



FLORENCE CITY COUNCIL
Regular Meeting Agenda
Monday, August 19, 2024, 6:30 PM

Watch this meeting live on the City's YouTube channel at
<https://www.youtube.com/@CityofFlorenceCO>

- 1) CALL TO ORDER & PLEDGE OF ALLEGIANCE**
City Council Chambers, 600 W. 3rd Street, Florence, CO 81226
- 2) ROLL CALL:**
 - Mayor Wolfe
 - Councilman Vanhoutan
 - Councilman Stiefel
 - Councilwoman Stone
 - Councilman Mergelman
 - Councilwoman Gardner
 - Councilwoman MacKinnon
- 3) PRESENTATIONS**
 - a) Fremont County Humane Society Presentation
- 4) PUBLIC COMMENTS**

Any matter on this agenda may, at the discretion of the governing body, be opened for public comment and discussion (three minutes).
- 5) CONSENT AGENDA**
 - a) Consider approving the minutes as written for the Regular City Council Meeting on August 5, 2024
 - b) Consider approving City expenditures prepared on August 15, 2024, in the amount of \$134,438.61
 - c) Consider approving Pioneer Park usage for Bugling Elk Vineyards & Winery and Millenium Grown LLC.
- 6) OLD BUSINESS**
 - a) Consider Approving the Second Reading of Ordinance 9 - 2024, an Ordinance approving Willow Creek Estates Filing No. 2, a re-subdivision of lots 1 through 25 and lots 126 through 143, Willow Creek Estates Subdivision Item
- 7) NEW BUSINESS**
 - a) Consider Approving Resolution No. 8 - 2024, a Resolution approving the amendment of the Subdivision Improvement Agreement Relating to Infrastructure Improvements for Pike View Estates Filing 1
 - b) Consider adopting a Resolution amending the Outside Agency Funding Requests Program for the City of Florence, Colorado
 - c) Consider appointing two (2) Councilmembers to the Outside Agency Funding Requests Program Review Committee
- 8) COUNCIL UPDATES**
 - a) City Council Reports
 - b) City Manager Reports

- 9) **EXECUTIVE SESSION(S): IF NECESSARY**
Pursuant to C.R.S. §24-6-402(4)(b), an executive session for the purpose of conferencing with an attorney for the local public body for the purposes of receiving legal advice on specific legal questions pertaining to any item listed on the agenda herein and/or any related discussion that may arise thereto. Such executive session may be entered into at any time or at any point on the agenda, if necessary and with the requisite Council approval.
- 10) **ADJOURNMENT:** Adjournment until the next regular City Council Meeting
Tuesday, September 3, 2024

COUNCIL DISCUSSION FORM

MEETING DATE: AUGUST 19, 2024

STAFF CONTACT: AMY NASTA, CITY MANAGER

Agenda Item: Humane Society of Fremont County

Department: Administration

Background/Description of Item:

Doug Rae from the Humane Society of Fremont County will provide information on the services offered by the Humane Society under its contract with the City of Florence.



FLORENCE CITY COUNCIL
Regular Meeting Minutes
Monday, August 5, 2024, 6:30 PM

Watch this meeting live on the City's YouTube channel at
<https://www.youtube.com/@CityofFlorenceCO>

1) CALL TO ORDER & PLEDGE OF ALLEGIANCE

City Council Chambers, 600 W. 3rd Street, Florence, CO 81226

Mayor Wolfe called the meeting to order at 6:30 p.m. with the Pledge of Allegiance.

2) ROLL CALL:

| | |
|------------------------|---------|
| Mayor Wolfe | Present |
| Councilman Vanhoutan | Present |
| Councilman Stiefel | Present |
| Councilwoman Stone | Present |
| Councilman Mergelman | Present |
| Councilwoman Gardner | Present |
| Councilwoman MacKinnon | Present |

OTHERS PRESENT: City Clerk Cortlyne Huppe, City Manager Amy Nasta, Public Works Director Sam Elstun, Chief of Police Sean Humphrey, Planning Director Ashley Fox, and City Attorney Dan Findlay.

3) PRESENTATIONS

a) Dr. Joseph McGarry Day Proclamation

Mayor Wolfe recited the Dr. Joseph McGarry Day Proclamation, and proclaimed July 26, 2024, as Doctor Joseph McGarry Day in the City of Florence, Colorado.

4) PUBLIC COMMENTS

Any matter on this agenda may, at the discretion of the governing body, be opened for public comment and discussion (three minutes).

Henry Thomas- 530 Cyanide

Requested a meeting with the Mayor and City Staff to discuss an RV park and business licenses.

Jennifer Miley-Ward 3

Spoke in favor of funding local nonprofits JJ Helping Paws and Florence Historical Archives.

Buffie McFadyen- Canon City

Voiced the importance of Florence's position towards Black Hills Energy's recent utility rate increase.

5) CONSENT AGENDA

- a) Consider approving the minutes as written for the Regular City Council Meeting on July 15, 2024
- b) Consider approving City expenditures prepared on July 18, 2024, in the amount of

- c) \$108,474.27, July 25, 2024, in the amount of \$17,392.71, and July 18, 2024, in the amount of \$108,474.27
- d) Consider approving the Pioneer Park usage for No Kai Oi & the Florence Chamber of Commerce
- e) Street Closure Request Form: Florence Pioneer Museum

Councilor Stone motioned to approve the Consent Agenda. Councilor Mergelman seconded. With the Councilmembers voting in favor of the motion, the motion carried.

6) NEW BUSINESS

- a) Consider Approving Ordinance 9 - 2024, an Ordinance approving Willow Creek Estates Filing No. 2, a re-subdivision of lots 1 through 25 and lots 126 through 143, Willow Creek Estates Subdivision Item

Planning Director Ashley Fox elaborated that the re-subdivision application was to replace single-family dwellings with townhomes. The Planning Commission held a public hearing on July 20, 2023, and reviewed the preliminary plats for Willow Creek Estates Filing No. 2. After conditions were met, the Planning Commission voted unanimously on July 18, 2024, to recommend the re-subdivision application to the City Council with the following conditions: the developer shall install a water stub-connection, blowoff hydrant, and line valve in the northeast corner of the development, on the west side of Highway 67. The developer shall also provide a permanent 40-foot-wide easement for the water stub connection from developed street, River Rock Blvd, to the edge of the right-of-way for Highway 67.

Motion to approve Ordinance 9 - 2024, an Ordinance approving Willow Creek Estates Filing No. 2, a re-subdivision of lots 1 through 25 and lots 126 through 143, Willow Creek Estates Subdivision Item, based on the requirements delineated in the City of Florence Subdivision Regulations, the City Council finds the Final Subdivision Plats and Address Plat for Willow Creek Estates Filing No. 2, a Re-Subdivision of Lots 1 through 25 and Lots 126 through 143, Willow Creek Estates Subdivision, are hereby approved, and subject to the following conditions based on the recommendation of the City Engineer:

- a) The developer shall install a water stub connection, blowoff hydrant, and line valve in the northeast corner of the development, on the west side of Highway 67.
- b) The developer shall provide a permanent 40-foot-wide easement for the water stub connection from developed street, River Rock Blvd, to the edge of the right-of-way for Highway 67: Councilor Stone

Seconded by: Councilor Gardner

7 Ayes

Motion passed: 7 – 0

- b) Award funding under the City of Florence’s Outside Agency Funding Requests Program for 2024

The City had allocated \$20,000 for 2024 Outside Agency Funding requests.

City Attorney Dan Findley reiterated the importance of individual motions per entity funding to allow an opportunity for recusal.

Motion to award Florence Architectural and Cultural Traditions \$1,250 under the City of Florence's Outside Agency Funding Requests Program: Councilor MacKinnon
Seconded by: Councilor Stone
7 Ayes
Motion passed: 7 – 0

Councilor Stone motioned to award the Florence Arts Council \$2,500 under the City of Florence's Outside Agency Funding Requests Program. Councilor Vanhoutan seconded. With the Councilmembers voting in favor of the motion, the motion carried.

Councilor Stiefel motioned to award the Florence Chamber of Commerce \$3,000 under the City of Florence's Outside Agency Funding Requests Program. Councilor Mergelman seconded. With the Councilmembers voting in favor of the motion, the motion carried.

Councilor Mergelman motioned to award the Florence Historical Archives \$1,500 under the City of Florence's Outside Agency Funding Requests Program. Councilor Gardner seconded. With the Councilmembers voting in favor of the motion, the motion carried.

Councilor Stone motioned to award the Florence Merchants Association \$2,500 under the City of Florence's Outside Agency Funding Requests Program. Councilor Mergelman seconded. With the Councilmembers voting in favor of the motion, the motion carried.

Councilor Gardner motioned to award the Florence Pioneer Museum and Research Center \$3,000 under the City of Florence's Outside Agency Funding Requests Program. Councilor Stone seconded. Councilor MacKinnon abstained. With the Councilmembers voting in favor of the motion, the motion carried.

Councilor Mergelman motioned to award the Florence Senior Community Center \$1,900 under the City of Florence's Outside Agency Funding Requests Program. Councilor Vanhoutan seconded. With the Councilmembers voting in favor of the motion, the motion carried.

Councilor Stiefel motioned to award JJs Helping Paws \$1,000 under the City of Florence's Outside Agency Funding Requests Program. Councilor Gardner seconded. With the Councilmembers voting in favor of the motion, the motion carried.

Councilor Stone motioned to award the Miller-Kito American Legion Post 25 \$1,250 under the City of Florence's Outside Agency Funding Requests Program. Councilor Vanhoutan seconded. With the Councilmembers voting in favor of the motion, the motion carried.

Councilor Mergelman motioned to award Nature's Educators \$675 under the City of Florence's Outside Agency Funding Requests Program. Councilor Gardner seconded. With the Councilmembers voting in favor of the motion, the motion carried.

Councilor Stone motioned to award the Pioneer Day Board \$1,425 under the City of Florence's Outside Agency Funding Requests Program. Councilor MacKinnon seconded. With the Councilmembers voting in favor of the motion, the motion carried.

- c) Consider adopting a Resolution amending the Outside Agency Funding Requests Program for the City of Florence, Colorado

Mayor Wolfe stated discussion during the earlier workshop did not result in any changes to the Outside Agency Funding Program Resolution. The only modification would be to some language in the application document.

7) **COUNCIL UPDATES**

- a) City Council Reports

Councilor Mergelman gifted a July 4 Rotary Duck to Public Works Director Sam Elstun as a ‘thank you’ for his help with the event. He also attended FEDC and the Fremont County Fair.

Councilor MacKinnon announced that three historic applications would be coming to the City Council soon.

Mayor Wolfe attended a class reunion and Senior Center coffee chat. He helped trim trees in downtown Florence, attended Dr. McGary’s retirement ceremony, visited the business after-hours event at the Baker’s Rack, and celebrated the Pioneer Museum’s birthday. Mayor Wolfe attended the Planning Commission meeting, Fremont County Attorney Brenda Jackson’s retirement party, and the Colorado Junior Rodeo Celebration.

- b) City Manager Reports

City Manager Amy Nasta elaborated on the quarterly ARPA Tree Program update and anticipated the first round of trees to be removed within the next couple of weeks. City Manager Nasta expected to present the Street Needs Assessment project to the City Council at the August 19th meeting, pending clarification from 3 Rocks Engineering. She also announced the 2025 Outside Agency Funding applications would be posted within the week.

8) **EXECUTIVE SESSION(S): IF NECESSARY**

Pursuant to C.R.S. § 24-6-402(4)(b), an executive session to seek legal advice on specific legal issues regarding the City’s legal options related to the application filed by Black Hills in PUC proceeding number 24AL-0275E.

Mayor Stiefel motioned to enter into an executive session at 7:07 p.m., pursuant to C.R.S. § 24-6-402(4)(b), an executive session to seek legal advice on specific legal issues regarding the City’s legal options related to the application filed by Black Hills in PUC proceeding number 24AL-0275E

Seconded by: Councilor Vanhoutan

7 Ayes

Motion Passed: 7 – 0

Attendees of the executive session were the City Council, the City Attorney, and the City Manager. The executive session adjourned at 7:39 p.m.

Councilor Stiefel motioned to direct City Attorney Dan Findley to enter into negotiations and the next steps relating to the Black Hills rate case.

Seconded by: Councilor Stone

7 Ayes

Motion Passed: 7 – 0

Pursuant to C.R.S. §24-6-402(4)(b), an executive session for the purpose of conferencing with an attorney for the local public body for the purposes of receiving legal advice on specific legal questions pertaining to any item listed on the agenda herein and/or any related discussion that may arise thereto. Such executive session may be entered into at any time or at any point on the agenda, if necessary and with the requisite Council approval.

9) **ADJOURNMENT:** Adjournment until the next regular City Council Meeting
Monday, August 19, 2024

Councilor Gardner motioned to adjourn the meeting. Councilor Stone seconded. With all of the Councilmembers voting in favor of the motion, the motion carried.

Mayor Wolfe adjourned the City Council Meeting at 7:41 p.m.

CITY OF FLORENCE, CO

BY: _____
Steve Wolfe, Mayor

RESPECTFULLY SUBMITTED: _____
Cortlyne Huppe, City Clerk

Report Criteria:
 Detail report type printed

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|---------------|----------------------------|----------------|------------|-------------------------|-----|--------------|----------------|-----------------|--------------|--------------|------------------|
| 3 | DANA KEPNER | 1599730-00 | 0249509999 | SENSUS Base Station A/C | 1 | 06/10/2024 | 7,723.28 | .00 | 7,723.28 | 45466 | 08/14/2024 |
| Total 3: | | | | | | | 7,723.28 | .00 | 7,723.28 | | |
| 7 | FREMONT SANITATION D | JULY SEWE | 0140608751 | 22838-2559 N Plant | 1 | 07/25/2024 | 32.88 | .00 | 32.88 | 20240813 | 08/13/2024 |
| | | JULY SEWE | 0140608751 | 10938-4760 Muni Annex | 2 | 07/25/2024 | 36.99 | .00 | 36.99 | 20240813 | 08/13/2024 |
| | | JULY SEWE | 0140608635 | 10936-4759 | 3 | 07/25/2024 | 32.88 | .00 | 32.88 | 20240813 | 08/13/2024 |
| | | JULY SEWE | 0140608751 | 10935-2559 Muni Center | 4 | 07/25/2024 | 32.88 | .00 | 32.88 | 20240813 | 08/13/2024 |
| | | JULY SEWE | 0444152100 | 10910-2537 Pool | 5 | 07/25/2024 | 32.88 | .00 | 32.88 | 20240813 | 08/13/2024 |
| | | JULY SEWE | 0140608540 | 10838-2468 City Shop | 6 | 07/25/2024 | 32.88 | .00 | 32.88 | 20240813 | 08/13/2024 |
| | | JULY SEWE | 0140608540 | 10829-2459 Museum | 7 | 07/25/2024 | 32.88 | .00 | 32.88 | 20240813 | 08/13/2024 |
| | | JULY SEWE | 0140608635 | 10837-2467 Water Plant | 8 | 07/25/2024 | 32.88 | .00 | 32.88 | 20240813 | 08/13/2024 |
| Total 7: | | | | | | | 267.15 | .00 | 267.15 | | |
| 149 | ROCKY MOUNTAIN BANK | BANK FEES | 0241505550 | Bank Fees | 1 | 07/31/2024 | 15.95 | .00 | 15.95 | 20240813 | 08/13/2024 |
| Total 149: | | | | | | | 15.95 | .00 | 15.95 | | |
| 182 | FREMONT PAVING | CC18622 | 1743107520 | aphalt | 1 | 08/01/2024 | 427.55 | .00 | 427.55 | 45470 | 08/14/2024 |
| Total 182: | | | | | | | 427.55 | .00 | 427.55 | | |
| 193 | GOBINS | AR4467561 | 0141503700 | LEASE | 1 | 08/01/2024 | 295.11 | .00 | 295.11 | 45471 | 08/14/2024 |
| Total 193: | | | | | | | 295.11 | .00 | 295.11 | | |
| 201 | ATMOS ENERGY | 3017912536 | 0444151900 | pool | 1 | 08/08/2024 | 185.92 | .00 | 185.92 | 20240813 | 08/13/2024 |
| Total 201: | | | | | | | 185.92 | .00 | 185.92 | | |
| 245 | KRASSA & MILLER, LLC | JULY 2024 | 0243707890 | LEGAL FEES | 1 | 07/31/2024 | 675.00 | .00 | 675.00 | 45473 | 08/14/2024 |
| Total 245: | | | | | | | 675.00 | .00 | 675.00 | | |
| 332 | Pueblo Dept of Public Heal | 111061 | 0243707810 | WATER TESTING | 1 | 08/05/2024 | 21.00 | .00 | 21.00 | 45494 | 08/14/2024 |
| | | 11108 | 0243707810 | WATER TESTING | 1 | 08/05/2024 | 63.00 | .00 | 63.00 | 45494 | 08/14/2024 |

