman's fundraiser concert of July 3rd. I told him of my concern that patrolling those events would place an undue burden on his department. He thanked me for my concern, and assured me it would not. Additionally, the CDOT representative told me that the barriers blocking highway 550 were to be removed early that afternoon.

Later in the afternoon of July 1st, 2026, I was interviewed, via phone, with a reporter from The Denver Post. The interview focused on Ouray, the July 4th activities, and wildfire conditions.



July 02, 2026, 3:00 P.M.: I engaged in an hour long interview, via zoom, with a reporter from Chanel 9 News in Denver. There were many points of interest I covered during this hour concerning Ouray's history with July 4th celebrations, the volunteer services community, and a complete report of the wildfire status, how it is being managed, and how our City is proceeding with a guarded approach to July 4th activities. This interview was condensed to an approximate four second visual sound bite on the 5 o'clock news.

On that same day, at 6:45 P.M. I engaged in an interview with a correspondent from The New York Times. This interview is to be a part of a larger story regarding fireworks displays, or cancellations of same, in towns across the United States this year. There were some case specific issues I included in the interview, which may or may not be part of the reported story.

Beyond all that, I have responded to many emails, texts, and phone calls from the citizens of Ouray this past week voicing sometimes pointed comments and opinions regarding the Gold Mountain Wildfire, and how it relates to our City. I have responded to each one with the same respect extended to everyone. If I have missed any, my apologies. Our citizens have strong opinions. That is what makes ours a strong community. I wouldn't want it any other way.

This concludes my Mayoral report for July 06, 2026, prepared and submitted July 02, 2026.



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K Schiffer council notes for July 6, 2026

I have spent most of my time since the previous council meeting on June 15th addressing issues related to the Gold Mountain Fire, including:

- Manning the county hotline
- Attending Zoom meetings
- Phone calls with officials
- Answering community member questions

Worked with Mellissa Martin to distribute the OEDC microgrants to recipients.

TAC meeting in June was cancelled. Next TAC meeting is scheduled for July 14th.

Moving forward:

Start helping to coordinate recovery efforts with residents, evacuees, and businesses.



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Peggy Lindsey Scott's council report for July 6, 2026

Ouray Beautification Committee (OBC) has not met since our last meeting. They will meet on Wednesday the 7th at 8 a.m. The yard of the month is requesting nominees. You can find the form on the city site. The group is continuing the riverwalk clean up.

150th Committee met on June 23rd at 6 pm in the San Juan room. The premiere of the documentary, Ouray, Echoes in the Canyon, on June 26th was a big hit. The Wright theater was packed with locals and tourists alike. It was an amazing film, I suggest everyone see. History day on June 27th from 10 am to 1 pm turned out really good. There were citizens dressed in period clothing educating us all about the history of the building they represented. I enjoyed it very much and learned quite a bit. Saturday evening was the Ute reenactment of some of their traditions. It was windy and the fire was visible, so it distracted from the presentation. It was still good. The 4th of July parade will have several floats of families that have been here for several generations. The next meeting will be July 14th at 6 pm in the San Juan room.

