

**AGENDA**  
**BOARD OF COUNTY COMMISSIONERS**  
**WELD COUNTY, COLORADO**  
**WEDNESDAY, AUGUST 17, 2022**  
**9:00 A.M.**

**2022-2380**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL:**

Commissioner Scott K. James, Chair  
Commissioner Mike Freeman, Pro-Tem  
Commissioner Perry L. Buck  
Commissioner Steve Moreno  
Commissioner Lori Saine

**MINUTES:** Approval of Minutes of August 3, 2022 [2022-2251]

**CERTIFICATION OF HEARINGS:** Hearings conducted on August 3, 2022:

- |  |             |
|--|-------------|
| 1) COZ22-0006 – Marisela Mendez              | [2022-2169] |
| 2) USR22-0010 – Noelia Leal and Melissa Keen | [2022-2197] |
| 3) USR22-0014 – Steven and Kelly Roll        | [2022-2210] |

**PUBLIC INPUT:**

Each individual speaker is allowed, and must strictly adhere to, a three-minute period of time in which to address the Board of County Commissioners on topics which are not on the Consent Agenda and not on the Board's regular Agenda. All comments must be directed to the Board. To accommodate the limited time available for Public Input, speakers are asked to restrict comments to topics which have not been previously addressed to the Board by the speaker. The Chair may immediately refer any comment to staff for resolution or for scheduling of a work session. Personal attacks against Board members, Administrative staff or Employees will not be recognized. The Board will not accept comments regarding matters which fall outside its jurisdiction or are likely to be considered at a future public hearing, such as a land use hearing. In that event, the speaker will be asked to give his or her testimony at that hearing, either in person or in writing. Combined public input on any topic shall be limited to 15 minutes. Persons who wish to submit written comments on any topic may do so any time by mailing such comments to the Weld County Clerk to the Board, P.O. Box 758, 1150 O Street, Greeley, CO 80632, or by email to: [ctb@weldgov.com](mailto:ctb@weldgov.com), either in person or in writing. Combined public input on any topic shall be limited to 15 minutes.

**AMENDMENTS TO AGENDA:**

**APPROVAL OF CONSENT AGENDA:**

**WARRANTS:**

- |                                       |             |
|---------------------------------------|-------------|
| 1) General Warrants – August 16, 2022 | [2022-2382] |
|---------------------------------------|-------------|

**BIDS:**

- |   |             |
|---|-------------|
| 1) Approve Bid #B2200097, Tandem Axle Tank Trailer with Dust Palliative Spray System (QTY 2) – Department of Public Works ( <i>Cont'd from 8/3/2022</i> )                           | [2022-2046] |
| 2) Approve Bid #B2200104, Intermediate Distribution Frame (IDF) Air Conditioning (AC) Project for Department of Human Services and Southeast Service Center – Facilities Department | [2022-2253] |
| 3) Present Bid #B2200115 – Construction Services for the Reconstruction of CRs 66 and 41 Intersection Project – Department of Public Works  | [2022-2383] |

**NEW BUSINESS:**

- |   |             |
|---|-------------|
| 1) Consider Contract ID #6184 Individual Provider Contract for Purchase of Foster Care Services in Foster Care Home and authorize Chair to sign – Matthew and Rebecca Cox | [2022-2384] |
|---|-------------|