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|---------------|---------------------------|----------------|------------|--------------------------|-----|--------------|----------------|-----------------|--------------|--------------|------------------|
| | | 11181 | 0243707810 | WATER TESTING | 1 | 08/05/2024 | 21.00 | .00 | 21.00 | 45494 | 08/14/2024 |
| | | JULY 2024 | 0243707810 | WATER TESTING | 1 | 07/01/2024 | 168.00 | .00 | 168.00 | 45479 | 08/14/2024 |
| Total 332: | | | | | | | 273.00 | .00 | 273.00 | | |
| 395 | UNION DITCH COMPANY | TRANSFER | 0249509070 | TRANSFER FEE | 1 | 08/12/2024 | 25.00 | .00 | 25.00 | 45488 | 08/14/2024 |
| Total 395: | | | | | | | 25.00 | .00 | 25.00 | | |
| 635 | SAFETY KLEEN CORPOR | 94982745 | 0143103500 | FLUIDS CONTRACT | 1 | 07/31/2024 | 330.46 | .00 | .00 | 45483 | Multiple |
| | | 94982745 | 0143103500 | FLUIDS CONTRACT | 2 | 07/31/2024 | 330.46- | | | | |
| | | 94982745-24 | 0143103500 | FLUIDS CONTRACT | 1 | 07/29/2024 | 330.46 | .00 | .00 | 45483 | Multiple |
| | | 94982745-24 | 0143103500 | FLUIDS CONTRACT | 2 | 07/29/2024 | 330.46- | | | | |
| | | CORRECTIO | 0143103500 | FLUIDS CONTRACT | 1 | 07/31/2024 | 330.46 | .00 | 330.46 | 45497 | 08/15/2024 |
| Total 635: | | | | | | | 330.46 | .00 | 330.46 | | |
| 923 | ALSCO | LDEN274992 | 0143102000 | UNIFORM RENTAL-Street | 1 | 08/07/2024 | 153.14 | .00 | 153.14 | 45461 | 08/14/2024 |
| | | LDEN297150 | 0140608420 | MATS | 1 | 07/31/2024 | 56.20 | .00 | 56.20 | 45461 | 08/14/2024 |
| | | LDEN297860 | 0140608420 | MATS | 1 | 08/14/2024 | 56.20 | .00 | 56.20 | 45492 | 08/14/2024 |
| Total 923: | | | | | | | 265.54 | .00 | 265.54 | | |
| 934 | UNCC | 224070581 | 0243808090 | LINE LOCATES | 1 | 07/31/2024 | 79.98 | .00 | 79.98 | 45487 | 08/14/2024 |
| Total 934: | | | | | | | 79.98 | .00 | 79.98 | | |
| 1099 | Pitney Bowes Global Finan | 3319484108 | 0141503700 | lease | 1 | 08/09/2024 | 171.99 | .00 | 171.99 | 20240813 | 08/13/2024 |
| Total 1099: | | | | | | | 171.99 | .00 | 171.99 | | |
| 1229 | CASELLE, INC. | 134713 | 0241505600 | Software Support | 1 | 08/01/2024 | 770.50 | .00 | 770.50 | 45463 | 08/14/2024 |
| | | 134713 | 0141505600 | Software Support - Admin | 2 | 08/01/2024 | 539.35 | .00 | 539.35 | 45463 | 08/14/2024 |
| | | 134713 | 0141205600 | Software Support - Court | 3 | 08/01/2024 | 231.15 | .00 | 231.15 | 45463 | 08/14/2024 |
| Total 1229: | | | | | | | 1,541.00 | .00 | 1,541.00 | | |
| 1291 | PRICE PIONEER MUSEU | 2024 OUTSI | 0146009000 | 2024 Outside Agency Fund | 1 | 08/13/2024 | 3,000.00 | .00 | 3,000.00 | 45478 | 08/14/2024 |

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|---------------|--------------------|----------------|------------|---------------------|-----|--------------|----------------|-----------------|--------------|--------------|------------------|
| Total 1291: | | | | | | | 3,000.00 | .00 | 3,000.00 | | |
| 1449 | COLORADO CORRECTIO | 212356 | 0141103500 | FLAGS | 1 | 07/25/2024 | 474.00 | .00 | 474.00 | 45465 | 08/14/2024 |
| Total 1449: | | | | | | | 474.00 | .00 | 474.00 | | |
| 1693 | WAGNER EQUIPMENT C | SVCG 16053 | 0143103500 | SVG | 1 | 07/31/2024 | 75.02 | .00 | 75.02 | 45489 | 08/14/2024 |
| Total 1693: | | | | | | | 75.02 | .00 | 75.02 | | |
| 1718 | BLACK HILLS ENERGY | 0520289929 | 0143107540 | STREET LIGHTS | 1 | 08/01/2024 | 79.46 | .00 | 79.46 | 20240818 | 08/13/2024 |
| | | 0872425770 | 0243507640 | NEW RAW WATER PUMP | 1 | 08/05/2024 | 10,716.10 | .00 | 10,716.10 | 20240818 | 08/13/2024 |
| | | 1645566418 | 0243557650 | 2 MG TANK | 1 | 08/08/2024 | 22.46 | .00 | 22.46 | 20240816 | 08/13/2024 |
| | | 2010553787 | 0243557693 | BULK WATER STATION | 1 | 08/08/2024 | 24.30 | .00 | 24.30 | 20240816 | 08/13/2024 |
| | | 2273109055 | 1446602600 | CONCESSION STAND | 1 | 08/08/2024 | 33.75 | .00 | 33.75 | 20240817 | 08/13/2024 |
| | | 2439373063 | 0243507600 | MINNEQUA CANAL PUMP | 1 | 08/06/2024 | 4,878.53 | .00 | 4,878.53 | 20240817 | 08/13/2024 |
| | | 2985218401 | 0140608510 | CITY SHOP | 1 | 08/05/2024 | 284.51 | .00 | 284.51 | 20240818 | 08/13/2024 |
| | | 3075375677 | 0145207830 | QUARTZ PARK | 1 | 08/05/2024 | 18.18 | .00 | 18.18 | 20240818 | 08/13/2024 |
| | | 4125488554 | 0243557670 | SOUTH PLANT | 1 | 08/08/2024 | 250.24 | .00 | 250.24 | 20240817 | 08/13/2024 |
| | | 4240921842 | 0143107540 | STREET LIGHTS | 1 | 08/08/2024 | 943.69 | .00 | 943.69 | 20240816 | 08/13/2024 |
| | | 4388081497 | 0145207830 | SKATE PARK | 1 | 08/08/2024 | 102.58 | .00 | 102.58 | 20240816 | 08/13/2024 |
| | | 4402785897 | 0140608753 | MUNI ANNEX | 1 | 08/08/2024 | 45.14 | .00 | 45.14 | 20240817 | 08/13/2024 |
| | | 4905461526 | 0143107540 | STREET LIGHTS | 1 | 08/08/2024 | 1,119.43 | .00 | 1,119.43 | 20240817 | 08/13/2024 |
| | | 5372636848 | 0243507620 | W PUMP STATION | 1 | 08/05/2024 | 215.81 | .00 | 215.81 | 20240817 | 08/13/2024 |
| | | 5427493790 | 0145207830 | TRIANGLE PARK | 1 | 08/08/2024 | 18.18 | .00 | 18.18 | 20240817 | 08/13/2024 |
| | | 5509677786 | 1446602600 | WILCOX LIGHTS | 1 | 08/08/2024 | 36.96 | .00 | 36.96 | 20240817 | 08/13/2024 |
| | | 5796648483 | 0140608751 | MUNI CENTER | 1 | 08/08/2024 | 3,618.99 | .00 | 3,618.99 | 20240816 | 08/13/2024 |
| | | 6649764712 | 0243557660 | S RESERVOIR PUMP | 1 | 08/08/2024 | 17.67 | .00 | 17.67 | 20240816 | 08/13/2024 |
| | | 6887028421 | 0140608632 | N PLANT | 1 | 08/05/2024 | 250.77 | .00 | 250.77 | 20240817 | 08/13/2024 |
| | | 7296507422 | 0243557690 | NEWLIN CABIN | 1 | 08/08/2024 | 66.59 | .00 | 66.59 | 20240816 | 08/13/2024 |
| | | 7723236321 | 0243557675 | NEW SOUTH PLANT | 1 | 08/08/2024 | 10,498.89 | .00 | 10,498.89 | 20240816 | 08/13/2024 |
| | | 7844257155 | 0243507650 | PUMP @ RIVER | 1 | 08/05/2024 | 1,577.68 | .00 | 1,577.68 | 20240817 | 08/13/2024 |
| | | 8398746140 | 0143107540 | STREET LIGHTS | 1 | 08/01/2024 | 7.17 | .00 | 7.17 | 20240818 | 08/13/2024 |
| | | 8763452423 | 0143107540 | STREET LIGHTS | 1 | 08/01/2024 | 102.63 | .00 | 102.63 | 20240816 | 08/13/2024 |
| | | 8890269732 | 0145207830 | PIONEER PARK | 1 | 08/05/2024 | 96.67 | .00 | 96.67 | 20240818 | 08/13/2024 |
| | | 9423297176 | 0145207830 | PAVILION | 1 | 08/05/2024 | 37.33 | .00 | 37.33 | 20240818 | 08/13/2024 |
| | | 9740686534 | 0444151800 | POOL | 1 | 08/05/2024 | 954.67 | .00 | 954.67 | 20240818 | 08/13/2024 |

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|---------------|-----------------------|----------------|------------|--------------------------|-----|--------------|----------------|-----------------|--------------|--------------|------------------|
| Total 1718: | | | | | | | 36,018.38 | .00 | 36,018.38 | | |
| 1719 | STAPLES BUSINESS ADV | 7001542426 | 0241503000 | Drop Box City Hall | 1 | 07/27/2024 | 123.43 | .00 | 123.43 | 45484 | 08/14/2024 |
| | | 7001644567 | 0140608754 | Cleaning supplies | 1 | 07/23/2024 | 63.95 | .00 | 63.95 | 45484 | 08/14/2024 |
| | | 7001644567 | 0241503000 | admin supplies | 2 | 07/23/2024 | 112.99 | .00 | 112.99 | 45484 | 08/14/2024 |
| | | 7001644567 | 0141503000 | admin supplies | 3 | 07/23/2024 | 8.22 | .00 | 8.22 | 45484 | 08/14/2024 |
| | | 7001644567 | 0141503000 | admin supplies | 4 | 07/23/2024 | 82.99 | .00 | 82.99 | 45484 | 08/14/2024 |
| Total 1719: | | | | | | | 391.58 | .00 | 391.58 | | |
| 1803 | ORKIN, INC. | QRTL VISIT | 0140608750 | PEST CONTROL | 1 | 08/01/2024 | 163.99 | .00 | 163.99 | 45476 | 08/14/2024 |
| Total 1803: | | | | | | | 163.99 | .00 | 163.99 | | |
| 1805 | ACORN PETROLEUM | JULY 2024 G | 0142104000 | GASOLINE Police | 1 | 07/31/2024 | 2,379.64 | .00 | 2,379.64 | 45460 | 08/14/2024 |
| | | JULY 2024 G | 0143104000 | GASOLINE - Streets | 2 | 07/31/2024 | 1,235.90 | .00 | 1,235.90 | 45460 | 08/14/2024 |
| | | JULY 2024 G | 0144204000 | GASOLINE - Cemetery | 3 | 07/31/2024 | 254.77 | .00 | 254.77 | 45460 | 08/14/2024 |
| | | JULY 2024 G | 0145203900 | GASOLINE - Parks | 4 | 07/31/2024 | 157.78 | .00 | 157.78 | 45460 | 08/14/2024 |
| | | JULY 2024 G | 0243707850 | GASOLINE - Water | 5 | 07/31/2024 | 411.38 | .00 | 411.38 | 45460 | 08/14/2024 |
| Total 1805: | | | | | | | 4,439.47 | .00 | 4,439.47 | | |
| 1954 | FLORENCE SENIOR CEN | 2024 OUTSI | 0146009000 | 2024 Outside Agency Fund | 1 | 08/13/2024 | 1,900.00 | .00 | 1,900.00 | 45469 | 08/14/2024 |
| Total 1954: | | | | | | | 1,900.00 | .00 | 1,900.00 | | |
| 1958 | XEROX CORP | 021835462 | 0241503700 | water Dept | 1 | 08/02/2024 | 21.72 | .00 | 21.72 | 45491 | 08/14/2024 |
| Total 1958: | | | | | | | 21.72 | .00 | 21.72 | | |
| 1965 | PRAIRIE MOUNTAIN medi | 391565 | 0141107300 | LEGAL PUBLICATIONS | 1 | 07/31/2024 | 95.04 | .00 | 95.04 | 45477 | 08/14/2024 |
| Total 1965: | | | | | | | 95.04 | .00 | 95.04 | | |
| 2052 | MARTIN MARIETTA MATE | 43238719 | 1743107573 | emulsion | 1 | 07/30/2024 | 1,125.00 | .00 | 1,125.00 | 45475 | 08/14/2024 |
| Total 2052: | | | | | | | 1,125.00 | .00 | 1,125.00 | | |
| 2104 | UMB Card Services | COBLER JUL | 0141505650 | adobe | 1 | 07/01/2024 | 49.98 | .00 | 49.98 | 45498 | 08/15/2024 |

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|---------------|------|------------------------|------------|-----------------------------|-----|--------------|----------------|-----------------|--------------|--------------|------------------|
| | | COBLER JUL 0241505000 | | spectrum Bulk Station | 2 | 07/01/2024 | 239.96 | .00 | 239.96 | 45498 | 08/15/2024 |
| | | ELSTUN JUL 0243807950 | | battery | 1 | 07/01/2024 | 20.99 | .00 | 20.99 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0143103500 | | waterweld putty | 2 | 07/01/2024 | 9.99 | .00 | 9.99 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0144203500 | | supplies | 3 | 07/01/2024 | 9.47 | .00 | 9.47 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0143103500 | | trimmer head | 4 | 07/01/2024 | 151.96 | .00 | 151.96 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0243807950 | | battery packs | 5 | 07/01/2024 | 72.88 | .00 | 72.88 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0142104600 | | fuel inj, brake clean, wndo | 6 | 07/01/2024 | 312.63 | .00 | 312.63 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0145204500 | | bladerunner, pwr belt | 7 | 07/01/2024 | 147.76 | .00 | 147.76 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0143104500 | | brake clean, BAT | 8 | 07/01/2024 | 83.76 | .00 | 83.76 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0144004500 | | window for truck | 9 | 07/01/2024 | 335.00 | .00 | 335.00 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0142104600 | | Power fuse box | 10 | 07/01/2024 | 839.03 | .00 | 839.03 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0143107600 | | Cooler | 11 | 07/01/2024 | 3,450.00 | .00 | 3,450.00 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0145204500 | | Clutch kit | 12 | 07/01/2024 | 910.99- | .00 | 910.99- | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0145204500 | | Clutch | 13 | 07/01/2024 | 546.99 | .00 | 546.99 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0145204500 | | drive/deck belt | 14 | 07/01/2024 | 134.46 | .00 | 134.46 | 45486 | 08/14/2024 |
| | | ELSTUN JUL 0145204500 | | Pto switch | 15 | 07/01/2024 | 15.10 | .00 | 15.10 | 45486 | 08/14/2024 |
| | | EVANS JULY 0143104500 | | brooms | 1 | 07/01/2024 | 931.00 | .00 | 931.00 | 45486 | 08/14/2024 |
| | | EVANS JULY 0143104500 | | hydro hoses | 2 | 07/01/2024 | 190.82 | .00 | 190.82 | 45486 | 08/14/2024 |
| | | EVANS JULY 0142104600 | | fuses | 3 | 07/01/2024 | 13.29 | .00 | 13.29 | 45486 | 08/14/2024 |
| | | EVANS JULY 0143104500 | | battery | 4 | 07/01/2024 | 287.26 | .00 | 287.26 | 45486 | 08/14/2024 |
| | | EVANS JULY 0143104500 | | gloves | 5 | 07/01/2024 | 56.98 | .00 | 56.98 | 45486 | 08/14/2024 |
| | | EVANS JULY 0142104600 | | mini fuses | 6 | 07/01/2024 | 8.58 | .00 | 8.58 | 45486 | 08/14/2024 |
| | | EVANS JULY 0142104600 | | battery | 7 | 07/01/2024 | 215.49 | .00 | 215.49 | 45486 | 08/14/2024 |
| | | FOX JULY 20 0144007400 | | adobe subscription | 1 | 07/01/2024 | 19.99 | .00 | 19.99 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243707835 | | benchtop turbidity meter | 1 | 07/01/2024 | 2,465.39 | .00 | 2,465.39 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243302000 | | uniform pants | 2 | 07/01/2024 | 85.89 | .00 | 85.89 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243707845 | | key tags and white out | 3 | 07/01/2024 | 17.92 | .00 | 17.92 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243707850 | | fuel | 4 | 07/01/2024 | 80.00 | .00 | 80.00 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243707850 | | fuel | 5 | 07/01/2024 | 76.20 | .00 | 76.20 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243707850 | | fuel | 6 | 07/01/2024 | 82.34 | .00 | 82.34 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243302000 | | embroidery | 7 | 07/01/2024 | 80.00 | .00 | 80.00 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243707711 | | ipad | 8 | 07/01/2024 | 299.00 | .00 | 299.00 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243707845 | | keys, key ring, batteries | 9 | 07/01/2024 | 30.85 | .00 | 30.85 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0144204500 | | radiator for cemetery backh | 10 | 07/01/2024 | 179.00 | .00 | 179.00 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0144007400 | | toner for city planner | 11 | 07/01/2024 | 22.99 | .00 | 22.99 | 45486 | 08/14/2024 |
| | | HARRIS JUL 0243707845 | | dust masks and clorox clea | 12 | 07/01/2024 | 84.40 | .00 | 84.40 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141505700 | | shred service | 1 | 07/01/2024 | 70.07 | .00 | 70.07 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141503000 | | background check | 2 | 07/01/2024 | 6.00 | .00 | 6.00 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0146008030 | | Paint 4 july 4 vendors | 3 | 07/01/2024 | 16.98 | .00 | 16.98 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0444152300 | | giftpcard/thank you | 4 | 07/01/2024 | 20.00 | .00 | 20.00 | 45486 | 08/14/2024 |

