

**AGENDA**  
**BOARD OF COUNTY COMMISSIONERS**  
**WELD COUNTY, COLORADO**  
**MONDAY, MARCH 27, 2023**  
**9:00 A.M.**

**2023-0870**

**PLEDGE OF ALLEGIANCE**

**HOUSING AUTHORITY BOARD**

**ROLL CALL:**

Commissioner Mike Freeman, Chair  
Commissioner Perry L. Buck, Pro-Tem  
Commissioner Scott K. James  
Commissioner Kevin D. Ross  
Commissioner Lori Saine

**MINUTES:** Approval of Minutes of February 27, 2023

[2023-0549]

**BOARD OF COUNTY COMMISSIONERS**

**ROLL CALL:**

Commissioner Mike Freeman, Chair  
Commissioner Perry L. Buck, Pro-Tem  
Commissioner Scott K. James  
Commissioner Kevin D. Ross  
Commissioner Lori Saine

**MINUTES:** Approval of Minutes of March 13, 2023

[2023-0684]

**READ ORDINANCE BY AUDIO:** Read Code Ordinance #2023-03 by audio

**AMENDMENTS TO AGENDA:**

**APPROVAL OF CONSENT AGENDA:**

**COMMISSIONER COORDINATOR REPORTS:**

**WARRANTS:**

1) General Warrants – March 24, 2023

[2023-0872]

**BIDS:**

1) Approve Bid # B2300086, Concrete, Washed Rock, and Squeegee – Department of Public Works

[2023-0688]

2) Present Bid #B2300090, Road Base Supply (Class 6) – Department of Public Works

[2023-0873]

3) Present Bid #B2300082, Custodial Services for Downtown Greeley Buildings – Facilities Department

[2023-0874]

**PLANNING:**

- 1) First Reading of Code Ordinance #2023-03, In the Matter of Repealing and Reenacting, with Amendments, Chapter 23 Zoning of the Weld County Code (*Miscellaneous Zoning*)

[2023-0875]

Legals.....[2023-0876]

Correspondence.....[2023-0877]

**ADJOURN:**

**PUBLIC COMMENT:**

Each individual speaker is allowed, and must strictly adhere to, a three-minute period of time in which to direct comments to the Board of County Commissioners. The Chair may immediately refer any comment to staff for resolution, schedule a work session, or limit the duration depending on the Board's schedule. Personal attacks against Board members, administrative staff, or employees will not be recognized. The Board will not accept comments regarding matters which are scheduled to be considered at a future public hearing, such as a land use hearing. In that event, the speaker will be asked to give their testimony at that hearing, either in person or in writing. Persons who wish to submit written comments on any topic may do so any time by emailing: [askthecommissioners@weld.gov](mailto:askthecommissioners@weld.gov), by mailing such comments to the Weld County Clerk to the Board, P.O. Box 758, 1150 O Street, Greeley, CO 80632, or by emailing: [ctb@weld.gov](mailto:ctb@weld.gov).

**PUBLIC HEARINGS  
BOARD OF COUNTY COMMISSIONERS**

\* No Public Hearings Scheduled for March 27, 2023 \*

# CONSENT AGENDA

## SCHEDULE OF ADVISORY BOARD MEETINGS:

Mar 28 -	Board of Public Health	9:00 AM
Mar 28 -	Regional Communications Advisory Board	10:30 AM
Mar 28 -	Community Corrections Board	12:00 PM
Apr 3 -	Federal Mineral Lease Act Board	3:00 PM
Apr 3 -	Weld County Fair Board	6:00 PM
Apr 4 -	Planning Commission	1:30 PM
Apr 6 -	Island Grove Park Advisory Board	4:00 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.

- Mar 29 - Final Reading of Code Ordinance #2023-04, In the Matter of Repealing and Reenacting, with Amendments, Chapter 2 Administration and Chapter 5 Revenue and Finance of the Weld County Code (*Miscellaneous Purchasing Policy*)
- Apr 19 - Second Reading of Code Ordinance #2023-03, In the Matter of Repealing and Reenacting, with Amendments, Chapter 23 Zoning of the Weld County Code (*Miscellaneous Zoning*)
- May 8 - Final Reading of Code Ordinance #2023-03, In the Matter of Repealing and Reenacting, with Amendments, Chapter 23 Zoning of the Weld County Code (*Miscellaneous Zoning*)