**NEW BUSINESS (CONT'D):**

- 2) Consider Contract ID #6187 Grant Closeout Check List for Various Workforce Innovation and Opportunity Act (WIOA) Programs, and authorize Chair to sign [2022-2385]
- 3) Consider Contract ID #6192 2022-2023 Plan for Core Services Program and authorize Chair and Director of Department of Human Services to sign and submit electronically [2022-2386]
- 4) Consider Contract ID #6193 Agreement for Professional Services for Translation and Interpretation Services, and authorize Chair to sign – Colorado Language Services, Inc. [2022-2387]
- 5) Consider Contract ID #6201 Child Protection Agreement for Services and authorize Chair to sign – NoCo Speech Therapy and Diagnostics [2022-2388]
- 6) Consider Contract ID #6202 Change Letter Amendment #5 to Memorandum of Understanding for Disaster Recovery National Dislocated Worker Grant (CoResponds) and authorize Chair to sign – Jefferson County [2022-2389]
- 7) Consider Contract ID #6159 Regional Communications User Agreement and authorize Chair to sign – Town of Keenesburg [2022-2390]
- 8) Consider Contract ID #6159 Regional Communications User Agreement Amendment #1 for Wireless Radio Services and authorize Chair to sign – Town of Keenesburg [2022-2391]
- 9) Consider Amendment #2 to Leave Management Services Agreement and authorize Chair to sign – UPMC Benefit Management Services, Inc., dba Workpartners [2022-2392]
- 10) Consider Amendment to Small Tract Oil and Gas Lease Covering Certain Property Owned by Weld County, Colorado, and authorize Chair to sign – PDC Energy, Inc. [2022-2393]
- 11) Consider Contract ID #6180 Agreement for Professional Services for Heating, Ventilation, and Air Conditioning (HVAC) Control Panel Replacement for North Jail Complex and authorize Chair to sign – SetPoint Systems Corporation [2022-2394]
- 12) Consider Contract ID #6185 Right-of-Way Easements for Rail Spur Site and authorize Chair to sign – Poudre Valley Rural Electric Association, Inc. [2022-2395]
- 13) Consider Appeal Concerning Bid #B2200096, Vehicle Lift Replacement - Liftnow Automotive Equipment Corp [2022-2396]

**PLANNING:**

- 1) Consider Partial Vacation of Two-Lot Recorded Exemption, RE-2900, for Removal of Lot B – GreenLeaf Acres, LLC, c/o Barry Fehr [2022-2397]

**ADJOURN:**

**PUBLIC HEARINGS  
BOARD OF COUNTY COMMISSIONERS**

- 10:00 AM - Docket #2022-54, PL2828 - A Site Specific Development Plan and Use by Special Review Permit, USR22-0013, for a Solar Energy Facility (2.4 MW on 18 acres) outside of subdivisions and historic townsites in the A (Agricultural) Zone District, David Cogburn, c/o US Solar [located north of and adjacent to County Road 66; west of and adjacent to County Road 49] (Planner – Kim Ogle) [2022-2294]

**PUBLIC HEARINGS (CONT'D):**

- 10:00 AM - Docket # 2022-57, PL2830 - A Site Specific Development Plan and Use by Special Review Permit, USR22-0012, for Oil and Gas Support and Service including Outdoor Storage Yards for Oil and Gas Vehicles and Equipment in the A (Agricultural) Zone District, Cory and Traci Knotte, c/o Diamond T Services, Inc. [located west of and adjacent to County Road 23; approximately 1/4 mile south of County Road 20] (Planner – Chris Gathman) [2022-2316]
- 10:00 AM - Docket #2022-60, PL2832 - A Site Specific Development Plan and Use by Special Review Permit, USR22-0015, for Uses similar to a research laboratory (rocket testing facility) in the A (Agricultural) Zone District, AgCountry Revocable Trust, c/o Ursa Major Technologies, Inc. [located north of and adjacent to County Road 82; east of and adjacent to County Road 63] (Planner – Michael Hall) [2022-2329]

# CONSENT AGENDA

## SCHEDULE OF ADVISORY BOARD MEETINGS:

Aug 18 -	Extension Advisory Council	12:00 PM
Aug 18 -	Greeley-Weld County Airport Authority	3:30 PM
Aug 23 -	Board of Public Health	9:00 AM
Aug 23 -	Regional Communications Advisory Board	10:30 AM
Aug 23 -	Community Corrections Board	12:00 PM
Aug 24 -	Greeley Housing Authority	4:30 PM

## ITEMS SCHEDULED FOR FUTURE BOARD MEETINGS:

This is not a complete listing of items scheduled for future Board Meetings; however, it is a listing of those items which are deemed to have interest to various citizens. All Board Meetings begin at 9 AM.