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|---------------|------|-----------------------|------------|-----------------------------|-----|--------------|----------------|-----------------|--------------|--------------|------------------|
| | | HUPPE JULY 0141503000 | | Paper for certificates | 5 | 07/01/2024 | 59.98 | .00 | 59.98 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141503000 | | toner | 6 | 07/01/2024 | 27.99 | .00 | 27.99 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141501970 | | drug testing | 7 | 07/01/2024 | 70.00 | .00 | 70.00 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141503000 | | background check | 8 | 07/01/2024 | 6.00 | .00 | 6.00 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141503000 | | business cards | 9 | 07/01/2024 | 69.29 | .00 | 69.29 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0145204581 | | supplies for park | 10 | 07/01/2024 | 53.50 | .00 | 53.50 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0444152300 | | Pool storage | 11 | 07/01/2024 | 89.00 | .00 | 89.00 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141501970 | | background check | 12 | 07/01/2024 | 6.00 | .00 | 6.00 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141505800 | | Cmca institute | 13 | 07/01/2024 | 869.14 | .00 | 869.14 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0444152300 | | Pool supplies | 14 | 07/01/2024 | 129.98 | .00 | 129.98 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141503000 | | retirement supplies | 15 | 07/01/2024 | 9.59 | .00 | 9.59 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0143104500 | | Public works trailer plates | 16 | 07/01/2024 | 11.75- | .00 | 11.75- | 45486 | 08/14/2024 |
| | | HUPPE JULY 0143104500 | | Public works trailer plates | 17 | 07/01/2024 | 11.75 | .00 | 11.75 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0143104500 | | Public Works trailer plates | 18 | 07/01/2024 | 11.10 | .00 | 11.10 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0444152400 | | Concessions | 19 | 07/01/2024 | 98.56 | .00 | 98.56 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0444152300 | | Pool supplies | 20 | 07/01/2024 | 19.98 | .00 | 19.98 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141503000 | | retirement supplies | 21 | 07/01/2024 | 51.09 | .00 | 51.09 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0444152300 | | Pool supplies | 22 | 07/01/2024 | 23.23 | .00 | 23.23 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0444152300 | | Pool supplies | 23 | 07/01/2024 | 56.25 | .00 | 56.25 | 45486 | 08/14/2024 |
| | | HUPPE JULY 0141505700 | | shred service | 24 | 07/01/2024 | 70.07 | .00 | 70.07 | 45486 | 08/14/2024 |
| | | JACKSON J 0243707850 | | wS washer fluid | 1 | 07/01/2024 | 5.49 | .00 | 5.49 | 45486 | 08/14/2024 |
| | | JACKSON J 0243707800 | | water TA Test | 2 | 07/01/2024 | 75.00 | .00 | 75.00 | 45486 | 08/14/2024 |
| | | KELSO JULY 0144203500 | | supplies | 1 | 07/01/2024 | 56.76 | .00 | 56.76 | 45486 | 08/14/2024 |
| | | KELSO JULY 0144203500 | | Pipe parts | 2 | 07/01/2024 | 48.31 | .00 | 48.31 | 45486 | 08/14/2024 |
| | | KELSO JULY 0144204000 | | gas | 3 | 07/01/2024 | 36.91 | .00 | 36.91 | 45486 | 08/14/2024 |
| | | KELSO JULY 0144203500 | | Pipe parts | 4 | 07/01/2024 | 43.37 | .00 | 43.37 | 45486 | 08/14/2024 |
| | | KELSO JULY 0144204000 | | gas | 5 | 07/01/2024 | 35.05 | .00 | 35.05 | 45486 | 08/14/2024 |
| | | LANCASTER 0143107565 | | landscape rakes | 1 | 07/01/2024 | 139.96 | .00 | 139.96 | 45486 | 08/14/2024 |
| | | LANCASTER 0143107565 | | tie downs and bungies | 2 | 07/01/2024 | 82.98 | .00 | 82.98 | 45486 | 08/14/2024 |
| | | LANCASTER 1743107565 | | ball and hitch | 3 | 07/01/2024 | 69.84 | .00 | 69.84 | 45486 | 08/14/2024 |
| | | LANCASTER 0141503000 | | office supplis | 4 | 07/01/2024 | 143.21 | .00 | 143.21 | 45486 | 08/14/2024 |
| | | LANCASTER 0143104500 | | towed water truck | 5 | 07/01/2024 | 500.00 | .00 | 500.00 | 45486 | 08/14/2024 |
| | | LANCASTER 0144205000 | | otter box forphone | 6 | 07/01/2024 | 46.48 | .00 | 46.48 | 45486 | 08/14/2024 |
| | | LANCASTER 0145204500 | | Pto switch for mower | 7 | 07/01/2024 | 22.49 | .00 | 22.49 | 45486 | 08/14/2024 |
| | | LANCASTER 0141504500 | | Cable for computer | 8 | 07/01/2024 | 25.94 | .00 | 25.94 | 45486 | 08/14/2024 |
| | | LANCASTER 0143107565 | | water and gatorade | 9 | 07/01/2024 | 119.48 | .00 | 119.48 | 45486 | 08/14/2024 |
| | | LANCASTER 0143104000 | | fuel for asphalt trailer | 10 | 07/01/2024 | 37.05 | .00 | 37.05 | 45486 | 08/14/2024 |
| | | LANCASTER 1743107565 | | rakes for asphalt | 11 | 07/01/2024 | 226.10 | .00 | 226.10 | 45486 | 08/14/2024 |
| | | LANCASTER 0143107600 | | air conditioner refund | 12 | 07/01/2024 | 2,708.92- | .00 | 2,708.92- | 45486 | 08/14/2024 |
| | | LANCASTER 0146008030 | | july 4 sandbags | 13 | 07/01/2024 | 315.45 | .00 | 315.45 | 45486 | 08/14/2024 |

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|---------------|-----------------------|-----------------------|------------|----------------------------|-----|--------------|----------------|-----------------|--------------|--------------|------------------|
| | | LANCASTER 0143103500 | | food on july 4 | 14 | 07/01/2024 | 29.89 | .00 | 29.89 | 45486 | 08/14/2024 |
| | | LANCASTER 0243707855 | | water safety | 15 | 07/01/2024 | 368.82 | .00 | 368.82 | 45486 | 08/14/2024 |
| | | LANCASTER 0143103500 | | food on july 4 | 16 | 07/01/2024 | 31.62 | .00 | 31.62 | 45486 | 08/14/2024 |
| | | LANCASTER 0143103500 | | food on july 4 | 17 | 07/01/2024 | 31.63- | .00 | 31.63- | 45486 | 08/14/2024 |
| | | LANCASTER 0143103500 | | supplies | 18 | 07/01/2024 | 94.94 | .00 | 94.94 | 45486 | 08/14/2024 |
| | | MARTINEZ J 0143107410 | | breakfast- training | 1 | 07/01/2024 | 62.23 | .00 | 62.23 | 45486 | 08/14/2024 |
| | | MARTINEZ J 0143107410 | | lunch training | 2 | 07/01/2024 | 147.60 | .00 | 147.60 | 45486 | 08/14/2024 |
| | | MARTINEZ J 0143102000 | | Pants marca and june | 3 | 07/01/2024 | 449.90 | .00 | 449.90 | 45486 | 08/14/2024 |
| | | NASTA JULY 0141505650 | | adobe | 1 | 07/31/2024 | 19.99 | .00 | 19.99 | 45498 | 08/15/2024 |
| | | NASTA JULY 0141306000 | | Membership Dues AAME | 2 | 07/31/2024 | 300.00 | .00 | 300.00 | 45498 | 08/15/2024 |
| | | NASTA JULY 0241505650 | | Membership dues AAME | 3 | 07/31/2024 | 300.00 | .00 | 300.00 | 45498 | 08/15/2024 |
| | | SMITH JULY 0145203700 | | hardware restrooms | 1 | 07/01/2024 | 6.37 | .00 | 6.37 | 45486 | 08/14/2024 |
| | | SMITH JULY 0145203900 | | fuel | 2 | 07/01/2024 | 82.00 | .00 | 82.00 | 45486 | 08/14/2024 |
| | | SMITH JULY 0145207850 | | d-ball net & pads | 3 | 07/01/2024 | 973.37 | .00 | 973.37 | 45486 | 08/14/2024 |
| | | SMITH JULY 0145203900 | | fuel OC truck | 4 | 07/01/2024 | 30.00 | .00 | 30.00 | 45486 | 08/14/2024 |
| | | SMITH JULY 0145204500 | | velcro strap for vball net | 5 | 07/01/2024 | 6.75 | .00 | 6.75 | 45486 | 08/14/2024 |
| | | THOMAS JU 0146008030 | | supplies for july 4 | 1 | 07/01/2024 | 68.42 | .00 | 68.42 | 45486 | 08/14/2024 |
| | | THOMAS JU 0144004000 | | fuel | 2 | 07/01/2024 | 44.79 | .00 | 44.79 | 45486 | 08/14/2024 |
| | | WERTSBAU 0243607731 | | PLexiglass cutting tool | 1 | 07/01/2024 | 8.49 | .00 | 8.49 | 45486 | 08/14/2024 |
| | | WERTSBAU 0243707845 | | gas for truck | 2 | 07/01/2024 | 55.00 | .00 | 55.00 | 45486 | 08/14/2024 |
| | | WERTSBAU 0243707861 | | Chipper parts | 3 | 07/01/2024 | 33.39 | .00 | 33.39 | 45486 | 08/14/2024 |
| | | WERTSBAU 0249509019 | | trimmer blade/ prunner saw | 4 | 07/01/2024 | 261.45 | .00 | 261.45 | 45486 | 08/14/2024 |
| | | WERTSBAU 0243658760 | | Compressor filters | 5 | 07/01/2024 | 472.01 | .00 | 472.01 | 45486 | 08/14/2024 |
| | | WERTSBAU 0249509019 | | trimmer parts | 6 | 07/01/2024 | 12.61 | .00 | 12.61 | 45486 | 08/14/2024 |
| | | WOOD JULY 0243707850 | | fuel | 1 | 07/01/2024 | 98.55 | .00 | 98.55 | 45486 | 08/14/2024 |
| Total 2104: | | | | | | | 15,817.67 | .00 | 15,817.67 | | |
| 2219 | CHARTER COMMUNICATI | 1726308010 | 0141505000 | CITY HALL | 1 | 08/07/2024 | 339.93 | .00 | 339.93 | 20248140 | 08/13/2024 |
| | | 1726308010 | 0142105000 | PD PHONES | 2 | 08/07/2024 | 649.61 | .00 | 649.61 | 20248140 | 08/13/2024 |
| | | 1726308010 | 0444152000 | pool | 3 | 08/07/2024 | 139.98 | .00 | 139.98 | 20248140 | 08/13/2024 |
| | | 1726308010 | 0143105000 | shop | 4 | 08/07/2024 | 239.95 | .00 | 239.95 | 20248140 | 08/13/2024 |
| Total 2219: | | | | | | | 1,369.47 | .00 | 1,369.47 | | |
| 2467 | Century Link | 300805105 8 | 0241505000 | SOUTH PLANT internet | 1 | 08/08/2024 | 171.20 | .00 | 171.20 | 20240813 | 08/13/2024 |
| Total 2467: | | | | | | | 171.20 | .00 | 171.20 | | |
| 2475 | TRI-STATE FIREWORKS I | 1743 | 0146008030 | FIREWORKS | 1 | 08/13/2024 | 16,000.00 | .00 | 16,000.00 | 45485 | 08/14/2024 |

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|---------------|---------------------------|----------------|--------------|-----------------------------|-----|--------------|----------------|-----------------|--------------|--------------|------------------|
| Total 2475: | | | | | | | 16,000.00 | .00 | 16,000.00 | | |
| 2496 | TAYLOR MECHANICAL | I240807834 | 0140608750 | Service call/Trip Charge | 1 | 08/07/2024 | 105.00 | .00 | 105.00 | 45495 | 08/14/2024 |
| Total 2496: | | | | | | | 105.00 | .00 | 105.00 | | |
| 2693 | CH2M Hill Engineers, Inc. | 709336CH01 | 0144007400 | Task Order #2 Airport Wat | 1 | 06/07/2024 | 6,616.04 | .00 | 6,616.04 | 45464 | 08/14/2024 |
| Total 2693: | | | | | | | 6,616.04 | .00 | 6,616.04 | | |
| 2882 | Fiber Platform, LLC | SI-24-026579 | 0142105000 | Ethernet Access PD | 1 | 08/15/2024 | 1,532.00 | .00 | 1,532.00 | 45468 | 08/14/2024 |
| Total 2882: | | | | | | | 1,532.00 | .00 | 1,532.00 | | |
| 3044 | 3 Rocks Engineering | 24-064-01 | 2 1743107565 | Street Survey Project Minu | 1 | 07/05/2024 | 15,750.00 | .00 | 15,750.00 | 45459 | 08/14/2024 |
| Total 3044: | | | | | | | 15,750.00 | .00 | 15,750.00 | | |
| 3096 | Justin Adams | CLEAN UP 3 | 0110001154 | 311 East 5th Cleanup | 1 | 08/14/2024 | 1,200.00 | .00 | 1,200.00 | 45493 | 08/14/2024 |
| Total 3096: | | | | | | | 1,200.00 | .00 | 1,200.00 | | |
| 3114 | Wyatt Legal Services PLLC | 413 | 0141105300 | City Attorney | 1 | 07/31/2024 | 5,529.50 | .00 | 5,529.50 | 45496 | 08/14/2024 |
| Total 3114: | | | | | | | 5,529.50 | .00 | 5,529.50 | | |
| 3127 | Eric Hatfield | PARK ALCO | 0136001300 | Park ALcohol Deposit Refu | 1 | 08/06/2024 | 100.00 | .00 | 100.00 | 45467 | 08/14/2024 |
| Total 3127: | | | | | | | 100.00 | .00 | 100.00 | | |
| 3128 | Lynn Rae | MILEAGE JU | 0141505750 | Mileage- | 1 | 08/07/2024 | 34.17 | .00 | 34.17 | 45474 | 08/14/2024 |
| Total 3128: | | | | | | | 34.17 | .00 | 34.17 | | |
| 3156 | Republic Services#653 | 0653-000442 | 0143204100 | City Of Florence - Trash Se | 1 | 07/31/2024 | 17.00 | .00 | 17.00 | 20240813 | 08/13/2024 |
| | | 0653-000442 | 0241503000 | Water Treatment Plant - Re | 1 | 07/31/2024 | 9.75 | .00 | 9.75 | 20240813 | 08/13/2024 |
| | | 0653-000443 | 0143204100 | City Of Florence - Trash Se | 1 | 07/31/2024 | 1,530.45 | .00 | 1,530.45 | 20240813 | 08/13/2024 |
| | | 0653-000443 | 0143204100 | City Of Florence - Trash Se | 1 | 07/31/2024 | 48.75 | .00 | 48.75 | 20240813 | 08/13/2024 |

