



City Council Communication

AGENDA DATE: August 3, 2026

LEGISTAR ITEM #: Ord 2789

PRESENTER: Theresa Wilson

DEPARTMENT: Finance

☒ Ordinance

☒ Resolution

☐ Public Hearing

REQUEST

Approve an ordinance to amend the 2026 Budget by appropriating unencumbered fund balance in the Impact Fee Fund to transfer to the Capital Expenditures Fund for use on the Landmark Drive and Chambers Road Widening Phase I projects.

BACKGROUND

The City entered into a Development Agreement with the Adams and Weld Counties School District 27J regarding the construction of Landmark Drive. This agreement obligates the City to reimburse the District a not to exceed amount of \$811,263 for costs associated with this roadway improvement. The District has advanced the project and is ready to begin invoicing the City for design work associated with this project.

Separately, the entire Chambers Road Widening project is estimated to cost \$32.4 million. The City currently has \$5 million available, \$4.1 million of which is Congressionally Directed Spending funding, which is not sufficient to complete the entire project. Given this, the City has identified Phase I of the Chambers Road Widening project, which spans 112th Avenue to 116th Avenue, as a priority to move forward. Phase I is estimated to cost \$8.2 million, leaving a \$3.2 million funding gap to cover this phase.

Sufficient Impact Fee Fund unencumbered fund balance from Benefit District 2 is available to accommodate transfers to the Capital Expenditures Fund to cover costs of the Landmark Drive and Chambers Road Widening Phase I project described above.

CITY COUNCIL COMMUNICATION CONTINUED

Ordinance 2789 is presented for City Council consideration to appropriate funds needed to move forward on these two priority capital projects.

- \$811,263 for Landmark Drive
- \$3,200,000 for Chambers Road Widening Phase I
- Total transfers = \$4,011,263

FINANCIAL IMPACT

Contractor	N/A
Amount of Request/Contract	\$811,263 for Landmark Drive and \$3,200,000 for Chambers Road Widening Phase I
Amount Not To Exceed	\$4,011,263
Amount Budgeted	\$0
Budget Year	FY2026
Funding Source	Impact Fee Fund Unencumbered Fund Balance
Additional Funds Needed	\$0
Funding Source (if funds needed)	Impact Fee Fund Unencumbered Fund Balance

PROJECT TIMELINE

Estimated Start Date	Estimated End Date
The project is currently in right-of-way acquisition and design phase. Construction will begin in 2027.	Phase one is anticipated to be completed in 2029.
Years and Months of Contract	Number of Times Renewable
N/A	N/A

JUSTIFICATION

☒ Council Goal	☐ Strategic Plan	☐ Work Plan	☐ Legal
Citation	Council Goal 1: Infrastructure and Transportation – Develop and maintain public infrastructure, facilities, and transportation to improve community appearance and encourage continued development.		

AVAILABLE ACTIONS

CITY COUNCIL COMMUNICATION CONTINUED

- Available Action #1. Approve Ordinance 2789 as submitted.
- Available Action #2. Propose amendment to Ordinance 2789.
- Available Action #3. Provide additional or new direction for staff.
- Available Action #4. Maintain status quo.

STAFF RECOMMENDATION

Staff recommends Action #1, approve the ordinance as submitted.