- Aug 22 - Partial Vacation of Four-Lot Recorded Exemption, RECX13-0037, for Removal of Lot D (formerly Lot D of RECX12-0094) – Windy Hills Ranch, LLC, c/o Chris Petersheim
- Aug 22 - First Reading of Code Ordinance #2022-05, In the Matter of Repealing and Reenacting, with Amendments, Chapter 23 Zoning and Chapter 29 Building Regulations of the Weld County Code
- Aug 24 - Partial Vacation of Four-Lot Recorded Exemption, RECX15-0066, for Removal of Lot D – Brad and Stacy Lawley
- Sep 12 - Second Reading of Code Ordinance #2022-05, In the Matter of Repealing and Reenacting, with Amendments, Chapter 23 Zoning and Chapter 29 Building Regulations of the Weld County Code
- Sep 21 - Certification to Weld County Treasurer of Zoning Violation Penalties as Special Assessment – Consuelo Hernandez (*Cont'd from 6/22/2022*)
- Oct 3 - Final Reading of Code Ordinance #2022-05, In the Matter of Repealing and Reenacting, with Amendments, Chapter 23 Zoning and Chapter 29 Building Regulations of the Weld County Code
- Oct 17 - Request to Extend Time to Record the Map or Recission of Resolution #2018-3253, dated October 17, 2018, for Use by Special Review Permit, USR18-0028 – Dittmer Farm, LLC, c/o Timothy Dittmer, and Blue Pill, LLC, c/o Kendal Dittmer (*Cont'd from 4/18/2022*)
- Nov 7 - Dust Blowing Citation Pursuant to C.R.S. §35-72-103 – Jerold and Alice Hoffman (*Scheduled from 7/25/2022*)
- Nov 7 - First Reading of Code Ordinance #2022-06, In the Matter of Repealing and Reenacting, with Amendments, Chapter 5 Revenue and Finance of the Weld County Code (*Annual Fees*)
- Nov 23 - Second Reading of Code Ordinance #2022-06, In the Matter of Repealing and Reenacting, with Amendments, Chapter 5 Revenue and Finance of the Weld County Code (*Annual Fees*)
- Dec 12 - Final Reading of Code Ordinance #2022-06, In the Matter of Repealing and Reenacting, with Amendments, Chapter 5 Revenue and Finance of the Weld County Code (*Annual Fees*)

## FUTURE PUBLIC HEARINGS:

All future Hearings are publicly noticed and will begin following the adjournment of the regular Board Meeting.

- Aug 22 - Docket #2022-71, PL1882 - Probable Cause Hearing, PCSC22-0013, to consider setting a Show Cause Hearing to determine whether or not the applicant is in compliance with certain Development Standards contained in Minor Amended Use by Special Review Permit, MUSR14-0008, for a Kennel to increase the number of dogs allowed from 16 to 30 in the A (Agricultural) Zone District, Scott and Kristen Fisher [located east of and adjacent to County Road 23; approximately one-third of a mile south of State Highway 392] (Planner – Diana Aungst) 9:00 AM

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**FUTURE PUBLIC HEARINGS (CONT'D):**

- Aug 31 - Docket #2022-61, PL0777 and PL2705 - Probable Cause Hearing, PCSC22-0011, to consider setting a Show Cause Hearing to determine whether or not the applicant is in compliance with certain Development Standards contained in Use by Special Review Permit, USR-895, for a Solid Waste Disposal Site and Facility, and USR18-0065, for a Solid Waste Disposal Site and Facilities, in the A (Agricultural) Zone District, Waste Management Disposal Services of Colorado, Inc., [located north of and adjacent to State Highway 14; south of and adjacent to County Road 84; east of and adjacent to County Road 25] (Planner – Kim Ogle) – *(Cont'd from 6/20/2022)* 9:00 AM
- Oct 19 - Docket #2022-34, PL0003 - Second Amended Planned Unit Development Change of Zone, PUDZ22-0001, of Beebe Draw Farms and Equestrian Center PUD (AMZ-412) for E (Estate), C-1 (Neighborhood Commercial), C-2 (General Commercial), C-3 (Business Commercial), I-2 (Medium Industrial), and A (Agricultural) Zone District uses, including generally defined open space, recreational uses, community services, and oil and gas production facilities, REI, LLC, dba Investors, LLC, and Beebe Draw Farms Authority [located east of and adjacent to County Road 39; north of and adjacent to County Road 32] (Planner – Michael Hall) – *(Cont'd from 4/20/2022)* 10:00 AM
- Oct 24 - Docket #2022-63, PL0048 - Probable Cause Hearing, PCSC22-0010, to consider setting a Show Cause Hearing to determine whether or not the applicant is in compliance with certain Development Standards contained in Use by Special Review Permit, USR-413, for Aircraft Storage and Salvage, in the A (Agricultural) Zone District, Paul Page [located east of and adjacent to County Road 1.5; north of and adjacent to Cheesman Street] (Planner – Diana Aungst) – *(Cont'd from 7/25/2022)* 9:00 AM
- Oct 26 - Docket #2022-68, PL2539 - Show Cause Hearing, PCSC22-0003, to determine whether or not the applicant is in compliance with certain Permit Conditions for Zoning Permit for a Home Occupation Class II, ZPHB16-0015, Santos Vega and Luz Yadira Vega [located north of and adjacent to East 16th Street; west of and adjacent to Birch Avenue] (Planner – Michael Hall) – *(Scheduled from 8/8/2022)* 9:00 AM

