



Commerce City

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

Meeting Agenda - Final-revised City Council

Monday, August 15, 2022

6:00 PM

Council Chambers, 7887 E. 60th Ave Commerce City, CO 80022. The meeting will be live on Channel 8 and c3gov.com/video. Zoom Registration: https://c3gov.zoom.us/webinar/register/WN_V6jEFabxTzGAeZHqKsAe6w

Regular Meeting. Times given are estimates only.
Updated 8/15/2022 @12:00 PM

1. **Call to Order/Roll Call - 6:00 PM**

2. **Pledge of Allegiance**

3. **Executive Session**

[22-145](#)

An executive session of the City Council pursuant to C.R.S. 24-6-402(4)(f) for the purposes of discussing the employment status of the City Manager and appointment thereof.

4. **Citizen Communication - 6:30 PM**

[22-151](#)

Citizen Communication - City Council will conduct this meeting in person at the Commerce City Civic Center, 7887 E 60th Ave, Commerce City, CO 80022. There will be the opportunity for public comment at the meeting during citizen communication and/or for each agenda item. Comments may be consolidated under the Citizen Comment part of the meeting. The public can submit their comments live during the meeting in person, via Zoom, or in advance through mail or email. Visit c3gov.com/council and click on "Meeting agendas" for the full meeting agenda and "Virtual Meeting and Public Comment Instructions" for instructions on how to submit live verbal and written comments. The deadline to register via Zoom or submit written comments is noon on Monday, August 15.

Attachments: [Written Comments](#)

5. **Proclamations and Recognitions - 7:00 PM**

[22-148](#) GFOA Awards for Outstanding Achievement in Popular Financial Reporting, Certificate of Achievement for Excellence in Financial Reporting and Distinguished Budget Presentation

Attachments: [Council Communication](#)

[2020 PAFR Award](#)

[2020 ACFR Award](#)

[2022 Budget Award](#)

[Proc 22-31](#) Proclamation Declaring August 26th, 2022 as Women's Equality Day in Commerce City, Colorado

Attachments: [Women's Equality Day Proclamation](#)

[Proc 22-32](#) Proclamation Recognizing September 15th, 2022 to October 15th, 2022 as National Hispanic Heritage Month in Commerce City, Colorado

Attachments: [National Hispanic Heritage Month Proclamation](#)

[Proc 22-34](#) Proclamation Declaring September 16th, 2022 as National Stepfamily Day in Commerce City

Attachments: [National Stepfamily Day Proclamation](#)

6. Presentations - 7:20 PM

[Pres 22-453](#) ULI TAP Report Presentation

Attachments: [Council Communication](#)

[TAP Report](#)

[Pres 22-457](#) South Adams County Fire Protection District Update

Attachments: [Council Communication](#)

7. Consent Agenda - 7:45 PM

[Min 22-208](#) Minutes of the July 18, 2022 Regular Meeting

Attachments: [Minutes](#)

[Min 22-224](#) Minutes of the August 1, 2022 Regular Meeting

Attachments: [Minutes](#)

[Min 22-225](#) Minutes of the August 8, 2022 Special Meeting

Attachments: [Minutes](#)

[Ord 2407](#) SECOND AND FINAL READING OF AN ORDINANCE AMENDING THE 2022 BUDGET OF THE CITY OF COMMERCE CITY, COLORADO BY THE RECOGNITION OF THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS IN THE AMOUNT OF \$422,541 AND THE AUTHORIZATION OF THE EXPENDITURE THEREOF

Attachments: [Council Communication](#)

[Ordinance 2407](#)

[Commerce 2022 Allocation Letter](#)

[Ord 2408](#) SECOND AND FINAL READING OF AN ORDINANCE AMENDING THE COMMERCE CITY REVISED MUNICIPAL CODE TO SPECIFY TERM LIMITS OF BOARD AND COMMISSION MEMBERS OF THE DERBY REVIEW BOARD, YOUTH COMMISSION, CITIZEN PUBLIC SAFETY ADVISORY BOARD, SENIOR COMMISSION, AND VETERANS COMMISSION

Attachments: [Council Communication](#)

[Ordinance 2408](#)

[Ord 2409](#) SECOND AND FINAL READING OF AN ORDINANCE AMENDING THE 2022 BUDGET OF THE CITY OF COMMERCE CITY, COLORADO BY THE RECOGNITION OF THE DRCOG SAFER MAIN STREET PROGRAM GRANT IN THE AMOUNT OF \$2,720,000 AND THE EXPENDITURE THEREOF