## FUTURE PUBLIC HEARINGS:

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

- Mar 29 - Docket #2022-71, PL1882 - Show Cause Hearing, PCSC22-0013, 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) - (*Cont'd from 3/1/2023*) 9:00 AM
- Mar 29 - Docket #2023-27, PL2866 - Site Specific Development Plan and Use by Special Review Permit, USR22-0030, for Open Mining (sand, gravel, stone, and overburden) and processing of minerals, including the import of material from, and export of material to other sites, a drying and screening building and two (2) silos, a mine office with scale house and scale, a fueling/lubricating station, portable generators, mobile mining equipment parking and storage, and employee and vendor parking outside of subdivisions and historic townsites in the A (Agricultural) Zone District, HS Land and Cattle, LLC, c/o Monarch Mountain Minerals and Aggregates, LLC [located generally north of County Road 40.5, west of State Highway 60, south of County Road 46, and east of County Road 25] (Planner – Kim Ogle) – (*TO BE CONT'D TBD*) 10:00 AM
- Mar 29 - Docket #2023-11, PL2857 - A Site Specific Development Plan and Use by Special Review Permit, USR22-0034, for a Campground outside of subdivisions and historic townsites in the A (Agricultural) Zone District, Clarke and Kristine Stoesz [located west of and adjacent to County Road 5; approximately 0.5 miles north of County Road 38] (Planner – Kim Ogle) 10:00 AM

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

- Apr 5 - Docket #2023-24, PL2864 - Site Specific Development Plan and Use by Special Review Permit, USR23-0004, for a Doggie Daycare and Boarding Kennel limited to 45 dogs over the age of six (6) months in a subdivision in the A (Agricultural) Zone District, Shannon Kemp [located east of and adjacent to County Road 3; approximately 1,750 feet south of State Highway 66] (Planner – Kim Ogle) - *(TO BE CONT'D TBD)* 10:00 AM
- Apr 12 - Docket #2023-22, PL2863 - A Site Specific Development Plan and Use by Special Review Permit, USR23-0003, for an Events Facility, not agriculture-related, outside of subdivisions and historic townsites in the A (Agricultural) Zone District, Jose and Marisela Avila [located east of and adjacent to County Road 51; north of and adjacent to County Road 80] (Planner – Kim Ogle) - *(Cont'd from 3/22/2023)* 10:00 AM
- Apr 19 - 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 – Maxwell Nader) – *(Cont'd from 1/25/2023)* 9:00 AM
- May 3 - Docket #2023-21, PL2862 - Site Specific Development Plan and Use by Special Review Permit, USR23-0005, for a Solar Energy Facility (SEF) outside of subdivisions and historic townsites in the A (Agricultural) Zone District, Kenneth Harring, c/o CBEP Solar 6, LLC [located approximately 980 feet south of County Road 76; approximately 1,300 feet east of County Road 39] (Planner – Kim Ogle) – *(Cont'd from 3/22/2023)* 10:00 AM
- Jun 7 - Docket #2022-63, PL0048 - Show Cause Hearing, PCSC22-0010, 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 3/1/2023)* 9:00 AM

**COMMUNICATIONS:**

Persons who wish to submit written comments on any topic may do so any time by emailing: [askthecommissioners@weld.gov](mailto:askthecommissioners@weld.gov), by mailing such comments to the Weld County Clerk to the Board, P.O. Box 758, 1150 O Street, Greeley, CO 80632, or by emailing: [ctb@weld.gov](mailto:ctb@weld.gov).

- 1) Department of Planning Services, Addition to File PL2270, USR15-0070 – Clyde and Janice Hemberger, c/o Sterling Energy Investments, LLC, to Summit Midstream Partners, LP
- 2) Department of Planning Services, Addition to File PL2404, USR15-0071 – Jerrie White, c/o Sterling Energy Investments, LLC, to Summit Midstream Partners, LP
- 3) Department of Planning Services, Addition to File PL2405, USR15-0072 – John Johnson, c/o Sterling Energy Investments, LLC, to Summit Midstream Partners, LP
- 4) Department of Planning Services, Addition to File PL2579, USR18-0052 – Outrigger DJ Operating, LLC, to Summit Midstream Partners, LP
- 5) Department of Planning Services, Addition to File PL2621, USR18-0104 – Anna Hill, c/o Outrigger DJ Operating, LLC, to Summit Midstream Partners, LP
- 6) Department of Planning Services, Addition to File PL2728, USR19-0062 – Salt Ranch, LLC, c/o Outrigger DJ Operating, LLC, to Summit Midstream Partners, LP
- 7) Department of Planning Services, Addition to File PL2520, SPR22-0012 – Stanley LM, LLC
- 8) Department of Planning Services, Addition to File PL2520, 1AMSPR22-04-372 – Stanley LM, LLC