**COMMUNICATIONS:**

- 1) Planning Commission, Minutes from August 2, 2022
- 2) County Council, Minutes from July 20, 2022, and Agenda for August 15, 2022
- 3) Department of Oil and Gas Energy, 1041 WOGLA Hearing Docket for August 18, 2022
- 4) Department of Planning Services, Addition to File PL2414, USR21-0005 – Cannon Land Company, c/o Certaurus (USA), Ltd.
- 5) Department of Planning Services, Addition to File RECX19-0035 – Gene and Roxane Schroeder

**PUBLIC REVIEW:**

- 1) City of Evans, Mountain Cement Company Annexation Nos. 1 and 2, Project Narrative and Maps [2022-2371]
- 2) City of Evans, Liberty Draw Annexation, Ordinance [2022-2372]
- 3) Colorado Department of Natural Resources, Division of Reclamation, Mining and Safety, Application (111) for Special Operation Reclamation – Jalisco International, Inc. – Section 20 Gravel Mine [2022-2370]

**RESOLUTIONS (Please see document for signature and/or execution date):**

- 1) Approve Temporary Closure of CR 71 Between CRs 14 and 16 [2022-2359]
- 2) Approve Extension of Temporary Closure of CR 22 Between CRs 31 and 41 [2022-2360]
- 3) Approve Declaration of Certain Equipment as Surplus Property and authorize Disposal – Andersen’s Sales and Salvage, Inc. [2022-2361]
- 4) Approve Decision to Decline Participation in the Colorado Paid Family and Medical Leave Insurance Program (“FAMLI”) [2022-2362]

**MISCELLANEOUS:**

- \* 1) Contract ID #6209 Child Protection Agreement for Services (Bid #B2200040) – Assurance Therapeutic Services, Ltd. [2022-2398]
- \* 2) Contract ID #6215 Individual Provider Contract for Purchase of Foster Care Services in a Foster Care Home – Sandra Mata [2022-2399]
- \* 3) Contract ID #6161 Professional Service Agreement for Weld County Courthouse 3-Dimensional (3D) Laser Scanning As-Built Drawing Services (Bid #B2200095) – Y2 Consultants, LLC [2022-1940]
- \* 4) Contract ID #6172 Extension/Renewal #1 to Purchase Order for Banner and Application Extender Software Maintenance – KoFile [2022-2400]
- \* 5) Contract ID #6216 Extension/Renewal #1 to Agreement for Construction Services for Paving Fabric Supply and Installation Project (Bid #B2100099) – Vance Brothers, Inc. [2021-1531]
- \* 6) Contract ID #6199 Improvements and Road Maintenance Agreement According to Policy Regarding Collateral for Improvements for Use by Special Review Permit, USR21-0003 – Kiewit Infrastructure Company [2022-2401]
- \* 7) Contract ID #6200 Improvements and Road Maintenance Agreement According to Policy Regarding Collateral for Improvements for Planned Unit Development Final Plan, PUDF20-0001 – Boulder Creek Estates, Ltd. [2022-2402]

\* **Signed this date**