



Date: Tuesday, December 23, 2025
Time: 9:00 AM
Location: Hearing Room, 1st Floor, 200 West Oak Street, Fort Collins

CONSENT AGENDA

Agreements

1. Bid No. 25-10, PN 348 Guardrail Installations at CR 56, CR 74E, & CR 38E
Submitted By: Devin Traff, Project Manager
DESCRIPTION: Guardrail Installations at CR 56 along Kluver Reservoir, CR 74E at the North Fork Poudre River Bridge & west of Maxwell Ranch Road, & CR 38E north of Milner Mountain Ranch Rd.
TERM: December 2025 – Spring 2026
NAMED PARTIES: Larimer County and Ideal Fencing Corp., LLC
TOTAL DOLLAR AMOUNT: \$277,111.75
2. State of Colorado Intergovernmental Agreement: Aquatic Nuisance Species Program Amendment #3
Submitted By: Chris Fleming, Larimer County Department of Natural Resources
DESCRIPTION: Statement of work contract Amendment #3 with Colorado Parks and Wildlife that provides funding for Larimer County's Department of Natural Resources Aquatic Nuisance Species Program. This has been a recurring contract agreement since 2009.
TERM: January 1, 2026 to February 28, 2027
NAMED PARTIES: Colorado Parks and Wildlife, Larimer County
TOTAL DOLLAR AMOUNT: \$350,000
3. Bid No. B25-18 PN ENN000125 Contract Award
Submitted By: Erich Purcell, Project Manager
DESCRIPTION: PN ENN000125 Timnath Pedestrian Trail Fence
TERM: January 2026- Summer 2026
NAMED PARTIES: Larimer County and Connell Resources Inc.
TOTAL DOLLAR AMOUNT: \$1,121,025.00

Appointments

1. Recommended Midterm Appointment to the Flood Review Board
NAMED PARTIES: Jamis Darrow
Submitted By: Sarah Martin, BoCC
DESCRIPTION: Appoint Jamis Darrow to a midterm appointment to the Flood Review Board beginning December 23, 2025 and ending June 30, 2028.

2. Recommended Appointment to the Fox Ridge Estates Public Improvement District
NAMED PARTIES: Marc Rochkind
Submitted By: Sarah Martin, BoCC
DESCRIPTION: Appoint Marc Rochkind to a full-term appointment to the Fox Ridge Estates PID beginning December 23, 2025 and ending November 30, 2029.
 3. Recommended Midterm Appointment to the Mountain Range Shadows Public Improvement District
NAMED PARTIES: Sherice Mariani
Submitted By: Sarah Martin, BoCC
DESCRIPTION: Appoint Sherice Mariani to a midterm appointment to the Mountain Range Shadows PID beginning December 23, 2025 and ending November 30, 2028.
 4. Recommended Reappointment to the Venner Ranch Estates General Improvement District
NAMED PARTIES: Edward Nelson
Submitted By: Sarah Martin, BoCC
DESCRIPTION: Reappoint Edward Nelson to a full-term appointment to the Venner Ranch Estates GID beginning December 23, 2025 and ending November 30, 2029.
 5. Recommended Appointment to the Venner Ranch Estates General Improvement District
NAMED PARTIES: Jeffrey Robbins
Submitted By: Sarah Martin, BoCC
DESCRIPTION: Appoint Jeffrey Robbins to a full-term appointment to the Venner Ranch Estates GID beginning December 23, 2025 and ending November 30, 2029.
 6. Recommended Appointment to the Riviera Estates Public Improvement District
NAMED PARTIES: Dave Gindl
Submitted By: Sarah Martin, BoCC
DESCRIPTION: Appoint Dave Gindl to a full-term appointment to the Riviera Estates PID beginning December 23, 2025 and ending November 30, 2029.
 7. Recommended Appointments to the Little Thompson Public Improvement District
NAMED PARTIES: Kim Banker, Ryan Burroughs, Jonathan Wilson
Submitted By: Sarah Martin, BoCC
DESCRIPTION: Appoint Kim Banker, Ryan Burroughs, and Jonathan Wilson to a full-term appointment to the Little Thompson Public Improvement District beginning December 23, 2025 and ending November 30, 2029.
-

Liquor Licenses

1. Liquor License Renewal – ODELL GOLF LLC DBA MOUNTAIN VISTA GREENS
Mountain Vista Greens
LOCATION: Fort Collins, Colorado
NAMED PARTIES: Larimer County and Matt O'Dell
LICENSE TYPE: Optional Premise
REQUEST: Approval & Issuance
2. Findings and Order
Farm Fusion LLC doing business as Farm Fusion

