

Date: Tuesday, August 25, 2026

Time: 9:00 AM

Location: Hearing Room, 1st Floor, 200 West Oak Street, Fort Collins, CO 80521

Consent Agenda

Abatements

1. Document Title: Petition for Abatement or Refund of Taxes: Refund exceeds the allotted refund amount of \$10,000.
Submitted by: Cathy Canedo, Assessment Specialist
Department: Office of the Assessor
Named Parties: LAFLEUR KENNETH D/JONI J
Location: 4225 Luchello Ct. Johnstown, CO 80534
Account Number: R1681020
Parcel Number: 85144-23-003
Tax Year(s): 2025
2. Document Title: Petition for Abatement or Refund of Taxes: Refund exceeds the allotted refund amount of \$10,000
Submitted by: Cathy Canedo, Assessment Specialist
Department: Office of the Assessor
Named Parties: FRONT RANGE 168 LLC
Location: Hammond Sub 6
Account Number: R1680497, R1680498, R1680499, R1680500, R1680501, R1680502, R1680503, R1680504, R1680505, R1680506, R1680507, R1680508, R1680509, R1680510, R1680511, R1680512, R1680513, R1680514, R1680515, R1680516, R1680517, R1680518, R1680519, R1680520, R1680521, R1680522, R1680523, R1680524, R1680525, R1680526, R1680527, R1680528, R1680529, R1680530, R1680531, R1680532, R1680533, R1680534, R1680535, R1680536, R1680537, R1680538, R1680539, R1680540, R1680541, R1680542, R1680543, R1680544, R1680545, R1680546, R1680547, R1680548, R1680549, R1680550, R1680555, R1680556, R1680526
Parcel Number: 94101-29-001, 94101-29-002, 94101-29-003, 94101-29-004, 94101-29-005, 94101-29-006, 94101-29-007, 94101-29-008, 94101-29-009, 94101-29-010, 94101-29-011, 94101-29-012, 94101-29-013, 94101-29-014, 94101-29-015, 94101-29-016, 94101-29-017, 94101-29-018, 94101-29-019, 94101-29-020, 94101-29-021, 94101-29-022, 94101-29-023, 94101-29-024, 94101-29-025, 94101-29-026, 94101-29-027, 94101-29-028, 94101-29-029, 94101-29-030, 94101-29-032, 94101-29-033, 94101-29-034, 94101-29-035, 94101-29-036, 94101-29-037, 94101-29-038, 94101-29-039, 94101-29-040, 94101-29-041, 94101-29-042, 94101-29-043, 94101-29-044, 94101-29-045, 94101-29-046, 94101-29-047, 94101-29-048, 94101-29-049, 94101-29-050, 94101-29-051, 94101-29-052, 94101-29-053, 94101-29-054, 94101-10-001, 94104-10-002
Tax Year(s): 2025

Agreements

1. Document Title: Amended Development Agreement for the River Subdivision, Filing 2, 24-LAND4457
Submitted by: Shalana Lysaght, Business Ops Supervisor
Department: Community Development Department
Description: The River subdivision is a subdivision of 242-acers into 46 single family lots. The development will also contain three (3) residual lots (A, B, C) totaling 105 acres that will be transferred to private ownership with an allowed land use of agricultural uses and a 2-acre building envelope for residential use. The River subdivision will be phased with Residual Lot A & B being served with infrastructure in Filing 1, Residual Lot C and 28 lots will be served with infrastructure during Filing 2 and the remaining 16 lots will be served with infrastructure during Filing 3.
Term: All improvements required to be constructed or installed for development of the Property, and all other matters agreed to be performed shall be installed, constructed or performed by Developer 12 months after the initiation of construction.
Named Parties: The Board of County Commissioners of Larimer County, Colorado; HT Land Partners 200 LLC, and River Subdivision HOA.
Total Dollar Amount:
Phase 2.1A = \$947,590.19
Phase 2.1B = \$779,143.70
Phase 2.2A = \$748,894.02
Phase 2.2B = \$301,371.44
2. Document Title: Rotary Parking Lot Improvements Construction Agreement
Submitted by: Michelle Jenkins, Engineering Tech II
Department: Engineering Department
Description: Construction Services Agreement with Connell Resources, Inc. for the Rotary Parking Lot Improvements project (Project No. 5046 / Bid No. B26-01)
Term: Notice of Award to 25 working days
Named Parties: Connell Resources, Inc. and Larimer County
Total Dollar Amount: \$510,528.30
3. Document Title: Pre-Acceptance Award Package_15PBJA-25-GG-03270-JAGX_012758_AW-166523
Submitted by: Sierra Method, Sr Grant Project Specialist
Department: Sheriff's Office
Description: Approval of 2025 JAG- Formula grant award
Term: 4 year (10/01/2024 - 9/30/2028)
Named Parties: Larimer County; Office of Justice Programs, Bureau of Justice Assistance
Total Dollar Amount: \$55,357
4. Document Title: State of Colorado Intergovernmental Grant Agreement Department of Public Health and Environment
Submitted by: Katie Beilby
Department: Solid Waste
Description: Solid Waste was awarded \$1,450,000.00 from the Colorado Circular Communities Enterprise (C3) to develop a Construction & Demolition Processing Facility (C&D). This project will support Larimer County in the development and implementation of a C&D Waste Diversion Ordinance requiring 65% diversion for recoverable materials (wood, metals, aggregates, cardboard, and green waste). Funding supports ordinance design, stakeholder engagement, inspection and compliance training, and data tracking aligned with the County's planned C&D recovery facility. The project will reduce landfill demand, extend landfill lifespan, cut methane emissions, and create construction-related recycling jobs across Northern Colorado. The C3 fund is supported by the Colorado Department of Public Health and Environment (CDPHE) to advance the circular economy and divert waste materials from landfill disposal.
Term: Beginning on August 21, 2026, and ending on December 31, 2029
Named Parties: State of Colorado and Larimer County
Total Dollar Amount: \$1,450,000.00
5. Document Title: Fourth Amendment to the Intergovernmental Agreement for Pulse Communication Services Provision in Larimer County
Submitted by: Sabrina Santos, Sr Project Mgr
Department: Information Technology Department
Description: Larimer County has an Intergovernmental Agreement (IGA) with Loveland Pulse to expand access to broadband services throughout the county. This fourth amendment outlines grant match funding to be provided by Larimer County to support Pulse in the following grant projects: Broadband Equity Access and Deployment (BEAD) grant project "Masonville", Capital Projects Fund (CPF) Mini grant project "Masonville", and US Department of Agriculture (USDA) Community Connect grant project "Big Thompson Valley".