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|---------------|--------------------------|----------------|------------|-------------------------------|-----|--------------|----------------|-----------------|--------------|--------------|------------------|
| Total 3156: | | | | | | | 1,605.95 | .00 | 1,605.95 | | |
| 3171 | PVS DX INC. | 737001943-2 | 0243458510 | Sodium Hypo 10% | 1 | 06/10/2024 | 8,230.08 | .00 | 8,230.08 | 45480 | 08/14/2024 |
| | | C737000016- | 0243458510 | Sodium Hypo 10% Credit | 1 | 06/10/2024 | 2,789.31- | .00 | 2,789.31- | 45480 | 08/14/2024 |
| Total 3171: | | | | | | | 5,440.77 | .00 | 5,440.77 | | |
| 3173 | Delta Dental Of Colorado | 1695813 | 0120002032 | Dental Insurance Premium | 1 | 08/09/2024 | 2,289.89 | .00 | 2,289.89 | 20240815 | 08/15/2024 |
| Total 3173: | | | | | | | 2,289.89 | .00 | 2,289.89 | | |
| 3208 | Canon City Swim Team | REFUND CA | 0444152350 | Refund 4 cancellations per | 1 | 07/25/2024 | 276.32 | .00 | 276.32 | 45462 | 08/14/2024 |
| Total 3208: | | | | | | | 276.32 | .00 | 276.32 | | |
| 3209 | Rhonda Javernick | POOL PART | 0434151800 | Pool Party REfund | 1 | 07/21/2024 | 150.00 | .00 | 150.00 | 45482 | 08/14/2024 |
| Total 3209: | | | | | | | 150.00 | .00 | 150.00 | | |
| 3210 | Rachel Lockhart | POOL PART | 0434151800 | Pool Party Refund | 1 | 08/08/2024 | 150.00 | .00 | 150.00 | 45481 | 08/14/2024 |
| Total 3210: | | | | | | | 150.00 | .00 | 150.00 | | |
| 3211 | James Vanhouten | CML 2024 M | 0141105700 | CML conference 2024 Mea | 1 | 06/19/2024 | 124.02 | .00 | 124.02 | 45472 | 08/14/2024 |
| Total 3211: | | | | | | | 124.02 | .00 | 124.02 | | |
| 3212 | William Watkins | POOL PART | 0434151800 | Pool Refund | 1 | 08/13/2024 | 150.00 | .00 | 150.00 | 45490 | 08/14/2024 |
| Total 3212: | | | | | | | 150.00 | .00 | 150.00 | | |
| 3213 | Amanda Reed | REFUND CL | 0234101050 | Water Bill refund after Closi | 1 | 08/14/2024 | 45.48 | .00 | 45.48 | 45500 | 08/15/2024 |
| Total 3213: | | | | | | | 45.48 | .00 | 45.48 | | |
| Grand Totals: | | | | | | | 134,438.61 | .00 | 134,438.61 | | |

| Vendor Number | Name | Invoice Number | GL Account | Description | Seq | Invoice Date | Invoice Amount | Discount Amount | Check Amount | Check Number | Check Issue Date |
|------------------|------|-------------------|------------|-------------|-----|-----------------|-------------------|--------------------|-----------------|-----------------|---------------------|
|------------------|------|-------------------|------------|-------------|-----|-----------------|-------------------|--------------------|-----------------|-----------------|---------------------|

Report Criteria:
Detail report type printed

COUNCIL ACTION FORM

MEETING DATE: AUGUST 19, 2024

STAFF CONTACT: CORTLYNE HUPPE, CITY CLERK

Agenda Item: Consider approving Pioneer Park usage for Bugling Elk Vineyards & Winery and Millenium Grown LLC.

Department: Administration

Staff Recommendation:

Approve the Pioneer Park usage for Bugling Elk Vineyards & Winery and Millenium Grown LLC.

Background/Description of Item:

Millenium Grown LLC. is an event planning organization that intends to host and produce the Southern Colorado BBQ Challenge at Pioneer Park. The registered agent on file for Millenium Grown LLC. is Amy Dawn Bourlon-Hilterbran. The festival is anticipated to take place on the following dates /times:

- Friday, September 27, 2024, from 4 PM – 10 PM
- Saturday, September 28, 2024, from 12 PM – 10 PM
- Sunday, September 29, 2024, from 12 PM – 6 PM

The park has been appropriately reserved with City Hall Staff, and Millenium Grown LLC. plans to have licensed local vendors provide liquor for on-premise consumption.

Due to the location and nature of the festival, Special Event Insurance will be required as a provision of use. It should be noted that Special Event coverage is typically granted to an applicant by their insurer approximately thirty to forty-five (30-45) days prior to the event. As such, Staff suggests making approval contingent upon receipt of proof of Special Event coverage.

The City of Florence does not approve festival permits at the Local Licensing Authority level. Therefore, once the applicant has paid the appropriate fees and all supporting documentation has been submitted this item will be sent to the Colorado Department of Revenue Liquor Enforcement Division for State approval.

Under Colorado Liquor Rules 1 CCR 203-2 Regulation 47-405(A)(1), only certain license types are eligible to file a Festival Permit Application with the Colorado Department of Revenue and obtain a festival permit. As a non liquor-licensed entity, Millenium Grown LLC. does not meet these eligibility requirements. However, Bugling Elk Vineyards & Winery, located at 1215 Apple Lane in Penrose, meets the eligibility requirements and has applied to be the legal licensee for the Festival Permit Application.

Financial Impact:

The City fee for Pioneer Park usage with alcohol is \$125.

Attachments:

- Proposed Liquor Boundary/Maps

Suggested Motion:

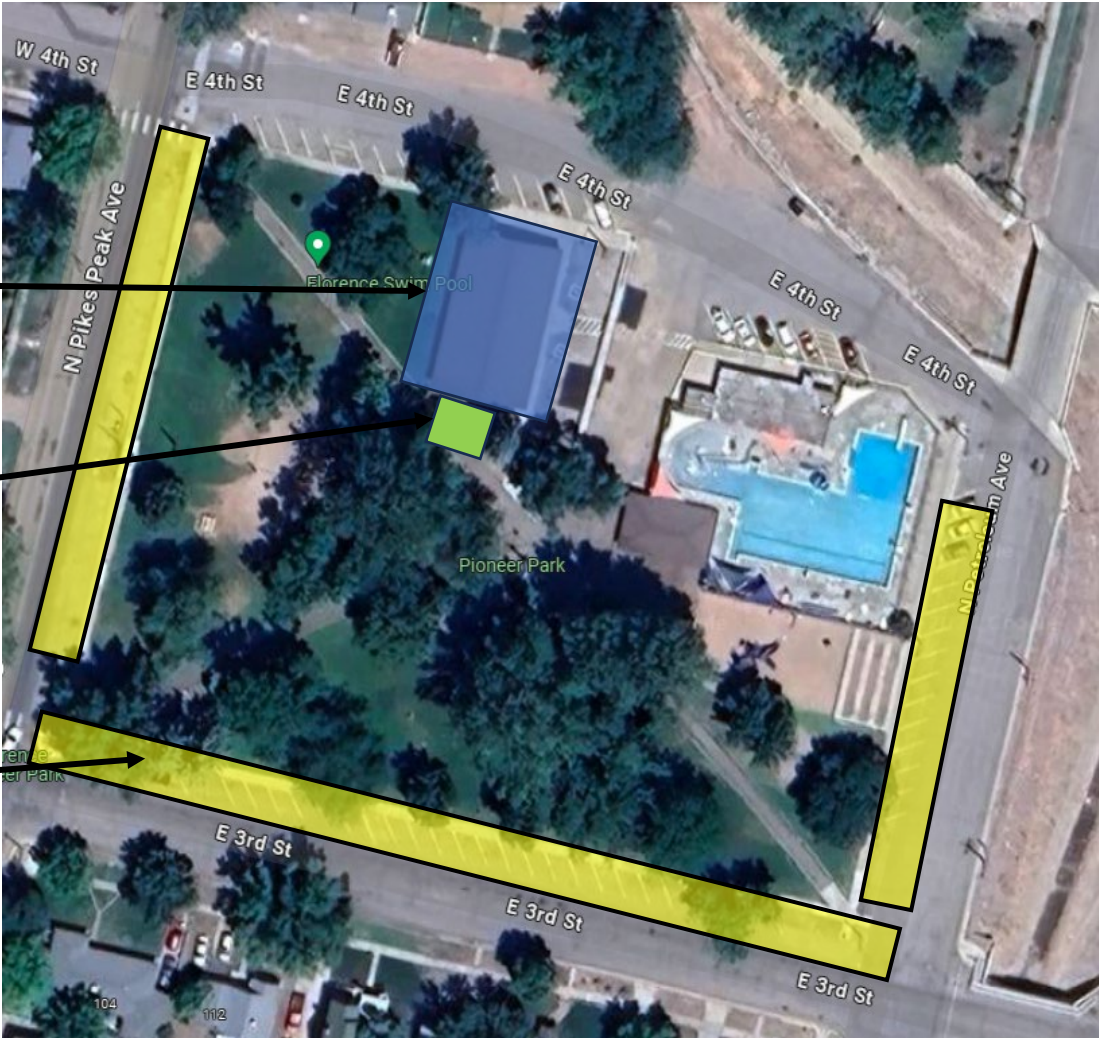
Approve the Pioneer Park usage for Bugling Elk Vineyards & Winery and Millenium Grown LLC., contingent upon proof of receipt of Special Event Coverage.

Outlined Diagram for Proposed Premises on September 27 - 29
(Friday 4PM – 10PM/ Saturday 12PM – 10PM /Sunday 12PM – 6PM), 2024
Pioneer Park, Florence, CO for the Southern Colorado BBQ Challenge

Pavilion will be designated premise for consuming beer & wine

Designated entry & exit point

Designated Parking area for food trucks (overflow)



COUNCIL ACTION FORM

MEETING DATE: AUGUST 19, 2024

STAFF REPORT: ASHLEY FOX, PLANNING DIRECTOR

Agenda Item: Consider Approving the second Reading of Ordinance 9 - 2024, an Ordinance approving Willow Creek Estates Filing No. 2, a re-subdivision of lots 1 through 25 and lots 126 through 143, Willow Creek Estates Subdivision.

Department: Planning

Background / Description of Item:

- J + M Investments, owner of Willow Creek Estates Subdivision, submitted a re-subdivision application for lots 1 through 25 and lots 126 through 143. The lots will be re-subdivided to accommodate townhomes rather than single-family dwelling units.

Staff Comments:

- A variance request pertaining to the townhome structure setbacks, lot width and minimum lot size was approved by the City Council on May 15th, 2023.
 - 3 Rocks Engineering conducted a drainage analysis dated May 5, 2023, for the proposed Willow Creek Estates Filing No. 2 and found the original detention design will accommodate the proposed additional development.
 - A rezone request for Willow Creek Estates Subdivision, lots 1 through 25 and lots 126 through 143 from MH – Manufactured Home Zone District to R-2 Low Medium Density Residential (One to Four Units) Zone District was approved by City Council on July 17, 2023.
 - Fremont Sanitation District provided a will-serve letter for the development stating they had an adequate wastewater collection facility in the vicinity, as well as the treatment plant capacity to serve the additional density proposed by the potential re-subdivision.
- ❖ The Planning Commission convened on July 20, 2023, for a Public Hearing and review of the Preliminary Plats for Willow Creek Estates Filing No. 2 and approved the Plats subject to the following conditions:
- Valid CDOT Access Permit that acknowledges the potential additional lots.
 - CDOT Access Permits for the Willow Creek Estates Subdivision, acknowledging the additional lots associated with the potential Willow Creek Estates Filing No. 2, was received on June 20, 2024.
 - A system wide water analysis to verify the adequacy of a single tap point from Arrowhead Drive, with approval by Jacobs Engineering.
 - Jacobs Engineering has provided a statement outlining the final report from 3 Rocks Engineering, who conducted the system wide water analysis, that a single connection to the City's existing distribution system on Arrowhead Drive is suitable for Willow Creek Estates Subdivision and the potential additional lots associated with Willow Creek Estates Filing No. 2. Jacobs Engineering does recommend, however, that the developer construct a water stub-connection, blowoff hydrant and line valve in the northeast portion of the development. This connection will provide long-term distribution benefits for the development and the City of Florence.
 - Final engineering on water tap size for each four-plex, with approval by Jacobs Engineering.
 - Jacobs Engineering has provided a statement stating that the final report from Professional Engineering Consultants does demonstrate there will be sufficient water pressure for a 1" water tap size for each four-plex.

- An address plat/sheet for Willow Creek Estates Filing No. 2
 - Address plat has been received.
 - Plat Note stating that the Developer will provide seven Union Ditch water shares or an acceptable alternative prior to the official recording of the Final Plat.
 - Note has been added to the potential final plat map.
 - Plat Note - adding the terminology from the 'Assignment and Acceptance' letter, which assigns the interests and obligations of the original Subdivision Improvement Agreement, dated 10/04/2007, related to infrastructure improvements to J+M Investments, LLC to the 'Acknowledgement and Acceptance of Plat' Statement.
 - Note has been added to the potential final plat map.
- ❖ The Planning Commission convened on July 18, 2024, to examine details pertaining to the Willow Creek Estates Filing No. 2 Final Plats and conditions associated with them. Upon review of all information, the Planning Commission voted unanimously to approve the Final Plats for Willow Creek Estates Filing No. 2 and recommended the plats to City Council for a final decision along with the following conditions based on the recommendations of the City Engineer:
- ❖ a) The developer shall install a water stub-connection, blowoff hydrant and line valve in the northeast corner of the development, on the west side of Highway 67.
 - ❖ b) The developer shall provide a permanent 40-foot-wide easement for the water stub connection from developed street, River Rock Blvd, to the edge of the right-of-way for Highway 67.

Ordinance No. 9 – 2024 was approved unanimously at the August 5, 2024, City Council meeting. Ordinance No. 9 – 2024 was published in full in *The Daily Record* on August 8, 2024.

Attachments included:

- Ordinance No. 9 – 2024
- Exhibit A

Motion:

The City of Florence City Council makes the motion to approve the second Reading of Ordinance No. 9 – 2024, an ordinance approving Willow Creek Estates Filing No. 2, a re-subdivision of lots 1 through 25 and lots 126 through 143, Willow Creek Estates Subdivision.

ORDINANCE NO. 9 - 2024

**An Ordinance Approving Willow Creek Estates Filing No. 2,
A Re-Subdivision of Lots 1 through 25 and Lots 126 through 143,
Willow Creek Estates Subdivision in the City of Florence**

WHEREAS, the City Council of the City of Florence, Colorado, pursuant to Colorado statute and the Florence Municipal Code, is vested with the authority of administering the affairs of the City of Florence, Colorado; and

WHEREAS, the City Council for the City of Florence has authority to adopt and enforce ordinance governing land use, zoning and the development of lands pursuant to, among other authority, C.R.S. §31-23-101 and C.R.S. §29-20-101; and

WHEREAS, the owner submitted the proper application and paid the appropriate fee for a Re-Subdivision of Lots 1 through 25 and Lots 126 through 143, Willow Creek Estates Subdivision, known as Willow Creek Estates Filing No. 2; and

WHEREAS, a public hearing was held, after proper notice was published, posted and mailed, before the Florence Planning Commission pursuant to Florence Municipal Code Section 16.01 on Thursday, July 20, 2023, regarding the application and preliminary plats, at which time, by unanimous vote, the Florence Planning Commission recommended approval of the preliminary plats subject to recommendations. The Florence Planning Commission convened on July 18, 2024, regarding the final plats and recommendations, at which time, by unanimous vote, the Florence Planning Commission recommended approval of the final plats for Willow Creek Estates Filing No. 2, a Re-Subdivision of Lots 1 through 25 and Lots 126 through 143, Willow Creek Estates Subdivision, subject to the following conditions based on the recommendation of the City Engineer:

- a) The developer shall install a water stub-connection, blowoff hydrant and line valve in the northeast corner of the development, on the west side of Highway 67.
- b) The developer shall provide a permanent 40-foot-wide easement for the water stub connection from developed street, River Rock Blvd, to the edge of the right-of-way for Highway 67.