LOCATION: 2627Cattlemans Rd, Fort Collins, 80524

NAMED PARTIES: Dawn Broeder

LICENSE TYPE: Entertainment Facility Liquor License

REQUEST: Approval and Issuance

3. Liquor License Report of Changes – HGC Ptarmigan LLC dba Ptarmigan Country Club

Ptarmigan Country Club

LOCATION: Fort Collins, Colorado

NAMED PARTIES: Larimer County and Kelsey McHale

LICENSE TYPE: Hotel & Restaurant

REQUEST: Approval & Issuance

Miscellaneous

1. Richard C and Angela M Robbins Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County/ Richard C and Angela M Robbins Docket No. 2025BAA750

2. Laurence R and Claire J Bruns Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County/ Laurence R and Claire J Bruns Docket No. 2025BAA665

3. George A Jr. & Robyn A Phillips Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County George A Jr. & Robyn A Phillips Docket No. 2025BAA998

4. Julie M. Englehardt Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County Julie M. Englehardt Docket No. 2025BAA833

5. O'Farrell Family Trust Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County O'Farrell Family Trust Docket No. 2025BAA797

6. GARFIELD LOVELAND LLC (.333) ET AL. Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County GARFIELD LOVELAND LLC (.333) ET AL. Docket No. 2025BAA756

7. 4950 S. COLLEGE LLC Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County 4950 S. COLLEGE LLC Docket No. 2025BAA754

8. 287 VENTURES LLC/287 VENTURES 3:1 LLC Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County 287 VENTURES LLC/287 VENTURES 3:1 LLC Docket No. 2025BAA755

9. Stephen E. Weber Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County Stephen E. Weber Docket No. 2025BAA1156

10. John A. and Cynthia S. Minatta Stipulation as to Tax Year 2025 Value

Submitted By: Jessica Ryan, County Attorney's Office

DESCRIPTION: Larimer County John A. and Cynthia S. Minatta Docket No. 2025BAA1154

11. Disposition Of Certificates Held by Counties 39-11-142

Submitted By: Irene Josey, Treasurer & Public Trustee's Office

DESCRIPTION: It is the duty of the Treasurer at last once each year to prepare and present, at any regular or special meeting of the Board of County Commissioners, a list of all tax liens on all real property struck off to the County and all certificates of sale relating thereto, which certificates have been held by the County for three years or more without obtaining a deed or being otherwise disposed of under this article 11.

12. Maintenance Bond

Submitted By: Shalana Lysaght, Community Development

DESCRIPTION: Request approval of the Maintenance Bond No. GM255573 in the sum of Thirty-one Thousand One Hundred Fifty-one & 81/100 (\$31,151.81). This bond is furnished by HT Land Partners 200, LLC (Principal) and Great Midwest Insurance Company (Surety) to the Board of County Commissioners of Larimer County, Colorado (Obligee). The purpose of this maintenance bond is to warrant all improvements required to be constructed pursuant to the River Subdivision Filing I Development Agreement.

13. Updated Warranty Memorandum for River Subdivision Filing I, File No. 22-LAND4255

Submitted By: Shalana Lysaght, Community Development

DESCRIPTION: Request approval of the Updated Warranty Memorandum between the Board of County Commissioners of Larimer County, Colorado, and HT Land Partners 200 LLC. The type of warranty collateral is being changed from a Letter of Credit to a Maintenance Bond. No other terms of the agreement are changing. The two-year warranty period for ALL improvements required to be constructed pursuant to the Development Agreement commenced on December 1, 2025, and expires on December 1, 2027.

Policies

1. Human Resources Policy: Corrective and Adverse Actions; Grievance Procedure; and Problem-Solving Process

Submitted By: Christine Kuehnast, Employee Relations Manager

Subject Matter: Updated Policy

DESCRIPTION: Added HIPAA Violation Sanctions Document; added Basis for Corrective or Adverse Actions.

Resolutions

1. A Resolution Regarding Deposit of 2026 Funds by County Treasurer

Submitted By: Irene Josey, Treasurer & Public Trustee

DESCRIPTION: A resolution regarding deposit of 2026 funds by County Treasurer.

NAMED PARTIES: County Treasurer

2. A Resolution Canceling 2023 Taxes Determined to be Uncollectible

Submitted By: Irene Josey, Treasurer & Public Trustee

DESCRIPTION: Annual resolution cancelling 2023 mobile home and personal property taxes determined to be uncollectible by the County Treasurer in accordance with C.R.S. 39-10-114(2) a. Effective 1/1/2023 – 12/31/2023, total dollar amount \$227,873.71.

NAMED PARTIES: County Treasurer and Taxpayers

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 seven (7) business days' notice. Please email us at bcc-admin@larimer.org, 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.