Letters of Support

1. Document Title: Letter of Support for Larimer County's Colorado Federal Lands Access Program (FLAP) Grant Application — Larimer County Road (LCR) 63E Bridge Replacement
Submitted by: Katie Beilby
Department: Engineering
Subject Matter: Federal Lands Access Program (FLAP) Grant Application — Letter of Support
Description: To sign a Letter of Support for Larimer County's Colorado Federal Lands Access Program (FLAP) Grant Application — Larimer County Road (LCR) 63E Bridge Replacement. Requesting support of this grant will help with replacing the current bridge structure with a modern single-span structure will remove existing weight and lane restrictions and improve safety and emergency services.

Liquor Licenses

1. Document Title: Liquor License Renewal-FT Collins Lodging LLC
Submitted by: Deirdre O'Neill, Recording Ops Coordinator
Department: Clerk and Recorder
Establishment Name: Clarion Hotel
Location: Fort Collins Colorado
Named Parties: Stefani Johnson
License Type: Hotel & Restaurant
Request: Approval and Issuance
2. Document Title: Liquor License Renewal - Me Oh My Coffee and Pie LLC
Submitted by: Deirdre O'Neill, Recording Ops Coordinator
Department: Clerk and Recorder
Establishment Name: Me Oh My Coffee and Pie
Location: Laporte Colorado
Named Parties: Jason Gaona
License Type: Tavern
Request: Approval and Issuance
3. Document Title: Liquor License Transfer of Ownership- Sundance Trail Ranch LLC
Submitted by: Deirdre O'Neill, Recording Ops Coordinator
Department: Clerk and Recorder
Establishment Name: Sundance Trail Ranch
Location: Red Feather Lakes Colorado
Named Parties: Monty Waugh
License Type: Retail Liquor Store
Request: Approval and Issuance

Miscellaneous

1. Document Title: Requesting approval of 2026 Impact Fund Grant Program funding recommendations
Submitted by: Ryan Barstow, Business Ops Coordinator
Department: Behavioral Health Services
Description: This is an annual approval request for funding of the Behavioral Health Services' Impact Fund Grant Program. This program directs revenue to support behavioral health needs in Larimer County and was designed to address critical gaps in community behavioral healthcare. The 2026 grant award recommendations were presented to the Behavioral Health Policy Council on August 10, 2026 and received unanimous support as presented, to forward to the Board of County Commissioners and request approval. Recommendations were also presented to the Board of County Commissioners during an 8/17/26 Work Session. The request for approval by the Board of County Commissioners for the 2026 Impact Fund recommendations includes a one-time allocation increase of \$200,000 from the previously approved \$2.8 million for a total allocation of \$3 million.

Per the Americans with Disabilities Act (ADA), Larimer County will provide a reasonable accommodation to qualified individuals with a disability who need assistance. Services can be arranged with at least 7 business days' notice. Please [email us](#) or call (970) 498-7010 or Relay Colorado 711. "Walk-in" requests for auxiliary aids and services will be honored to the extent possible but may be unavailable if advance notice is not provided.