Attachments: [Council Communication](#)

[Ordinance 2409](#)

[Presentation](#)

[Ord 2410](#) SECOND AND FINAL READING OF AN ORDINANCE AMENDING THE 2022 BUDGET OF THE CITY OF COMMERCE CITY, COLORADO BY THE RECOGNITION OF THE POOLS SPECIAL INITIATIVE 2022 GRANT IN THE AMOUNT OF \$12,500 AND THE AUTHORIZATION OF THE EXPENDITURE THEREOF

Attachments: [Council Communication](#)

[Ordinance 2410](#)

[Grant Award](#)

[Pools Special Initiative 2022 Website](#)

[Res 2022-75](#) A RESOLUTION GRANTING A UTILITY EASEMENT TO UNITED POWER, INC. FOR CONSTRUCTION, OPERATION, MAINTENANCE, REPLACEMENT, ENLARGEMENT, RECONSTRUCTION, IMPROVEMENT, INSPECTION, REPAIRS AND REMOVAL OF UTILITY, ELECTRICAL AND COMMUNICATIONS FACILITIES AND ALL FIXTURES AND DEVICES APPURTENANCES THERETO ON CITY PROPERTY GENERALLY LOCATED AT US-76 AND PEORIA STREET

Attachments: [Council Communication](#)
[Resolution 2022-75](#)
[Easement Agreement](#)

[Res 2022-77](#) A RESOLUTION AUTHORIZING AWARD OF A CONTRACT FOR DESIGN AND PRECONSTRUCTION SERVICES FOR THE 96TH AVENUE WIDENING PROJECT TO HUITT-ZOLLARS, INC.

Attachments: [Council Communication](#)
[Resolution 2022-77](#)
[Agreement for Professional Services](#)
[Exhibit A to Agreement for Professional Services](#)
[Request For Proposal](#)
[Huitt-Zollars, Inc. Proposal](#)

[Res 2022-85](#) A RESOLUTION VACATING AN EASEMENT AT APPROXIMATELY 7001 COLORADO BOULEVARD

Attachments: [Council Communication](#)
[Resolution 2022-85](#)

[Res 2022-86](#) A RESOLUTION APPOINTING MEMBERS TO DESIGNATED BOARDS AND COMMISSIONS OF COMMERCE CITY

Attachments: [Council Communication](#)
[Resolution](#)

8. Public Hearings - 7:50 PM

[Res 2022-03](#) A RESOLUTION APPROVING THE AVILLA SETTLERS CROSSING
SUBDIVISION GENERALLY LOCATED SOUTH OF E. 100TH AVENUE
AND EAST OF TOWER ROAD

Attachments: [Council Communication](#)
[Resolution 2022-03](#)
[Exhibit A to Resolution 2022-03](#)
[Staff Report](#)
[Applicant Narrative](#)
[Vicinity Map](#)
[Final Plat](#)
[Traffic Conformance Letter](#)
[Drainage Report](#)
[Storm Water and Erosion Control Report](#)
[Development Agreement](#)
[Settlers Crossing PUD Zone Document](#)
[27J Comments](#)
[Adams County Comments](#)
[DIA Combined Comments](#)
[E470 Comments](#)
[GIS Comments](#)
[MHFD Comments](#)
[Parks Comments](#)
[Planning Combined Comments](#)
[Police Comments](#)
[Public Works Combined Comments](#)
[SACFD Combined Comments](#)
[SACWSD Combined Comments](#)
[United Power Comments](#)
[Xcel Combined Comments](#)
[Public Notice Sign Posting Affidavit](#)
[Planning Commission Minutes](#)
[Applicant Presentation](#)
[Written Comments](#)

Continued from March 7, 2022

[Z-984-22](#) SECOND AND FINAL READING OF AN ORDINANCE AMENDING THE ZONING ORDINANCE AND ZONING MAP OF THE CITY OF COMMERCE CITY, COLORADO BY ZONING THE PROPERTY ANNEXED AS 7001 COLORADO BOULEVARD ANNEXATION FROM ADCO ADAMS COUNTY A-1 TO COMMERCE CITY R-3 (MULTI-FAMILY RESIDENTIAL)