WHEREAS, on August 5, 2024, the City Council reviewed the final plats for Willow Creek Estates Filing No. 2; and

WHEREAS, the City Council desires to approve the final plats for Willow Creek Estates Filing No. 2, Re-Subdivision of Lots 1 through 25 and Lots 126 through 143, Willow Creek Estates Subdivision.

NOW, THEREFORE, BE IT ORDAINED BY THE FLORENCE CITY COUNCIL AS FOLLOWS:

1. The City Council incorporates the foregoing recitals as findings by the City Council.
2. That certain Willow Creek Estates Filing No. 2, a Re-Subdivision of Lots 1 through 25 and Lots 126 through 143, Willow Creek Estates Subdivision is hereby approved subject to the following conditions based on the recommendations from the City Engineer:
 - a) The developer shall install a water stub-connection, blowoff hydrant and line valve in the northeast corner of the development, on the west side of Highway 67.
 - b) The developer shall provide a permanent 40-foot-wide easement for the water stub connection from developed street, River Rock Blvd, to the edge of the right-of-way for Highway 67.
3. The Mayor is hereby authorized to indicate the City Council's approval of the Willow Creek Estates Filing No. 2, by signing the plat, a copy of which is attached here to and incorporated here in as Exhibit A. A true and correct copy of all plats for the property shall be deposited with the City Clerk and a copy of this Ordinance, and the Willow Creek Estates Filing No. 2, a Re-Subdivision of Lots 1 through 25 and Lots 126 through 143, Willow Creek Estates Subdivision, Plats shall be filed with the Clerk and Recorder of Fremont County.
4. City Staff is hereby authorized to take any and all necessary steps to complete this subdivision of Willow Creek Estates Filing No. 2, a Re-Subdivision of Lots 1 through 25 and Lots 126 through 143, Willow Creek Estates Subdivision.
5. Severability. If any article, section, paragraph, sentence, clause, or phrase of this Ordinance is held to be unconstitutional or invalid for any reason such decision shall not affect the validity or constitutionality of the remaining portions of this Ordinance. The City Council hereby declares that it would have passed this ordinance and each part or parts thereof irrespective of the fact that any one part or parts be declared unconstitutional or invalid.
6. Repeal. Existing ordinances or parts of ordinances covering the same matters embraced in this ordinance are hereby repealed and all ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed except that this repeal shall not affect or prevent the

prosecution or punishment of any person for any act done or committed in violation of any ordinance hereby repealed prior to the effective date of this ordinance.

INTRODUCED AS AN ORDINANCE, PASSED ON ITS FIRST READING, ASSIGNED AN ORDINANCE NUMBER AND ORDERED TO BE PUBLISHED IN *THE DAILY RECORD*, THE CITY'S OFFICIAL NEWSPAPER ON THIS 5 DAY OF AUGUST 2024.

ATTEST: CITY OF FLORENCE, COLORADO

Cortlyne Huppe, City Clerk

BY: _____
Steve Wolfe, Mayor

Ordinance published in full on August 8, 2024 in the *Daily Record*

Passed and adopted on its second reading this _____ day of _____, 2024.

ATTEST: CITY OF FLORENCE, COLORADO

Cortlyne Huppe, City Clerk

BY: _____
Steve Wolfe, Mayor

Ordinance published by title, on _____, 2024 in the *Daily Record*

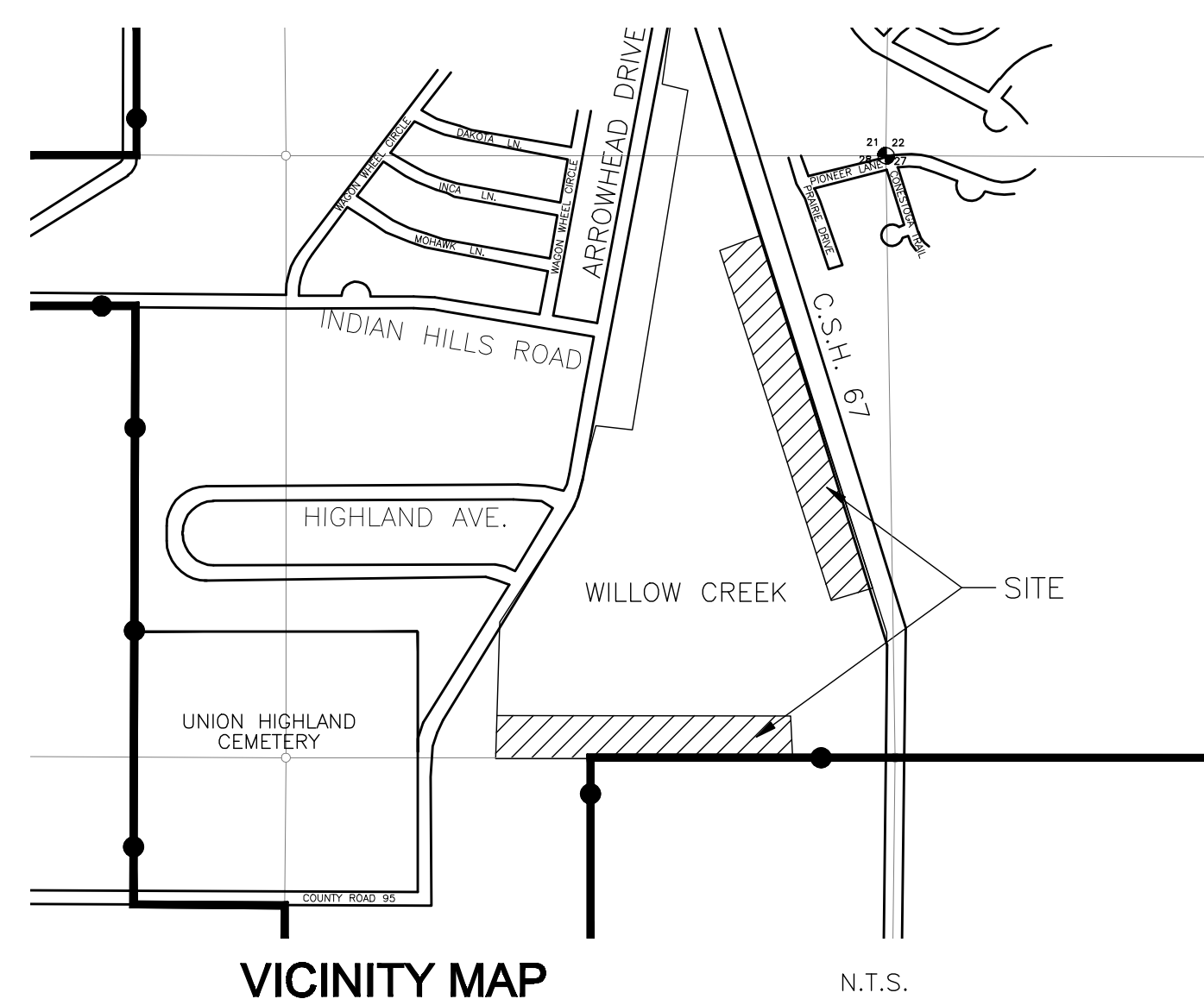
WILLOW CREEK ESTATES FILING NO. 2

A RE-PLAT OF LOTS 1 THRU 25 AND 126 THRU 143, WILLOW CREEK ESTATES
 LOCATED IN SECTION 21 AND 28, TOWNSHIP 19 SOUTH, RANGE 69 WEST OF THE 6TH P.M.

CITY OF FLORENCE, FREMONT COUNTY, COLORADO

Exhibit A

FINAL PLAT



PUBLIC EASEMENTS:

EASEMENTS FOR UTILITIES AND DRAINAGE FACILITIES ARE AS INDICATED ON THE PLAT OR WITHIN THIS STATEMENT, WITH THE SOLE RESPONSIBILITY FOR MAINTENANCE BEING VESTED WITH THE ADJACENT PROPERTY OWNERS. EXCEPT AS OTHERWISE NOTED, EXTERIOR SUBDIVISION OR PARCEL BOUNDARIES, INCLUDING THOSE ADJACENT TO PUBLIC WAYS ARE SUBJECT TO A TEN (10) FOOT UTILITY AND DRAINAGE EASEMENT. INDIVIDUAL INTERIOR LOT BOUNDARIES, THAT ARE NOT COMMON OR SEPARATING BUILDING UNITS, ARE SUBJECT TO A FIVE (5) FOOT UTILITY AND DRAINAGE EASEMENT ON EACH SIDE OF THE SIDE LOT LINES, AND A TEN (10) FOOT UTILITY AND DRAINAGE EASEMENT ON EACH SIDE OF REAR LOT LINES, AND A TEN (10) FOOT UTILITY AND DRAINAGE EASEMENT ALONG ALL STREETS, ALLEYS AND OTHER PUBLIC WAYS. THE SOLE RIGHT AND AUTHORITY TO RELEASE ANY OR ALL SUCH EASEMENTS SHALL REMAIN EXCLUSIVELY VESTED IN THE CITY OF FLORENCE.

ACKNOWLEDGMENT AND ACCEPTANCE OF PLAT:

THIS PLAT IS HEREBY APPROVED FOR FILING WITH THE FREMONT COUNTY CLERK AND RECORDER ON THIS _____ DAY OF _____, 2024. THE DEDICATION OF PUBLIC WAYS AND PUBLIC EASEMENTS SHOWN HEREON ARE ACCEPTED BY THE CITY OF FLORENCE, FREMONT COUNTY, STATE OF COLORADO, SUBJECT TO THE CONDITION THAT THE CITY SHALL UNDERTAKE THE MAINTENANCE OF SAID PUBLIC WAYS ONLY AFTER CONSTRUCTION OF SAID PUBLIC WAYS HAS BEEN SATISFACTORILY COMPLETED TO THE CITY SPECIFICATIONS BY THE SUB DIVIDER / DEVELOPER, AND ALL CONDITIONS REQUIRED IN THE ACCOMPANYING SUBDIVISION IMPROVEMENTS AGREEMENT HAVE BEEN SATISFIED, AND A RESOLUTION OF THE CITY COUNCIL OF FLORENCE, COLORADO, ACCEPTING THE SAME HAS BEEN ADOPTED AND PLACED ON RECORD. ALL OBLIGATIONS PER THE ASSIGNMENT AND ACCEPTANCE LETTER ASSIGNING ALL INTERESTS AND OBLIGATIONS OF THE SUBDIVISION IMPROVEMENT AGREEMENT, DATED 10/04/2007, RECORDED UNDER RECEPTION NO. 843360, IS ASSIGNED TO J+M INVESTMENTS, LLC.

VARIANCES:

20' LOT WIDTH
 2100 SQ.FT. LOT SIZE MINIMUM
 10,140 SQ.FT. MINIMUM FOR 4 UNIT STRUCTURES TOTAL

SETBACK MINIMUMS:

FRONT: 25'
 REAR: 20'
 SIDE: 0'
 SIDE STREET: 15'

VARIANCES APPROVED BY CITY COUNCIL, DATE 5/15/2023

KNOW ALL MEN BY THESE PRESENTS:

THAT J + M INVESTMENTS, LLC IS THE OWNER OF LOTS 1-25 AND LOTS 126-143 WILLOW CREEK ESTATES, FLORENCE, COLORADO, AS SHOWN HEREON. THIS VACATION AND REPLAT WILL BE KNOWN AS WILLOW CREEK ESTATES FILING NO.2.

DEDICATION:

THE UNDERSIGNED OWNERS HAVE CAUSED SAID TRACT OF LAND TO BE PLATTED INTO LOTS, RIGHTS-OF-WAY AND EASEMENTS AS SHOWN ON THE PLAT. THE UNDERSIGNED DO HEREBY GRANT TO THE CITY OF FLORENCE, THOSE EASEMENTS AND RIGHTS-OF-WAY AS SHOWN ON THE PLAT, AND FURTHER RESTRICTS THE USE OF THOSE EASEMENTS AND RIGHTS-OF-WAY TO THE CITY OF FLORENCE AND/OR ITS ASSIGNS PROVIDED, HOWEVER, THAT THE SOLE RIGHT AND AUTHORITY TO RELEASE OR QUIT CLAIM ALL OR ANY SUCH EASEMENTS SHALL REMAIN EXCLUSIVELY VESTED IN THE CITY OF FLORENCE. THIS TRACT OF LAND AS HEREIN PLATTED SHALL BE KNOWN AS " WILLOW CREEK ESTATES FILING NO. 2 ", CITY OF FLORENCE, FREMONT COUNTY, COLORADO.

 JAY D. STONER - MEMBER

IN WITNESS WHEREOF:

THE ABOVE & FOREGOING STATEMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 20____, BY JAY D. STONER, WITNESS MY HAND & OFFICIAL SEAL _____

(NOTARY PUBLIC)

MY COMMISSION EXPIRES _____

NOTES:

- 1.) BEARINGS SHOWN ARE BASED ON THE EAST LINE OF WILLOW CREEK ESTATES, BEING N 16°36'31" W, PER RECORDED PLAT OF WILLOW CREEK ESTATES.
- 2.) RECORDED AND APPARENT RIGHTS-OF-WAY, EASEMENTS AND OTHER BURDENS UPON THESE PROPERTIES WERE TAKEN FROM TITLE COMMITMENT NO. 1988512-IQ, BY UNIFIED TITLE COMPANY OF COLORADO SPRINGS, COLORADO.
- 3.) NO PORTION OF THIS SUBDIVISION LIES WITHIN A DESIGNATED 100 YEAR FLOOD PLAIN AS PER FEMA/FIRM MAP COMMUNITY PANEL NO. 08043C0900E, EFFECTIVE DATE 9/19/2007.
- 4.) ○ = FOUND 1/2" REBAR
- 5.) ● = SET 1/2"x18" REBAR W/ CAP L.S. NO. 37907
- 6.) ALL DIMENSIONS SHOWN IN U.S. SURVEY FEET
- 7.) THE CITY OF FLORENCE HAS NO RESPONSIBILITY FOR ENFORCING ANY PRIVATE RESTRICTIVE COVENANTS THAT MAY EXIST ON THE PROPERTY.
- 8.) THE DEVELOPER WILL BE REQUIRED TO PROVIDE 7 SHARES OF UNION DITCH OR ACCEPTABLE ALTERNATIVE PRIOR TO RECORDING.
- 9.) ALL OBLIGATIONS PER THE ASSIGNMENT AND ACCEPTANCE LETTER ASSIGNING ALL INTERESTS AND OBLIGATIONS OF THE SUBDIVISION IMPROVEMENT AGREEMENT, DATED 10/04/2007, RECORDED UNDER RECEPTION NO. 843360, IS ASSIGNED TO J+M INVESTMENTS, LLC.

 CHAIRMAN, CITY OF FLORENCE PLANNING COMMISSION

 MAYOR, CITY OF FLORENCE, COLORADO

ATTEST:

 CITY CLERK, CITY OF FLORENCE, COLORADO

REGISTERED LAND SURVEYOR'S CERTIFICATE

I, Matthew J. Koch, a registered land surveyor in the State of Colorado do hereby certify that this plat has been prepared under my direction in accordance with the Colorado Revised Statutes, as amended, and that this plat does accurately show the described tract of land and the subdivision thereof, to the best of my knowledge and belief. I further certify that any portion(s) of this property which do lie within the designated flood hazard area as shown on the F.E.M.A. F.I.R.M. maps are accurately shown hereon.

 Matthew J. Koch L.S. NO. 37907

STATE OF COLORADO } SS
 COUNTY OF FREMONT }

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF FREMONT COUNTY, COLORADO, AT _____ M. ON THE _____ DAY OF _____, 20____, A.D. UNDER RECEPTION NO. _____

 COUNTY CLERK AND RECORDER

CORNERSTONE
 LAND SURVEYING, L.L.C.
 1022 PHAY AVE
 CAÑON CITY, COLORADO 81212
 719-275-8881

NOTICE
 ACCORDING TO C.R.S. 13-80-105, YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATE SHOWN HEREON.

