



# Commerce City

7887 E. 60th Ave.  
Commerce City, CO 80022  
c3gov.com

## Meeting Minutes - Final

### City Council

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Monday, May 4, 2026

6:00 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\\_K9R-JIWLQpCH-POQismSTg](https://c3gov.zoom.us/webinar/register/WN_K9R-JIWLQpCH-POQismSTg)

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**Regular Meeting. Revised 5/4/2026 at 3:45 PM.**

#### 1. Call to Order/Roll Call

*A regular meeting of the City Council of the City of Commerce City was called to order by Mayor Pro Tem Noble on May 4, 2026, at 6:04 PM.*

**Present:** 9 - Mayor Steven J. Douglas, Mayor Pro Tem Susan Noble, Council Member Jose Guardiola, Council Member Rocky Teter, Council Member Joanna Sandoval, Council Member Craig Kim, Council Member Charles Dukes, Council Member Stefanie Trujillo and Council Member Lori Young

#### 2. Pledge of Allegiance

*The pledge of allegiance was recited.*

#### 3. Approval of Agenda

*A motion was made by Council Member Kim, seconded by Council Member Young to adopt the agenda as presented. VOTE: 9 - Aye*

#### 4. Public Comment

[26-076](#)

Public Comment - Individuals may address the City Council on items that are not on the agenda, or on agenda items that do not appear as Public Hearings, during Public Comment. Items of a personal nature should not be discussed; personnel-related matters shall be directed through the appropriate chain of command. Please sign up prior to the meeting start time. Neither Council Members nor City staff should be expected to engage in discussions or debate with any speaker. The Council may direct the City Manager to follow up with certain matters. Out of respect for City Council and others in attendance, comments are limited to three (3) minutes or less. If a large number of speakers have signed up representing a group and on the same topic, the Mayor may ask that the group designate a representative to present their collective comments. Visit <http://c3gov.com/council> to access full meeting agendas. Click on, "Virtual Meeting and Public Comment Instructions," for instructions on how to provide virtual live and written comments. The deadline to register for virtual comments, or submit written comments, is noon on the date of the meeting.

- *Brandon Jimenez spoke on the Flock Ordinance and security system.*

- *Nate Harris spoke on the Flock Ordinance updates.*

- *Jackie Valdez spoke on ATV's in the City and traffic issues.*

- *Kristi Douglas spoke on concerns about our democratic process.*

- *Ingred Barnette spoke for support on the Melanoma Awareness Month proclamation.*

## 5. Presentations

[Pres 26-119](#)

### YOUTH COMMISSION ANNUAL UPDATE

*Co-Chairs of the Youth Commission gave the presentation.*

[Pres 26-411](#)

### RECOGNIZING CITY COUNCIL'S 2026 RETREAT DISCUSSION AND AFFIRMING THE DIRECTION TO DEVELOP THE REFRESHED STRATEGIC PLAN

*A motion was made by Council Member Dukes, seconded by Council Member Guardiola, to formally recognize the 2026 City Council Retreat discussion and affirm staff's direction to develop the refreshed Strategic Plan based on the foundation established at the retreat and summarized in the retreat materials. VOTE: 9 - Aye.*

## 6. Noticed Council Business

[NCB 26-027](#)

## REQUEST FOR CONSIDERATION OF A CITY LOAN FOR THE ADVANCE MANUFACTURED HOME COMMUNITY RESIDENTS

*A motion was made by Mayor Pro Tem Noble, seconded by Mayor Douglas, to direct City staff to provide an analysis of offering a city loan to the residents of the Advanced Mobile Home Community and for Council to make a determination, to be completed by June 2026. VOTE: 2 - Aye, 7 - Nay (Dukes, Kim, Guardiola, Sandoval, Young, Trujillo, Teter)*

*A motion was made by Council Member Dukes, seconded by Council Member Sandoval, to stop the discussion and VOTE: 6 - Aye, 3 - Nay (Noble, Douglas, Teter).*

## 7. Consent Agenda

*Public Works Week Proclamation, Small Business Week Proclamation, Ordinance 2771, V25-0002, and Z25-0006 were removed off the consent agenda.*

*A motion was made by Council Member Dukes, seconded by Council Member Kim, to approve the Consent Agenda as amended. VOTE: 9 - Aye*

[Min 26-073](#)

## MINUTES OF THE APRIL 13, 2026 SPECIAL MEETING

[Proc 26-014](#)

## A PROCLAMATION DECLARING MAY 5, 2026 AS MISSING AND MURDERED INDIGENOUS WOMEN DAY

[Proc 26-015](#)

## A PROCLAMATION DECLARING MAY 2026 AS ASIAN AMERICAN AND PACIFIC ISLANDER HERITAGE MONTH IN COMMERCE CITY, COLORADO

[Proc 26-016](#)