**PUBLIC REVIEW:**

- 1) Martin Marietta Materials, Inc., Letter dated March 3, 2023, to Colorado Department of Natural Resources, Division of Reclamation, Mining and Safety, re: Response to Adequacy Review Comments for Application of Mined Land Reclamation Permit, #M-2022-042 – Windsor East Mine [2022-2293]
- 2) J and T Consulting, Inc., Letter of Transmittal dated March 8, 2023, re: Proof of Notice for Colorado Department of Natural Resources, Division of Reclamation, Mining and Safety, Notice of Application, and Structure Agreements for Regular 112c Construction Materials Reclamation, Permit #M-2023-001 – J-2 Contracting Company – Sunset Industrial Pit, Developed Water Resource [2023-0861]

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

- 1) Approve Contract ID #6724 Revised Individual Provider Contract for Purchase of Foster Care Services in a Foster Care Home, and rescind Resolution #2023-0281, dated January 25, 2023 – Joseph Montoya and Tierra Glasmann [2023-0818]
- 2) Approve Contract ID #6757 Individual Provider Contract for Purchase of Foster Care Services in a Foster Care Home – Scott Brink and Julie Gloer [2023-0819]
- 3) Approve Contract ID #6764 Individual Provider Contract for Purchase of Foster Care Services in a Foster Care Home – Nicole Haskett [2023-0820]
- 4) Approve Contract ID #6754 Agreement for Professional Services for Alternative Transportation Services – HopSkipDrive, Inc. [2023-0821]
- 5) Approve Contract ID #6758 Agreement for Purchase of Out-of-Home Placement Services – Little Hills Healthcare, LLC, dba CenterPoint Hospital [2023-0822]
- 6) Approve Contract ID #6765 Educational Affiliation Agreement for Unpaid Internships, and Terminate Resolutions #2012-0148, and #2018-4160 – University of Northern Colorado [2023-0823]
- 7) Approve Modification Letter for Trade Adjustment Assistance (TAA) Case Management Grant Funds [2023-0824]
- 8) Approve Grant Application for Housing Navigator Program [2023-0825]
- 9) Approve Grant Application for Homelessness Initiatives Innovations Program [2023-0826]
- 10) Approve Contract ID #6774 Renewal #1 to Proposal of Insurance for Unmanned Aircraft Systems (Drones) – Arthur J. Gallagher Risk Management Services, LLC [2023-0827]
- 11) Approve Contract ID #6789 Grant Application for Energy and Mineral Impact Assistance Funds (EAIF) Program for Environmental Justice Plan (April Cycle – Tier I) [2023-0828]
- 12) Approve Contract ID #6790 Grant Application for Energy and Mineral Impact Assistance Funds (EAIF) for CR 77 Between SH 14 and CR 100 Improvements Project (April Cycle – Tier II) [2023-0829]
- 13) Approve Temporary Closure of CR 94 Between CRs 39 and 41 [2023-0830]
- 14) Approve Renewal Application for an Optional Premises (County) Liquor License – Fritzler Farms, Inc., dba Fritzler Farm Park [2023-0831]
- 15) Approve Partial Vacation of Two-Lot Recorded Exemption, RE-3566, for Removal of Lot B – VIMA Partners, LLC, c/o Martin Lind [2023-0832]
- 16) Action of the Board Concerning USR23-0003 – Jose and Marisela Avila [2023-0728]
- 17) Action of the Board Concerning USR23-0005 – Kenneth Haring, c/o CBEP Solar 6, LLC [2023-0798]
- 18) Approve USR22-0033 – Christopher Gleason [2023-0583]
- 19) Approve COZ22-0014 – George L. Sandberg Irrevocable Trust, c/o Jeff Winter [2023-0730]

**ORDINANCES:**

- 1) First Reading of Code Ordinance #2023-03, In the Matter of Repealing and Reenacting, with Amendments, Chapter 23 Zoning of the Weld County Code (*Miscellaneous Zoning*) [2023-0875]

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**MISCELLANEOUS:**

- \* 1) Contract ID #6794 Extension/Renewal #2 to Agreement for Construction Services for Erosion Control and Revegetation Services (Bid #B2100048) – All Cowboy Erosion Control, LLC [2021-0492]
- \* 2) Contract ID #6782 Agreement for Services for Tree Trimming and Tree Removal Maintenance (Bid #B2300072) – American Arborist Service [2023-0567]

\* **Signed this date**