COUNCIL ACTION FORM

MEETING DATE: AUGUST 19, 2024

STAFF REPORT: ASHLEY FOX, PLANNING DIRECTOR

Agenda Item: Consider Approving Resolution No. 8 - 2024, a Resolution approving the amendment of the Subdivision Improvement Agreement Relating to Infrastructure Improvements for Pike View Estates Filing 1.

Department: Planning

Background / Description of Item:

- PikeView Development Corporation, owner and developer of the remaining vacant lots of Pike View Estates Filing 1 have requested a change to the construction phasing and the restriction of issuance of building permits outlined in the current subdivision improvement agreement.

Staff Comments:

- Changes to the construction phasing for the development will allow the developer to add five additional lots to Phase 1, making it more financially feasible for the construction of Wagon Wheel Circle.
- Section VII: Restriction on Issuance – of the amended agreement changes all instance of “Building Permits” to “Certificate of Occupancy” or “Temporary Certificate of Occupancy”.
This change was made due to the nature of the structures that are part of this new development. The homes arrive prefabricated or manufactured, meaning there is nothing to build in the traditional sense, except the foundation, as there would be with a stick-built home. The developer has run into issues with ordering lead times and cannot control when a manufactured unit will arrive. For manufactured homes, the building permit simply allows the home to be set on a foundation and put together. Without a building permit, the developer/contractors are unable to set the home on a foundation and join the sections of the home together, which may lead to deterioration of the home’s separate units. This change to the improvement agreement will better protect the City from potential financial exposure, as a manufactured home is of more value and less of a potential nuisance to the City if placed on a foundation and put together properly.

Attachments included:

- Amended Subdivision Improvement Agreement
- New Construction Phase Diagram
- Old Construction Phase Diagram
- Resolution No. 8 - 2024

Suggested Motions:

The Florence City Council moves to approve Resolution No. 8 - 2024, a Resolution approving the amendment of the Subdivision Improvement Agreement Relating to Infrastructure Improvements for Pike View Estates Filing 1.

AMENDED

**SUBDIVISION IMPROVEMENT AGREEMENT RELATING TO
INFRASTRUCTURE IMPROVEMENTS OF PIKE VIEW ESTATES
SUBDIVISION FILING 1**

THIS AMENDED SUBDIVISION IMPROVEMENT AGREEMENT, dated this ____ day of _____, 2024, is between the City of Florence, a municipal corporation of the State of Colorado (the “City”), and PikeView Development Corporation (the “Developer”).

WHEREAS, Developer is the owner of certain real property located in the City of Florence, Colorado, legally described as follows:

Lots 14 through 16 inclusive and lots 18 through 21 inclusive, but NOT lots 13 and 17, Block 1, and Lots 2 through 22 inclusive, Block 6, and all of Blocks 2, 3, 4, and 5, Pike View Estates, according to the plat recorded February 22, 1980, under Reception No. 465685, Fremont County, Colorado (the “property”); and

WHEREAS, on June 22, 1995, the Florence City Council passed Ordinance No. 9-95, adopting new Subdivision Regulations for the City of Florence; and

WHEREAS, on July 3, 1995, the Florence City Council adopted Resolution 21-95, adopting Public Improvement Design and Construction Standards for subdivisions in the City of Florence; and

WHEREAS, Article I, Section 9 of said Subdivision Regulations defines a “Subdivider” as *“Any person, firm, partnership, joint venture, association, or corporation who shall participate as owner, promoter, developer, or sales agent in the planning, platting development, promotion sale or lease of a subdivision”*; and

WHEREAS, Article I, Section 9 of said Subdivision Regulations defines a “Subdivision Improvement Agreement” as *“The contract or instrument used to specify the public improvements required in the subdivision and containing one or more security arrangements which may be accepted by the City of Florence to secure the construction of such public improvements”*; and

WHEREAS, Part I, Section 1 of said Public Improvement Design and Construction Standards states *“The subdivider or developer is responsible for the design and construction of all public improvements associated with the subdivision or property being developed. This responsibility includes both on-site and off-site improvements necessitated by the subdivision or development. Unless otherwise specified in this Resolution, the subdivider or developer is responsible for 100% of cost of the improvements”*; and

WHEREAS, Article I, Section 5.3 of said Subdivision Regulations states *“All officials and employees of the City of Florence who are vested with the authority to issue permits by the City Council or by state statute, shall not issue permits, record documents, conduct inspections or*

otherwise perform any duties or administrative actions that are not in conformance with the provisions of this Ordinance”, and

WHEREAS, the City is willing to issue building permits for construction on the property upon the acceptance of the Developer of the terms and conditions of this Agreement; and subject to all the requirements, terms and conditions of the City Subdivision Regulations, the City Public Improvement Design and Construction Standards and all other applicable laws, ordinances, rules and regulations; and

WHEREAS, the City and Developer mutually acknowledge that the matters set forth in this Agreement are reasonable conditions and requirements to be imposed by the City in connection with its issuance of building permits on the property, and that such conditions and requirements are necessary to protect, promote and enhance the public welfare; and

WHEREAS, it is further mutually acknowledged that the City is entitled to other assurances that the matters agreed to by the Developer will be performed as agreed by the Developer, and that the laws of the State of Colorado pertaining to city planning provide that the collateral used as security for the construction of the agreed upon public improvements may include a restriction on the issuance of building permits or a restriction on conveyance of any lots, or both; and

WHEREAS, the Developer has elected to use the restriction on building permits as the form of collateral to secure the construction of the public improvements specified in this Agreement; and

WHEREAS, the parties acknowledge previous subdivision agreements relating to the construction of subdivision improvements in Pike View Estates subdivision, which agreements were recorded in the public records of Fremont County, Colorado, on October 7, 1996, in Book 1262, page 406, Reception Number 653907, and on November 19, 1996, in Book 1266, page 599, Reception Number 655854, and February 8, 2001, Reception Number 726352, the terms and conditions of which the parties wish to amend to allow the development of the subdivision, and the construction of subdivision improvements, in five (5) phases, and to allow the posting of a specific security for costs to complete phased infrastructure improvements.

NOW, THEREFORE, in consideration of the premises, it is agreed as follows:

I. IMPROVMENTS TO BE COMPLETED

The Developer shall be responsible for all streets, curbs, gutters, sidewalks, pans, drainage, water and sewer improvements within the property and all off-site improvements that serve the property, as specified in this Agreement. All improvements shall be constructed to the satisfaction of, and shall be inspected and approved by, the City and other agencies having jurisdiction, pursuant to all applicable laws, ordinances, rules and regulations. The Developer shall not proceed with subsequent improvements until all previous improvements have been inspected and approved or with written approval of the Public Works Department and the City Manager. The Developer shall be responsible for notifying the applicable agencies in a timely manner to obtain all required

inspections and approvals at each stage of construction and shall also be responsible for maintaining and presenting said improvements in a manner that allows for proper inspection, The Developer shall be solely responsible for any costs necessary to maintain, and present said improvements for inspection.

II. WATER AND SEWER EXTENSION AND INSTALLATION

1. The Developer will extend water service to the property in accordance with the ordinances and regulations in effect at the time of the specific water request. The first-come, first-served policy will govern availability of water service to the property. Water service to the property may be limited or curtailed in the same manner and to the same extent that such service is limited or curtailed for other city residents.
2. Upon completion and approval, all water mainline extensions required by the City and by the Developer shall be dedicated to the City of Florence, free of any and all liens and encumbrances whatsoever.
3. The Developer agrees to install, at the Developers sole expense, all required water distribution and sewer collection lines within the property. All such water distribution and sewer collection lines, and associated facilities, shall be installed in accordance with the standards and specifications of the City of Florence and the Fremont Sanitation District. Upon completion and approval of the water distribution and sewer collection lines, the Developer agrees to dedicate to the City and Sanitation District unobstructed rights-of-way necessary for all for water and sewer lines to serve the property, or for transmission through the property, which dedication shall be free of all liens and encumbrances whatsoever. In addition, the Developer shall grant temporary construction easements for installation of water distribution and sewer collection lines, and associated facilities, whenever required by the City and the Fremont Sanitation District.
4. The Developer will cooperate with the City in dedicating, designing, and planning for all water and sewer utility easements that may be required by the City. The Developer acknowledges and agrees that the City has the right to change unilaterally its water development charge, water distribution facilities development charge, connection charge, tap fee, oversize line recovery amounts, and such other fees, charges or allocations of costs as have been adopted or may be adopted in its rules and regulations at any time in the future, so long as such changes are of general application, The Developer will pay all such fees and charges when due. All such charges shall be a lien on the property from the date due until paid. Upon the failure of the Developer to pay the fees and charges in full and in a timely manner, the City may, upon the giving of ten (10) days written notice to the Developer, proceed to foreclose its lien on the property in the same manner provided for the foreclosure of mechanic's liens, subject to all rights of redemption granted by Article 39 of Title 38, C.R.S as amended.
5. The Developer will comply with all rules, regulations, and requirements of the Fremont Sanitation District in installation and maintenance of sewer lines and facilities.

III. STREETS, CURBS, GUTTERS AND SIDEWALKS

1. The Developer shall design, install, and fully improve, to the City's standards, all public streets, curbs, gutters and sidewalks which lie fully within the property; and all the streets lying on or abutting the exterior boundaries of the property, all at the sole expense of the Developer and without cost to the City. Such obligation on Developer includes those public streets, curbs, gutters, and sidewalks, or portions thereof, required to maintain continuity and affecting lots 1, 13, 17, 22, 23, 24, 25, 26, and 27, Block 1, and lot 1, Block 6, Pike View Estates Filing 1, according to the plat recorded February 22, 1980, under Reception No. 465685, Fremont County, Colorado even though Developer does not own those lots and they are not part of the "property" as defined in this Agreement.
2. The Developer shall, at the Developer's sole cost, design and construct any bridges or culverts required by virtue of this proposed development, in accordance with the applicable laws, ordinances, rules, and regulations of any governmental body or entity having jurisdiction of such matters, whether federal, state, county, or municipal.
3. The Developer shall pay for installation of all required traffic and street signs, traffic control devices, permanent barriers, and streetlights, including all associated conduit for all streets within or contiguous to the property. The City Manager shall be solely responsible for determining the requirements for such improvements to the property, consistent with all state and federal laws, rules and regulations. Streetlights will be required on collector and larger streets or at intersections for public safety as deemed necessary by the City Manager. Upon acceptance of the streets, the City will maintain any traffic and street signs and traffic control devices, provided that they meet City and State standards. Streetlights will be maintained pursuant to the City's franchise agreement with the electrical provider.

IV. FIRE PROTECTION

The Developer shall design, install, and fully improve, to the standards of the City and the Florence Fire Protection District, all necessary facilities for fire protection to serve the property.

V. UNDERGROUND UTILITIES

All new utilities installed within the property shall be installed underground unless another form of installation is specifically approved by the Florence City Council, in advance.

VI. PERMANENT EASEMENT

The Developer hereby agrees to dedicate to the City, free from all liens and encumbrances, all permanent easements for all utilities, storm drainage, water and sewer extensions, and streets upon the property.

VII. DEVELOPMENT BY PHASE

The Developer may develop the property in not more than five (5) phases, as described in the attached Exhibit "A" to this Agreement. Before the Developer commences construction of infrastructure improvements associated with any phase of the development, the Developer shall notify the City, in writing, of the date upon which construction will commence. Nothing contained in this agreement shall prevent the Developer from commencing construction of the infrastructure improvements for more than one phase at the same time, or from commencing construction of the infrastructure improvements for subsequent phases prior to the completion of such construction in prior phases. The Developer shall have a period of eighteen months from the date of giving notice of commencement to the City within which to complete the infrastructure improvements required by this agreement for the phase relative to which notice has been given. The phases described in the attached exhibit may not be altered or amended without the express approval of the City Council.

VIII. RESTRICTION ON ISSUANCE OF CERTIFICATES OF OCCUPANCY

Except as otherwise permitted by this Agreement, in order to secure the performance of the obligations imposed on the Developer in this agreement, so long as any infrastructure improvements required within a phase under development by the Developer, or any part thereof, remain unfinished and unapproved by the City of Florence and other applicable agencies, the Developer shall not apply for any certificate of occupancy or temporary certificate of occupancy for any lots within that phase and the City Building Inspector shall not issue any certificate of occupancy or temporary certificate of occupancy for said lots. However, this restriction does not affect the Developer's ability to apply for and obtain building permits for any lots within the phase under development, provided all other conditions and requirements for the issuance of such permits are met. As for lots in phases not under development, the Developer shall not apply for any certificate of occupancy or temporary certificate of occupancy until notice of commencement of construction has been given to the City and all infrastructure improvements required for such phase have been completed, inspected and approved by the City and all other applicable agencies.

IX. RELEASE OF RESTRICTION ON CERTIFICATES OF OCCUPANCY

Upon recommendation of the City Manager, the City Council may release the restriction on certificate of occupancy or temporary certificate of occupancy on all or a part of the lots contained in a phase of the development prior to completion of the public improvements specified in this agreement and which are required for that phase, upon provision to the City of acceptable collateral to secure the completion of the required construction, as provided in the Subdivision Regulations of the City. The collateral may be in the form of an escrow deposit, performance bond, irrevocable letter of credit, or any other form acceptable to the City Council. The amount of collateral shall not be less than 125% of the estimated cost of the construction of the public improvements, as estimated by the City Manager.

X. RELEASE OF COLLATERAL

Upon completion of all public improvements required in a phase under development and acceptance of those improvements by the City and all agencies having jurisdiction, the Developer may apply to the City Council for release of all or part of any collateral previously provided to cover the cost of those public improvements. Upon certification by the City Manager that the public improvements appurtenant to a phase under development have been completed and are in conformance with all applicable standards, the Council shall authorize the release of the collateral, except that the Council may withhold ten (10) percent of the collateral for a period not to exceed eighteen (18) months from the date upon which the Developer gave the City notice of commencement of construction of the phase, in order to insure that the improvements have been properly constructed. If such improvements have not been properly constructed within such time, the City Council may initiate proceedings for plat vacation, as set forth in Section XI, or may take such other action, without limitation, and including the use of the remaining collateral to complete construction or the filing of an action for specific performance, as may be deemed necessary to insure completion of the public improvements.

XI. TIME OF COMPLETION

The Developer agrees to make every reasonable effort to complete all public improvements within each phase within eighteen (18) months from the date of giving notice of commencement of construction within that phase to the City. If the improvements in a phase under development have not been completed or an extension of the time period has not been granted by the City Council, the City Council may initiate proceedings to vacate the plat, or those portions of the plat where improvements have not been completed, or may take such further action, without limitation, including the filing of an action for specific performance, as may be deemed necessary to insure completion of the public improvements, or including drawing upon any letter(s) of credit, security, or other surety provided.

XII. ORDINANCES AND REGULATIONS

The Developer shall abide by all ordinances and regulations of the City as they currently exist or as they may be amended from time to time. The Developer will further comply with all laws, ordinances, rules, and regulations applicable to the property and its development, whether federal, state, or local.

XIII. RECORDING

This agreement shall be recorded with the Clerk and Recorder of Fremont County and constitutes a covenant running with the land. This Agreement shall be binding on future successors and assigns of the Developer and all other persons hereinafter having any interest in the property.

XIV. AMEMDEMENTS AND ASSIGNMENTS

This Agreement may be amended or modified by the parties only by a written document making specific reference to this Agreement. This Agreement may be amended by the City Council with the prior, written consent of the Developer or subsequent property owners, so long as such an amendment affects only that owner's part of the property. Any such amendment or modification of this Agreement shall be recorded in the public records of Fremont County, shall be a covenant running with the land and shall be binding upon all persons or entities now or hereinafter having an interest in the property subject to the amendment, unless otherwise specified in the amendment. This Agreement may not be assigned by the Developer without the prior, written consent of the City Council, which consent may be withheld for any reason.

XV. MISCELLANEOUS PROVISIONS

1. This Agreement shall be governed by the laws of the State of Colorado and shall bind and inure to the benefit of the parties, and their respective heirs, successors, and assigns.
2. Should either party institute legal proceedings in connection with any controversy or dispute arising out of this Agreement, the prevailing party shall be entitled to its costs and reasonable attorney's fees incurred in connection with such proceedings, including costs and fees incurred on appeal.
3. Each signatory to this Agreement represents and warrants that he, she or it is duly authorized to execute and deliver this Agreement on behalf of his or her principal and that the Agreement is executed in that capacity.
4. The parties agree to give such further assurances including the execution and delivery of such additional documents as are necessary to effectuate the purposes of this Agreement.
5. The City accepts no responsibility for, and makes no representations concerning, necessary federal, state, or other governmental permits or approvals which may be required in connection with the development of the property.
6. The Developer shall indemnify and hold the City harmless from, and shall defend the City against, any and all liability, responsibility, or claims which may be made against the City, and which arise out of the development of the property by the Developer or its successors in interest.

