

Date: Tuesday, October 28, 2025

Time: 6:00 PM

Location: Hybrid - In-Person: Hearing Room 1st Floor, 200 West Oak Street, Fort Collins or Virtual, Zoom.

BOARD OF ADJUSTMENT HEARING MINUTES

The Larimer County Board of Adjustment met in the Hearing Room as well as virtually by Zoom video at 6:00 p.m., on Tuesday, October 28, 2025, at which time the following business was transacted.

Board Members present in-person: Forrest Hancock, Brannon Hughes, Philip San Filippo and Lee Taylor.
Board Members present virtually: Lauren Light

Staff Present: Samantha Lasher, Kassidee Fior, Ryane Oswandel (Community Development Planning Division); Christine Luckasen (Larimer County Attorney)

APPROVAL OF THE MINUTES

Board Member Hughes moved, and Board Member Hancock seconded the motion to approve the August 26, 2025, minutes of the Larimer County Board of Adjustment, as presented.

Board Members Taylor, Hancock, Hughes, Light, and San Filippo voted in favor. The motion carried (5-0).

Board Member Hancock moved, and Board Member Taylor seconded the motion to approve the September 23, 2025, minutes of the Larimer County Board of Adjustment, as presented.

Board Members Taylor, Hancock, Hughes, Light, and San Filippo voted in favor. The motion carried (5-0).

ITEMS TABLED

ITEM No 1. - Crowder and York Setback Variance, File No. 25-ZONE3755 (Tabled to December 9, 2025)

REPORT FROM STAFF

- The Board of Adjustment will not have a November BOA meeting.
- The next and final meeting of the year will be on Tuesday, December 9, 2025, at 6 p.m.
- The Board of County Commissioners formally approved the updated bylaws. Once a recorded copy is obtained, it will be provided to the board members and updated on the board of adjustment webpage.

ADJOURN

Board Member San Filippo moved, and Board Member Taylor seconded the motion that the Board go into an executive session pursuant to Colorado Revised Statutes 24-6-402(4)(b) for legal advice about case 2024CV31018 Welcome to Realty v. Larimer BOA to discuss a pending appeal.

Board Members Taylor, Hancock, Hughes, Light, and San Filippo voted in favor. The motion carried (5-0).

With there being no further business, the hearing adjourned at 6:06 p.m.

These minutes constitute the Resolution of the Larimer County Board of Adjustment for the recommendations contained herein which are hereby certified to the Larimer County Board of Commissioners.