



# Commerce City

7887 E. 60th Ave.  
Commerce City, CO 80022  
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## Meeting Minutes - Final Urban Renewal Authority

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Monday, October 20, 2025

7:20 PM Council Chambers, 7887 E. 60th Ave, Commerce City, CO 80022. The meeting will also be conducted in a hybrid format via Zoom. Registration link: [https://c3gov.zoom.us/webinar/register/WN\\_kewqZRMXTdKxs9Flj0829w](https://c3gov.zoom.us/webinar/register/WN_kewqZRMXTdKxs9Flj0829w)

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**Special Meeting. Revised 10/20/2025 at 3:50 PM.**

**Or immediately following the City Council public hearing on Resolution 2025-053, before or after the posted time. Times given are estimates only**

### 1. Call To Order/Roll Call

*A special meeting of the Urban Renewal Authority of the City of Commerce City was called to order by Chair Douglas on October 20, 2025, at 8:00 PM.*

**Present:** 12 - Chair Steven J. Douglas, Vice Chair Susan Noble, Oscar Madera, Rocky Teter, Renee Chacon, Craig Kim, Charles Dukes, Sean Ford, Kristi Douglas, James Amador, Craig Machuga and Kathy Henson

### 2. Approval of Minutes

[Min URA 25-006](#) Minutes of the September 15, 2025 Meeting

**A motion was made by Commissioner Kim, seconded by Commissioner Ford, that the URA Minutes be approved. VOTE:**

**Aye:** 12 - Chair Douglas, Vice Chair Noble, Commissioner Madera, Commissioner Teter, Commissioner Chacon, Commissioner Kim, Commissioner Dukes, Commissioner Ford, Commissioner Douglas, Commissioner Amador, Commissioner Machuga and Commissioner Henson

[Min URA 25-005](#) Minutes of the September 22, 2025 Meeting

**A motion was made by Commissioner Kim, seconded by Commissioner Ford, that the URA Minutes be approved. VOTE:**

**Aye:** 12 - Chair Douglas, Vice Chair Noble, Commissioner Madera, Commissioner Teter, Commissioner Chacon, Commissioner Kim, Commissioner Dukes, Commissioner Ford, Commissioner Douglas, Commissioner Amador, Commissioner Machuga and Commissioner Henson

### 3. Resolutions

[Res URA  
2025-006](#)

A RESOLUTION OF THE URBAN RENEWAL AUTHORITY OF THE CITY OF COMMERCE CITY CONSENTING TO THE TRANSFER OF A PORTION OF RESIDENTIAL LAND BY TRACT F LLC TO THE COMMERCE CITY HOUSING AUTHORITY IN THE MILE HIGH GREYHOUND PARK URBAN RENEWAL AREA

**A motion was made by Commissioner Ford, seconded by Commissioner Dukes, that this URA Resolution be adopted. VOTE:**

**Aye:** 8 - Vice Chair Noble, Commissioner Madera, Commissioner Teter, Commissioner Kim, Commissioner Dukes, Commissioner Ford, Commissioner Amador and Commissioner Henson

**Nay:** 4 - Chair Douglas, Commissioner Chacon, Commissioner Douglas and Commissioner Machuga

[Res URA  
2025-008](#)

A RESOLUTION OF THE URBAN RENEWAL AUTHORITY OF THE CITY OF COMMERCE CITY APPROVING A FIRST AMENDMENT TO DECLARATION OF COVENANTS CONCERNING PAYMENT IN LIEU OF TAXES

**A motion was made by Commissioner Kim, seconded by Commissioner Dukes, that this URA Resolution be adopted. VOTE:**

**Aye:** 10 - Chair Douglas, Vice Chair Noble, Commissioner Madera, Commissioner Teter, Commissioner Kim, Commissioner Dukes, Commissioner Ford, Commissioner Amador, Commissioner Machuga and Commissioner Henson

**Nay:** 2 - Commissioner Chacon and Commissioner Douglas

**4. Public Hearings**

[Res URA  
2025-004](#)

A RESOLUTION ADOPTING THE 2026 BUDGET FOR THE URBAN RENEWAL AUTHORITY OF THE CITY OF COMMERCE CITY, COLORADO

*Chair Douglas opened the public hearing.*

*Terry Ware, URA Director, provided the staff presentation.*

*There was no public testimony on this matter.*

*Chair Douglas closed the public hearing.*

**A motion was made by Commissioner Kim, seconded by Commissioner Madera to continue the public hearing for Resolution URA 2025-004 to November 3, 2025. VOTE:**

**Aye:** 12 - Chair Douglas, Vice Chair Noble, Commissioner Madera, Commissioner Teter, Commissioner Chacon, Commissioner Kim, Commissioner Dukes, Commissioner Ford, Commissioner Douglas, Commissioner Amador, Commissioner Machuga and Commissioner Henson

**5. Adjourn**

*The meeting adjourned at 8:56 PM.*

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*Kim Garland, Acting Secretary*

**Any member of the public requesting accommodations, with respect to rights under the Americans with Disabilities Act, to attend or participate in any public meeting, and/or to obtain this notice in alternate formats, is asked to please contact the City Clerk at 303-227-8791 at least 48 hours before the meeting.**