IN WITNESS WHEREOF, the parties hereto have set their hands and seal the day and year first written above.

Developer: PikeView Development Corporation

By: Date

STATE OF COLORADO
COUNTY OF FREMONT

The foregoing instrument was acknowledged before me this _____ day of _____, 2024, by _____.

WITNESS my hand and official seal. _____
Notary Public

My commission expires: _____

CITY OF FLORENCE

Mayor Date

City Clerk Date

EXHIBIT A

REVISED PHASES FOR PIKE VIEW ESTATES SUBDIVISION FILING 1

Phases must be completed within 18 months from the start of each phase. Written notification of the start date shall be provided by the developer, as required in Section VII and IX of this agreement.

Phase One: Wagon Wheel Circle / Mohawk Lane / Inca Lane / Dakota Lane (15 Lots)

Block 6, Lots 2 through 11 inclusive (10 lots)
Block 2, Lot 1 and 21 inclusive (2 lots)
Block 3, Lot 1 and 17 inclusive (2 lots)
Block 4, Lot 1 inclusive (1 lot)

Phase Two: Dakota Lane / Wagon Wheel Circle (16 lots)

Block 4, Lots 2 through 7 inclusive (6 lots)
Block 3, Lots 10 through 16 inclusive (7 lots)
Block 5, Lots 1 through 3 inclusive (3 lots)

Phase Three: Inca Lane / Wagon Wheel Circle (20 lots)

Block 3, Lots 2 through 9 inclusive (8 lots)
Block 2, Lots 12 through 20 inclusive (9 lots)
Block 5, Lots 4 through 6 inclusive (3 lots)

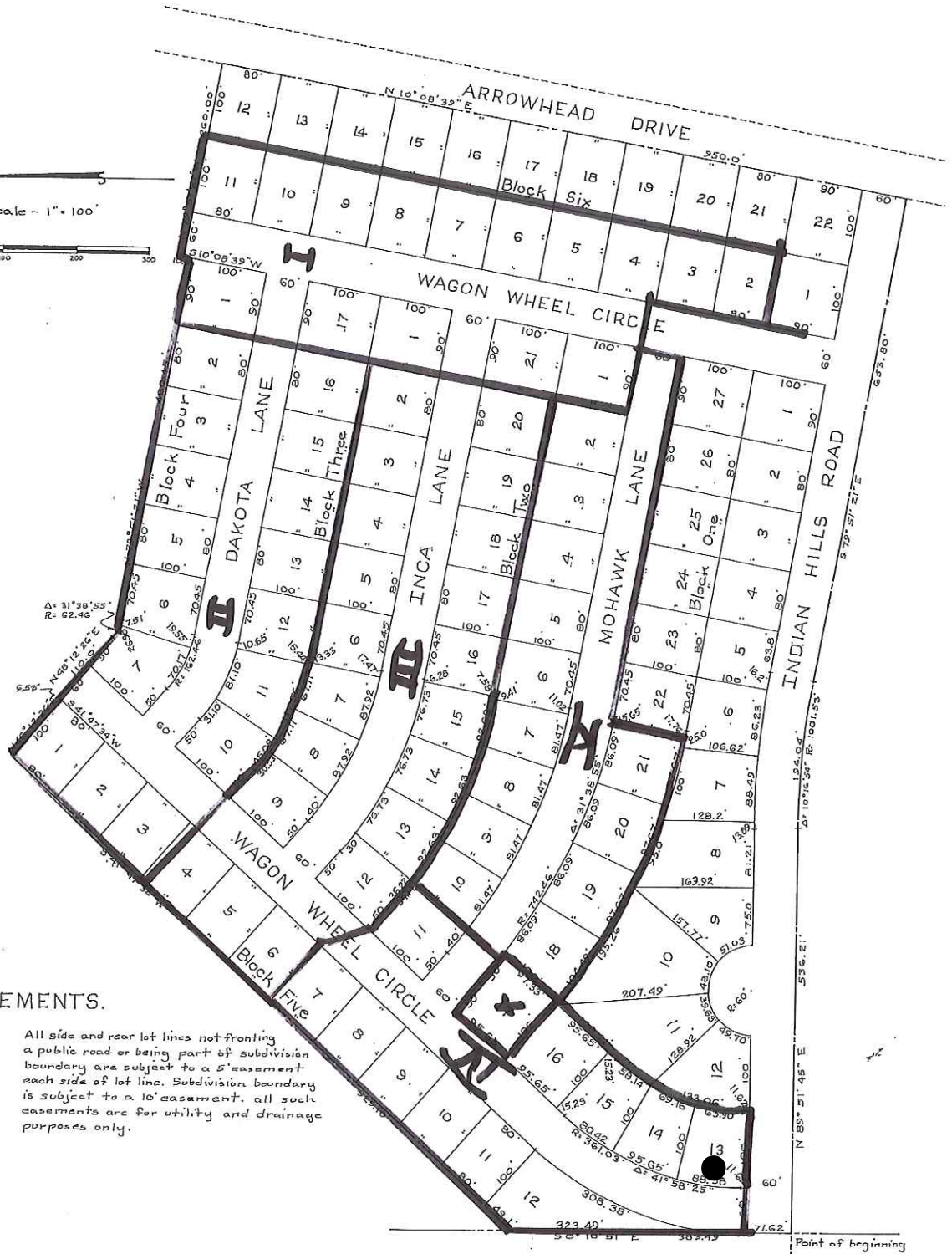
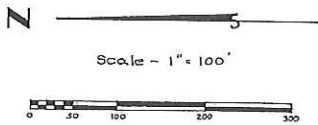
Phase Four: Wagon Wheel Circle / Mohawk Lane (10 lots)

Block 5, Lots 7 through 12 inclusive (6 lots)
Block 1, Lots 14 through 16 inclusive (3 lots)
Block 2, Lot 11 inclusive (1 lot)

Phase Five: Mohawk Lane

Block 2, Lots 2 through 10 inclusive (9 lots)
Block 1, Lots 18 through 21 inclusive (4 lots)

Pike View Estates Subdivision Filing 1 - Construction Phases - Aug. 2024



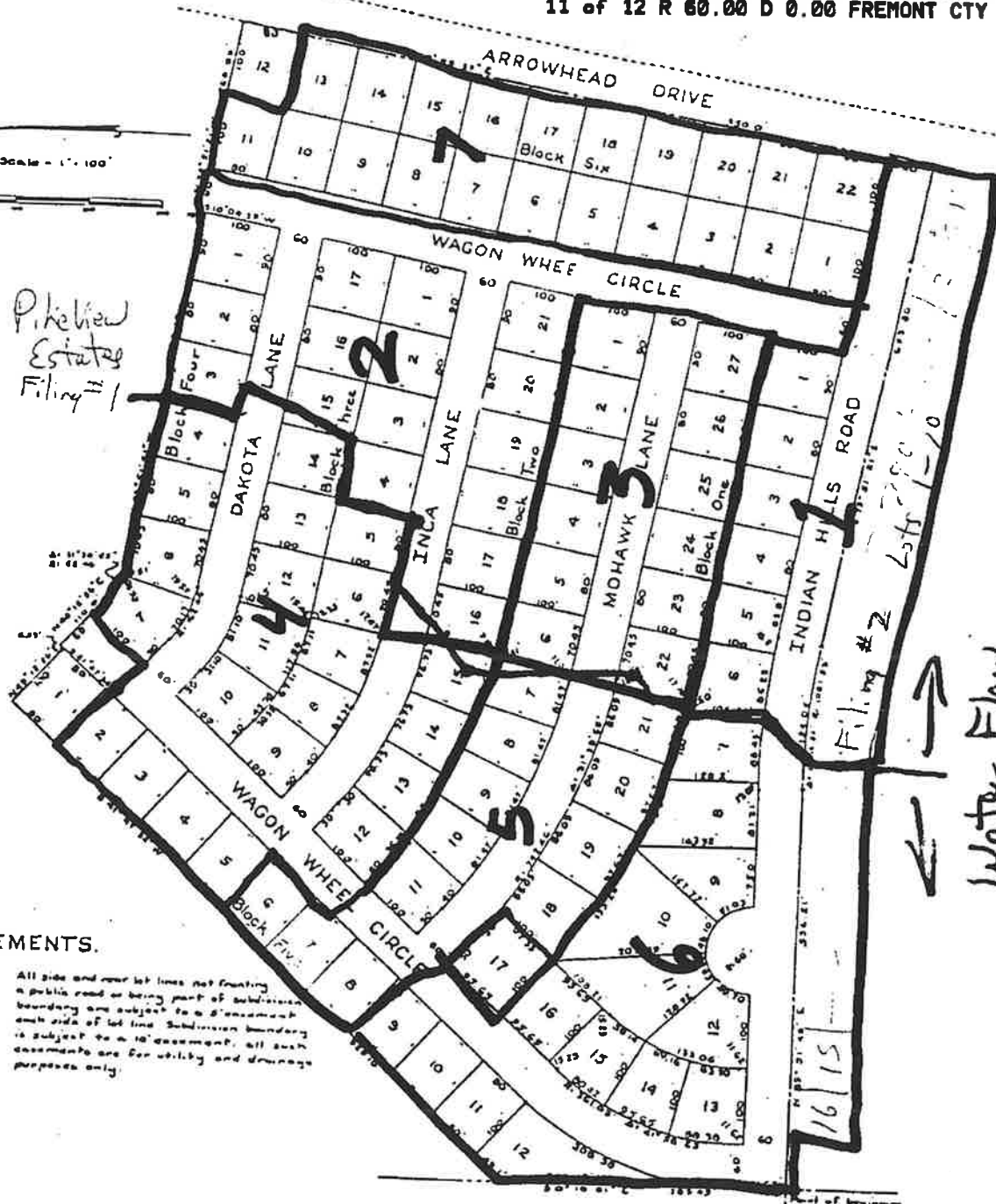
EASEMENTS.

All side and rear lot lines not fronting a public road or being part of subdivision boundary are subject to a 5' easement each side of lot line. Subdivision boundary is subject to a 10' easement. All such easements are for utility and drainage purposes only.

SURVEYOR'S CERTIFICATE.

I, Thomas F. Stephenson, a registered Land Surveyor in the State of Colorado, do hereby certify that the survey represented by this Plat was made under my supervision and that the monuments shown actually exist and that the said Plat was prepared in accordance with Chapter 38, C.R.S. 1975, and that said Plat shows the described tract of land and subdivision thereof to the best of my knowledge and belief. Dated this 2nd day of February, 1980, A.D.

Scale - 1" = 100'



EASEMENTS.

All side and rear lot lines not fronting a public road or being part of subdivision boundary are subject to a 5' easement each side of lot line. Subdivision boundary is subject to a 10' easement. All such easements are for utility and drainage purposes only.

SURVEYOR'S CERTIFICATE.

I, Thomas F. Stephenson, a registered Land Surveyor in the State of Colorado, do hereby certify that the survey represented by this Plat was made under my supervision and that the monuments shown actually exist and that the said Plat was prepared in accordance with Chapter 38, C.R.S. 1975, and that said Plat shows the described tract of land and subdivision thereof to the best of my knowledge and belief. Dated this 1st day of February, 2001 A.D.

Thomas F. Stephenson
 Thomas F. Stephenson P.L.S.

Pike View Estates

RESOLUTION NO. 8 - 2024

**A Resolution Approving an Amended Subdivision Improvement Agreement
For Pike View Estates Filing 1**

WHEREAS, the City of Florence has a Subdivision Improvement Agreement related to Infrastructure Improvements of Pike View Estates Filing 1; and

WHEREAS, the current Subdivision Improvement Agreement, was recorded in Fremont County, Colorado, February 8, 2001; and

WHEREAS, developer, Pikeview Development Corporation, has requested construction phase changes and updating the release of restrictions for Pike View Estates Filing 1; and

WHEREAS, Section XIII of this Subdivision Improvement Agreement allows for the amendment of said agreement with written consent of the Florence City Council; and

WHEREAS, this Resolution constitutes the City's written consent of the amendment of said Subdivision Improvement Agreement; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FLORENCE, COLORADO, that:

1. The Amended Subdivision Improvement Agreement related to Infrastructure Improvements for Pike View Estates Filing 1 is hereby approved, subject to the terms and conditions set forth in the Agreement.

RESOLVED this _____ day of _____ 2024.

ATTEST:

Cortlyne Huppe, City Clerk

Steve Wolfe, Mayor

COUNCIL ACTION FORM

MEETING DATE: AUGUST 19, 2024

STAFF CONTACT: AMY NASTA, CITY MANAGER

Agenda Item: Consider adopting a Resolution amending the Outside Agency Funding Requests Program for the City of Florence, Colorado

Department: Administration

Staff Recommendation:

Adopt a Resolution amending the Outside Agency Funding Requests Program for the City of Florence, Colorado

Background/Description of Item:

The Program document provides the necessary guidelines for the establishment of a uniform and efficient personnel management system in order to ensure fair treatment of applicants and equitable consideration during the budgeting process. The Program document provides rules and procedures for allocating funding based on feedback for goals and criteria of the program as provided by the City Council during the March 4, 2024, City Council workshop regarding non-profit funding. The Program document was originally adopted by the Florence City Council on April 1, 2024, with the adoption of Resolution 5-2024.

The Program document consists of five (5) sections, each covering a variety of topics related to the efficient and equitable distribution of funding to outside agencies:

- **Program Purpose**
 - Provides general information regarding the purpose of the program and the spirit in which its implementation and execution are intended.
- **Eligibility Requirements**
 - Provides information regarding information required to be included on the application in order to promote accountability and good fiscal stewardship while ensuring, to the greatest extent possible, funding being requested will be utilized to create a positive and measureable effect within the City of Florence.
- **Ineligible Requests**
 - Provides information regarding specifically prohibited uses of funding.
- **Selection Process**
 - Provides information about the selection process, including the Review Committee, how said Committee is selected, and the Committee's role in vetting applicants for final selection by the City Council.
- **Allocation of Funds**
 - Covers general information regarding how funds for the program are determined and distributed as well as information regarding disqualification from future funding.

In the spirit of continuous improvement, and after completing the 2024 Outside Agency Funding process in its entirety, Staff recommends considering a change to the program in which a "placeholder" amount of total funding is allocated towards the program as part of the budgeting process. This total funding is then distributed after the budget has been approved. This process will

still require applications, application review, and presentations to the Council as part of a regular City Council meeting.

This recommended change is consistent with the 2024 Outside Agency Funding process, where \$20,000 was included as a placeholder and maximum amount of funding to be distributed, with funds subsequently distributed up to this placeholder amount.

- It should be noted that the \$20,000 number for 2024 is included in this document for reference only; Council will adopt a total funding amount on an annual basis as part of the annual budgeting process. This funding amount may vary.

In order to facilitate this change, edits to the "Selection Process" and "Allocation of Funds" portions of the document are required. These edits as follows:

- Under the "Selection Process" section, the stipulation that the presentation takes place prior to the budget public hearing was removed and the process was changed to fully occur AFTER the annual budget for the funding year is finalized (i.e. budget finalized in late December; process starts in January and is completed in the first quarter of the year, with funding distributed immediately thereafter). Language was also added specifying the distribution of funds may take place at a subsequent regular City Council meeting following the meeting including presentations.
- Under the "Allocation of funds" section, language was added stating the Council will vote for a placeholder that provides the maximum amount of funding to be distributed under the program each year as part of the annual budget process. Additionally, adjustments to other contextual information in this section were made to ensure the spirit of adopting a "placeholder" then subsequently approving funding to a maximum of that placeholder instead of adopting a budget for each application individually is captured.
- Changed Appendix A flowchart to better match process stating that final approval was part of the funding distribution process rather than the budget approval process.

This change also allows for an additional opportunity for public input. In the previous iteration of the process, distribution of funds was intended to be part of the budget approval process, meaning the designated opportunities for public input were at the meeting where presentations were provided and at the budget Public Hearing. In the proposed updated process, a maximum amount of funds is set as part of the budget, meaning designated opportunities for public input are still the budget Public Hearing the meeting where presentations are given, with an additional opportunity at the meeting where the distribution of funds occurs.