## A PROCLAMATION DECLARING MAY 4-8, 2026 AS TEACHER APPRECIATION WEEK

[Proc 26-017](#)

## A PROCLAMATION DECLARING MAY 6-12, 2026 AS NATIONAL NURSES WEEK IN COMMERCE CITY, COLORADO

[Proc 26-018](#)

## A PROCLAMATION DECLARING MAY 17, 2026 AS KIDS TO PARKS DAY IN COMMERCE CITY, COLORADO

[Proc 26-019](#)

## A PROCLAMATION DECLARING THE WEEK OF MAY 17-23, 2026 AS PUBLIC WORKS WEEK IN COMMERCE CITY, COLORADO

*Public Works Staff read the proclamation.*

*Council Member Sandoval stepped away from the meeting at 7:22 PM.*

**A motion was made by Council Member Kim, seconded by Council Member Dukes, that this Proclamation be approved. VOTE:**

**Aye:** 8 - Mayor Douglas, Mayor Pro Tem Noble, Council Member Guardiola, Council Member Teter, Council Member Kim, Council Member Dukes, Council Member Trujillo and Council Member Young

**Absent:** 1 - Council Member Sandoval

[Proc 26-036](#)

A PROCLAMATION DECLARING MAY 4TH, 2026 THROUGH MAY 9TH, 2026 AS SMALL BUSINESS WEEK IN COMMERCE CITY, COLORADO

*Council Member Sandoval read the proclamation.*

**A motion was made by Council Member Kim, seconded by Council Member Teter, that this Proclamation be approved. VOTE:**

**Aye:** 8 - Mayor Douglas, Mayor Pro Tem Noble, Council Member Guardiola, Council Member Teter, Council Member Kim, Council Member Dukes, Council Member Trujillo and Council Member Young

**Absent:** 1 - Council Member Sandoval

[Proc 26-037](#)

A PROCLAMATION DECLARING MAY 8, 2026 AS PROVIDER APPRECIATION DAY IN COMMERCE CITY, COLORADO

[Proc 26-038](#)

A PROCLAMATION DECLARING MAY 4TH, 2026 THROUGH MAY 8TH, 2026 AS ECONOMIC DEVELOPMENT WEEK IN COMMERCE CITY, COLORADO

[Proc 26-040](#)

A PROCLAMATION DECLARING MAY 2026 AS MELANOMA AWARENESS MONTH IN COMMERCE CITY, COLORADO

[Ord 2745](#)

AN ORDINANCE AMENDING THE 2026 BUDGET OF THE CITY OF COMMERCE CITY, COLORADO BY THE RECOGNITION OF STATEWIDE INTERNET PORTAL AUTHORITY (SIPA) FUNDS IN THE AMOUNT OF \$425,000 FOR THE GOVGRANT PROGRAM AND AUTHORIZATION OF THE EXPENDITURE THEREOF

[Ord 2753](#)

AN ORDINANCE AMENDING THE 2026 BUDGET OF THE CITY OF COMMERCE CITY, COLORADO BY THE RECOGNITION OF DEPARTMENT OF LOCAL AFFAIRS (DOLA) HOMELESSNESS RESOLUTION PROGRAM GRANT FUNDING IN THE AMOUNT OF \$75,000 AND THE AUTHORIZATION OF THE EXPENDITURE THEREOF

[Ord 2769](#)

AN ORDINANCE CLOSING AND ELIMINATING FUND 700 SPECIAL IMPROVEMENT DISTRICTS AND TRANSFERRING THE REMAINING FUNDS IN THE AMOUNT OF \$88,752.13 INTO THE GENERAL FUND (010)

[Ord 2770](#)

AN ORDINANCE AMENDING ORDINANCE 1291, WHICH ESTABLISHED THE COMMERCE CITY SOLID WASTE MANAGEMENT DISPOSAL ENTERPRISE AND ITS RELATED FUND, TO COMPLY WITH CURRENT ACCOUNTING STANDARDS

[Ord 2771](#)

AN ORDINANCE AMENDING THE 2026 BUDGET OF THE CITY OF COMMERCE CITY BY RE-APPROPRIATING REMAINING AMERICAN RESCUE PLAN ACT, DONATIONS, METRO FOOTBALL STADIUM DISTRICT SHARE, CCBSD USE TAX, AND GRANTS FUNDING BALANCES IN THE GENERAL FUND, CCBSD USE TAX FUND, POLICE DONATIONS FUND, GRANTS FUND, AND CAPITAL EXPENDITURES FUND AND AUTHORIZING THE EXPENDITURE THEREOF

**A motion was made by Mayor Pro Tem Noble, seconded by Council Member Teter, that this Ordinance be introduced by council as seated and approved on first reading. VOTE:**