Attachments: [Council Communication - Updated](#)
[Council Communication - June 20, 2022](#)
[Ordinance Z-984-22 - Final](#)
[Ordinance Z-984-22 - Updated](#)
[Exhibit A - Legal Description](#)
[Ordinance Z-984-22 - Original](#)
[Staff Report Z-984-22](#)
[Vicinity Map](#)
[Applicant Narrative](#)
[Architectural Character](#)
[Concept Plan](#)
[Concept Building Layout](#)
[Neighborhood Meeting Minutes](#)
[Traffic Study](#)
[Miscellaneous Item](#)
[Public Comment](#)
[Planning and Referral Agency Comment Letters](#)
[Application Review Form](#)
[Posting Affidavit - Planning Commission](#)
[Posting Affidavit City Council - Original](#)
[Posting Affidavit City Council - Updated](#)
[Proof of Publication - Planning Commission](#)
[Proof of Publication - City Council](#)
[Zone Change Document](#)
[Minutes of the May 3, 2022 Planning Commission Meeting](#)
[Applicant Presentation](#)

Continued from July 18, 2022

The public hearings will be conducted hybrid in-person and via Zoom. There will be an opportunity to testify live during the meeting or in advance via email or regular mail. Visit c3gov.com/council and click on “Virtual Meeting and Public Comment Instructions” for instructions on how to register or submit comments. The deadline to register to comment and to submit written comments is noon on Monday, August 15. Please contact the City Clerk to request paper copies of materials.

9. Resolutions - 9:20 PM

[Res 2022-84](#) A RESOLUTION AUTHORIZING THE ASSIGNMENT OF THE CITY’S PRIVATE ACTIVITY BOND ALLOCATION FOR 2022 TO THE HOUSING AUTHORITY OF THE CITY OF COMMERCE CITY, COLORADO; PROVIDING DETAILS IN CONNECTION THEREWITH; AND PROVIDING AN EFFECTIVE DATE

Attachments: [Council Communication](#)
[Resolution](#)
[2022 Assignment of Allocation](#)
[Private Activity Bond Letter](#)
[Private Activity Bond Allocation Promise](#)
[Certificate PAB Volume Cap](#)
[Letter for CCHA](#)
[Presentation - 1/3/2022](#)
[Presentation - 4/18/2022](#)

10. Ordinances on 1st Reading - 9:25 PM

[Ord 2411](#) FIRST READING OF AN ORDINANCE AMENDING SECTIONS 21-3320 AND 21-3340 OF THE LAND DEVELOPMENT CODE RELATING TO STANDARDS FOR ANNEXATION AGREEMENTS

Attachments: [Council Communication](#)
[Ordinance 2411](#)

[Ord 2420](#) FIRST READING OF AN ORDINANCE AMENDING SECTIONS 21-5200 AND 21-11200 OF, AND ADDING SECTION 21-5263 TO, THE LAND DEVELOPMENT CODE RELATING TO ALLOWING LIMITED COMMERCIAL USES IN CERTAIN R-3 (MULTI-FAMILY RESIDENTIAL) DISTRICTS NEAR TRANSIT STATIONS

Attachments: [Council Communication](#)
[Ordinance 2420](#)

11. Ordinances on 2nd Reading - 9:55 PM

[Ord 2402](#) SECOND AND FINAL READING OF AN ORDINANCE AMENDING THE 2022 BUDGET OF THE CITY OF COMMERCE CITY, COLORADO, BY APPROPRIATING PORTIONS OF THE UNENCUMBERED FUND BALANCES OF THE GENERAL FUND, CAPITAL EXPENDITURES FUND AND FACILITY SERVICES FUND AND TRANSFERRING TO DESIGNATED FUNDS PORTIONS OF THE UNENCUMBERED FUND BALANCE IN THE GENERAL FUND, FOR A TOTAL AMOUNT OF \$12,659,472 AND AUTHORIZING THE EXPENDITURE THEREOF.

Attachments: [Council Communication](#)
[Ordinance 2402 - Amended](#)
[Ordinance 2402 - Original](#)
[Re-appropriation Summary](#)
[Re-Appropriation Request Forms](#)

[Ord 2412](#) SECOND AND FINAL READING OF AN ORDINANCE AMENDING SECTION 2-2003 "TIME OF ADJOURNMENT" OF THE COMMERCE CITY REVISED MUNICIPAL CODE TO AUTOMATICALLY CAUSE ALL REGULAR AND SPECIAL MEETINGS AND STUDY SESSIONS TO AUTOMATICALLY ADJOURN AT 10:30 P.M. UNLESS OTHERWISE EXTENDED

Attachments: [Council Communication](#)
[Ordinance 2412](#)
[Exhibit A](#)

12. Administrative Council Business - 10:05 PM**13. Council Reports - 10:20 PM****14. Adjourn - 10:30 PM**

Any citizen 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 as soon as possible before the meeting.