The adoption of this Resolution adopts the amended Program document and its appendix by reference.

Attachments:

- Resolution 9-2024
- City of Florence, Colorado Outside Agency Funding Request Program Overview
 - Appendix A of same
- Synopsis of proposed changes to Program document

Suggested Motion:

Adopt Resolution 9-2024, a Resolution providing for the adoption of an amended Outside Agency Funding Requests Program for the City of Florence, Colorado

RESOLUTION NO. 9-2024

A RESOLUTION PROVIDING FOR THE ADOPTION OF AN AMENDED OUTSIDE AGENCY FUNDING REQUESTS PROGRAM FOR THE CITY OF FLORENCE, COLORADO.

WHEREAS, the City of Florence recognizes that outside agencies play an important role in filling in service gaps and improving the quality of life in the community; and

WHEREAS, the City of Florence has previously deemed it advisable to adopt a uniform process for the funding of outside agency requests as part of the budget process for the City of Florence; and

WHEREAS, the City of Florence would like to make amendments to the Outside Agency Funding Requests Program

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FLORENCE, COLORADO, AS FOLLOWS:

SECTION ONE: The City of Florence, Colorado, Outside Agency Funding Requests Program is adopted as written in the attached Program Overview Document.

SECTION TWO: This Outside Agency Requests Program supersedes any rules, regulations or policies in conflict herewith; and

SECTION THREE: The Resolution shall take effect and be in full force from and after its adoption by the City Council of the City of Florence on August 19, 2024.

ADOPTED By the City Council of the City of Florence, Colorado, this 5th day of August 2024

SIGNED by the Mayor on this 19th day of August, 2024.

CITY OF FLORENCE, COLORADO

(SEAL)

Steve Wolfe, Mayor

Attest:

Cortlyne Huppe, City Clerk

Approved as to form: _____

Dan Findlay, City Attorney



City of Florence, Colorado

Outside Agency Funding

Program Overview

Program Purpose

Community agencies can often provide services that municipal government cannot and may serve to fill in these service gaps, especially in areas such as health and well-being, the meeting of basic needs, youth programs, prevention programs, community activities, and the promotion of history, arts, and culture. This program is intended to provide financial support to such agencies so that they may continue to provide direct benefits to the City of Florence, Florence residents, and/or businesses within the City of Florence.

Eligibility Requirements

The requirements of this program are intended to ensure, to the greatest extent possible, that the funding being requested will be utilized to create a positive and measureable effect within the City of Florence. In order to ensure accountability and promote good fiscal stewardship, the City of Florence requires the following information for award consideration:

An Outside Agency Funding Request Form which has been completed and signed by the applicant. Information on this form includes the following:

- Information about the organization;
- Information about the activity, program, and/or service funding is being requested for;
- Information regarding the projected benefit to the community, including the number of Florence residents projected to be served;
- Other requests for funding;
- Information regarding measures of success and accountability

Ineligible Requests

The requested funding has restrictions and cannot be utilized for certain purposes including, but not limited to, the following.

- Building Maintenance
- Rent and/or mortgage payments
- The payment or any taxes and/or fees
- Salaries (including employee benefits)
- Utility payments



Selection Process

As specific dates will change on an annual basis such information will be posted to the City's website each year in advance of all deadlines. All dates will be based upon the City's budget calendar and budget process.

A time frame for accepting applications will be provided to applicants. Any applications received after this time frame will not be eligible for consideration. All applications received by the published deadline each year shall be reviewed by a Review Committee prior to any recommendations being made to the Florence City Council. Specific information regarding the Review Committee can be found later in this section.

All applicants selected by the Review Committee to make a presentation to the City Council must do so in order to be eligible to receive funding. Presentations shall:

- Take place at a regular City Council meeting, as a discussion item regarding the budget and entitled "Outside Agency Requests" on the City Council Meeting agenda; and
- Take place after the annual budget for the funding year has been finalized

The Outside Agency Funding Request Form, any supporting materials provided by the applicant, and the scoring matrices completed by the Review Committee shall be included as part of the agenda packet as a public record. Sensitive information will be redacted as legally allowed and necessary.

Following the presentation to the City Council, the Council will provide consensus for awards. The actual awards will not be made until the budget has been finalized and approved.

See Appendix A for associated flowchart outlining this process.

Review Committee

All applications received by the published deadline each year shall be reviewed by a review committee prior to any recommendations being made to the Florence City Council

Committee Makeup

A review committee including the following members be created on an annual basis:

- Two (2) City of Florence City Councilmembers
 - Said Councilmembers shall be nominated by and selected amongst themselves each year during a regular City Council meeting prior to the close of acceptance for applications
- The City Manager
- The Finance Director

On an annual basis, the Florence City Council may, by vote of the Council at a regular City Council meeting, choose to expand the makeup of the review committee.

Committee Responsibilities



In order to facilitate equitable review and award transparency, the Review Committee will review all applications received utilizing a scoring matrix. The scoring matrix shall include a minimum of the following items:

- Scores relating to benefits and projected impact
- Scores relating to physical location and providing for local preference
- Scores relating to if the funding is intended for a specific project or use, with preference for the same
- Scores relating to the applicant's 501C3 status, and providing for preference for said status
- Scores relating to the applicant's other funding requests, with preference for those who have requested funding from other entities in addition to the City of Florence

A minimum score will on the scoring matrix will be required in order for the applicant to be eligible for further consideration. The minimum score may vary on an annual basis depending on the total score possible, but shall always be greater than 50% of the total possible score.

Should the amount of eligible applicants exceed the amount of funding available, the Review Committee will recommend a practical amount of applicants to make a presentation to the Florence City Council during a regular City Council meeting as part of the budget process. This selection shall be based upon the numerical score obtained on the scoring matrix, starting with the highest score and continuing in reverse order until all spots have been allocated. The Review Committee may request that an applicant provide additional information and/or a presentation to the Committee as necessary.

Allocation of Funds

The City of Florence's maximum budget for outside agency funding may vary on an annual basis, will be reviewed each year as part of the budgeting process, and will be included as a "placeholder" in the City's annual budget so that the selection process may occur after the passage of the annual budget.

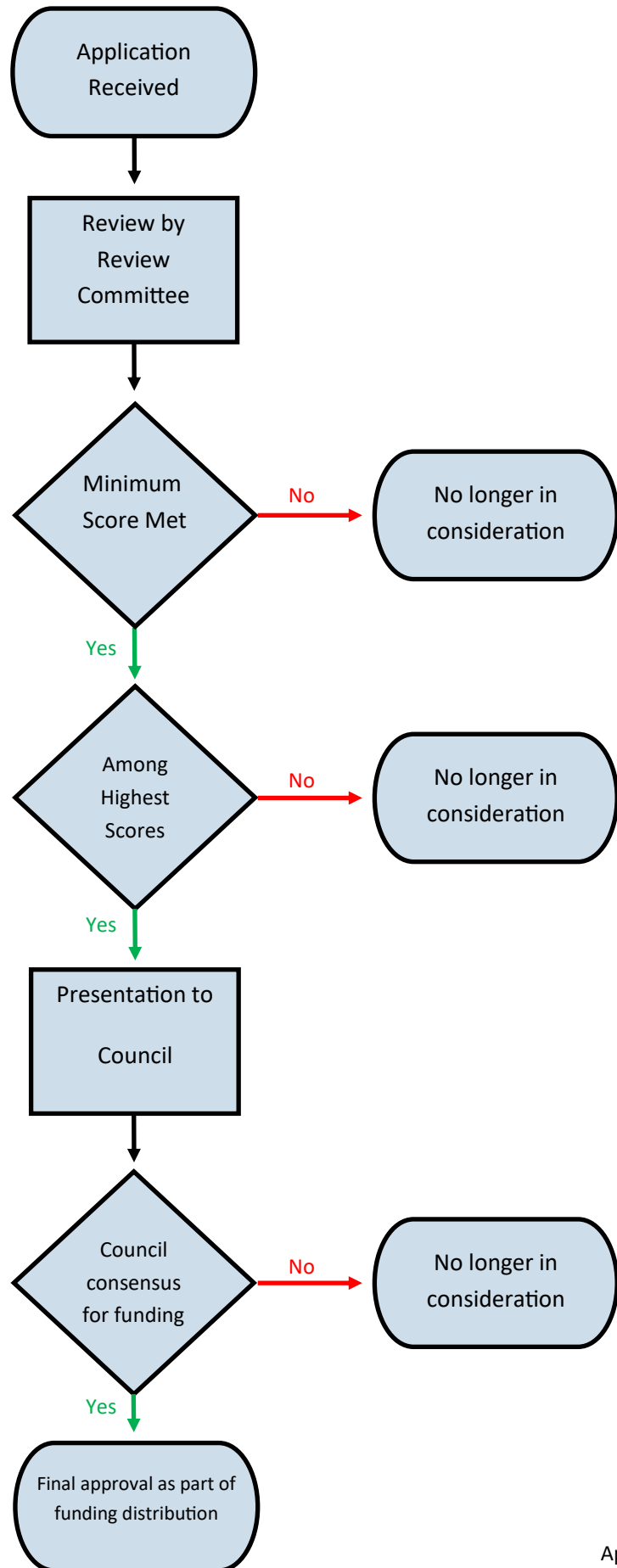
Adjustments to the placeholder amount may occur on an annual basis and may be based on relevant factors including but not limited to economic conditions.

Failure of any applicant to submit a year-end report to the Florence City Council describing how any money that has been awarded was utilized may result in the applicant not being considered for future funding opportunities. Any requests for additional funding following the yearly initial funding allocation will not be considered.

Funds will not be eligible for distribution until after the associated budget has been finalized.



Outside Agency Funding Request Process



Summary of Proposed Changes to Program Document

Suggested changes to “Selection Process” Section:

Suggested Change 1:

Previous version:

All applicants selected by the Review Committee to make a presentation to the City Council must do so in order to be eligible to receive funding.

- Take place at a regular City Council meeting, as a discussion item regarding the budget and entitled “Outside Agency Requests” on the City Council Meeting agenda; and
- Take place prior to the statutorily required Public Hearing for the Budget.

Suggested update:

All applicants selected by the Review Committee to make a presentation to the City Council must do so in order to be eligible to receive funding. Presentations shall:

- Take place at a regular City Council meeting, as a discussion item regarding the budget and entitled “Outside Agency Requests” on the City Council Meeting agenda; and
- Take place after the annual budget for the funding year has been finalized

Reason for update:

This change alters the timing of the presentations to be consistent with adopting a maximum placeholder as part of the budget process then subsequently awarding funding based on that placeholder. The previous timeline was based on awarding funding to each agency on an individual basis as part of the budget process.

Suggested Change 2:

Previous version:

Following the presentation to the City Council, the Council will provide consensus for awards. The actual awards will not be made until the budget has been finalized and approved.

Suggested update:

Following the presentation to the City Council, the Council will provide consensus for awards. This may take place at a subsequent regular City Council Meeting

Reason for update:

This change is consistent with adopting a maximum placeholder as part of the budget process then subsequently awarding funding based on that placeholder. The previous timeline was based on awarding funding to each agency on an individual basis as part of the budget process. This change additionally recognizes that presentations and the subsequent distribution of funds are unlikely to occur at the same meeting, but ensures both portions of this process occur in a regular City Council meeting.

Suggested change to “Allocation of Funds” Section:

Suggested Change:

Previous version:

The City of Florence’s estimated budget for outside agency funding will vary on an annual basis and may be adjusted as part of the budgeting process. Such adjustments may be based on relevant factors including but not limited to economic conditions, the number of applications submitted, and the amount of total funding requested.

Suggested update:

The City of Florence’s maximum budget for outside agency funding may vary on an annual basis, will be reviewed each year as part of the budgeting process, and will be included as a “placeholder” in the City’s annual budget so that the selection process may occur after the passage of the annual budget. Adjustments to the placeholder amount may occur on an annual basis and may be based on relevant factors including but not limited to economic conditions and other budget needs.

Reason for update:

This change initiates the process of adopting a maximum placeholder as part of the budget process then subsequently awarding funding based on that placeholder. The previous timeline was based on awarding funding to each agency on an individual basis as part of the budget process. The changes to relevant factors for adjustment reflect this change as well.

Suggested change to “Appendix A”:

Suggested Change to Final Step:

Previous version:

Final approval as part of budget

Suggested update:

Final approval as part of funding distribution

Reason for update:

This change is consistent with adopting a maximum placeholder as part of the budget process then subsequently awarding funding based on that placeholder. The previous flow chart was based on awarding funding to each agency on an individual basis as part of the budget process.

COUNCIL ACTION FORM

MEETING DATE: **AUGUST 19, 2024**

STAFF CONTACT: **AMY NASTA, CITY MANAGER**

Agenda Item: Consider appointing two (2) Councilmembers to the Outside Agency Funding Requests Program Review Committee

Department: Administration

Staff Recommendation:

Appoint two (2) Councilmembers to the Outside Agency Funding Requests Program Review Committee.

Background/Description of Item:

Note: this item is intended to serve as a placeholder, pending discussion of changes needed to the *Outside Agency Funding Requests Program Overview* (Program) document at the August 19, 2024, Florence City Council Meeting

The *Outside Agency Funding Requests Program Overview* (Program) document was adopted by the Florence City Council on April 1, 2024, with the adoption of Resolution 5-2024. The Program document provides rules and procedures for allocating funding based on feedback for goals and criteria of the program as provided by the City Council during the March 4, 2024, City Council workshop regarding non-profit funding.

The Selection Process section of the Program document provides information about the selection process, including the Review Committee, how said Committee is selected, and the Committee's role in vetting applicants for final selection by the City Council.

Per the Program document:

“In order to facilitate equitable review and award transparency, the Review Committee will review all applications received utilizing a scoring matrix.”

The applications receiving a minimum score on the scoring matrix will be asked to make a presentation to the Florence City Council in order to determine which, if any, applicants will be awarded funding and at what amount. **The Review Committee does not make any final decisions regarding funding; the sole purpose of the Review Committee is to screen out applicants who do not meet basic criteria as outlined in the Program document.**

For 2025, funding requests are due by August 29, 2024, with presentations to the City Council currently scheduled for the September 16, 2024, regular Florence City Council meeting. The scoring matrixes completed by the Review Committee will be public records and those for applicants scheduled to give a presentation before the City Council will be included in the September 16, 2024, agenda packet.

With regard to the makeup and selection of Review Committee members, the Program document states (in pertinent part):

“A review committee including the following members be created on an annual basis:

- Two (2) City of Florence City Councilmembers
 - Said Councilmembers shall be nominated by and selected amongst themselves each year during a regular City Council meeting prior to the close of acceptance for applications
- The City Manager
- The Finance Director”

Following this guidance, the Florence City Council will need to nominate and select two (2) Councilmembers from amongst themselves in order to fulfill this requirement.

Councilmembers Stiefel and Vanhoutan served on the 2024 Review Committee.

Attachments:

- City of Florence, Colorado Outside Agency Funding Request Program Overview

Suggested Motion:

Appoint _____ to the Outside Agency Funding Requests Program Review Committee.

Note: This motion should be made and voted on separately for each of the two (2) Councilmembers nominated.



CITY OF FLORENCE

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City Manager Report

August 2, 2024 – August 15, 2024

Meetings with agencies, boards, and committees:

- ***Humane Society of Fremont County – August 13, 2024***
 - Met with the Fremont County Humane Society to discuss the potential 2025 contract and other related items.
- ***Colorado Intergovernmental Risk Sharing Agency (CIRSA) – August 15, 2024***
 - Attended a CIRSA member luncheon and meeting.
- ***Planning Commission – August 15, 2024***
 - Attended the August Planning Commission meeting.

Internal Meetings/Discussion/Projects

- Staff has started the 2025 Budget review with our first rounds of internal meetings on the budget.
- The City of Florence is accepting sign-ups for the City's new communications initiative run through the Constant Contact platform. This initiative allows citizens to sign up to receive notifications and information on topics of their choosing. A sign up form is available on the City's website.
- Since the City's migration to an electronic billing platform, enrollments in auto-pay and other features of the system as well as opt-ins to electronic billing have continued to increase on a daily basis.
- Code Enforcement has been busy sending out notifications regarding weeds and other issues throughout the City as well as working with the County on plans to address properties adjacent to the City of Florence, but not within the City's jurisdiction.
- Staff is continuing to work on the lengthy processes of holistic code revision and fee updates. We expect to present another round of house-keeping type code revisions prior to the end of the summer.