**Aye:** 8 - Mayor Douglas, Mayor Pro Tem Noble, Council Member Guardiola, Council Member Teter, Council Member Kim, Council Member Dukes, Council Member Trujillo and Council Member Young

**Absent:** 1 - Council Member Sandoval

[Ord 2776](#)

AN ORDINANCE AMENDING THE 2026 BUDGET OF THE CITY OF COMMERCE CITY, COLORADO BY AUTHORIZING THE TRANSFER OF OPIOID SETTLEMENT FUNDS FROM THE GENERAL FUND TO THE URBAN RENEWAL AUTHORITY IN THE AMOUNT OF \$40,000 FOR THE BRIDGE HOUSE'S READY TO WORK PROGRAM AND THE AUTHORIZATION OF THE EXPENDITURE THEREOF

[Res 2026-025](#)

A RESOLUTION AUTHORIZING AWARD OF A CONTRACT FOR A NEW MICROSOFT ENTERPRISE AGREEMENT TO INSIGHT PUBLIC SECTOR, INC.

[Res 2026-046](#)

A RESOLUTION AUTHORIZING FIRST AMENDMENT TO THE AGREEMENT FOR PROFESSIONAL SERVICES WITH MCCI, LLC FORMERLY OPERATING AS ECS IMAGING, INC.

[V25-0002](#)

AN ORDINANCE VACATING A PORTION OF BUCKLEY ROAD BETWEEN EAST 112TH AVENUE AND EAST 120TH AVENUE, COMMERCE CITY, COLORADO.

**A motion was made by Mayor Pro Tem Noble, seconded by Council Member Dukes, that this Ordinance be introduced by council as seated and approved on first reading. VOTE:**

**Aye:** 8 - Mayor Douglas, Mayor Pro Tem Noble, Council Member Guardiola, Council Member Teter, Council Member Kim, Council Member Dukes, Council Member Trujillo and Council Member Young

**Absent:** 1 - Council Member Sandoval

[Z25-0006](#)

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COMMERCE CITY, COLORADO BY REZONING THE PROPERTY GENERALLY LOCATED AT 8025 PONTIAC STREET FROM I-1 (LIGHT-INTENSITY INDUSTRIAL DISTRICT) TO I-2 (MEDIUM-INTENSITY INDUSTRIAL DISTRICT)

*Council Member Sandoval re-joined the meeting at 7:28 PM.*

**A motion was made by Mayor Pro Tem Noble, seconded by Council Member Kim, that this Zoning Ordinance be introduced by council as seated and approved on first reading. VOTE:**

**Aye:** 9 - Mayor Douglas, Mayor Pro Tem Noble, Council Member Guardiola, Council Member Teter, Council Member Sandoval, Council Member Kim, Council Member Dukes, Council Member Trujillo and Council Member Young

## 8. Administrative Council Business

*A motion was made by Council Member Guardiola, seconded by Council Member Kim, directing the City Manager and staff to explore the eligibility of Advanced Mobile Home Park as a use under Private Activity Bonds to serve as bridge funding for acquisition of the park by the tenants, and identify potential partners to serve as the recipient to disburse funds in support of acquisition. VOTE: 9 - Aye.*

## 9. Council Reports

[26-079](#)

REVIEW OF THE WORK SCHEDULE

*City Manager Rogers highlighted items presented in their weekly report provided to council earlier. The mayor and council reported on their attendance at various meetings and events.*

## 10. Executive Session

[EXS 26-005](#)

AN EXECUTIVE SESSION OF THE CITY COUNCIL PURSUANT TO C.R.S. SECTION 24-6-402(4)(F)(I) FOR THE DISCUSSION OF PERSONNEL MATTERS, SPECIFICALLY TO DISCUSS 2026 PERFORMANCE STANDARDS OF THE CITY MANAGER

**A motion was made by Council Member Kim, seconded by Council Member Young, to enter into an Executive Session pursuant to C.R.S. 24-6-402(4)(F)(I) for the discussion of personnel matters, specifically to discuss 2026 performance standards of the City Manager. VOTE:**

**Aye:** 9 - Mayor Douglas, Mayor Pro Tem Noble, Council Member Guardiola, Council Member Teter, Council Member Sandoval, Council Member Kim, Council Member Dukes, Council Member Trujillo and Council Member Young

**11. Adjourn**

*The meeting adjourned at 8:02 PM.*

*In accord with the city charter, the city clerk read the title to all ordinances and resolutions adopted by Council at this meeting.*

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*Steven J. Douglas, Mayor*

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*Stephen J. Ruger, City Clerk*

[26-077](#)

CITY COUNCIL POLICIES

[26-078](#)

CITY MANAGER WEEK IN REVIEW REPORT

**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.**