



MINUTES OF THE BOARD OF COUNTY COMMISSIONERS

MONDAY, AUGUST 18, 2025

LAND USE HEARING

There was no Land Use Hearing for the week of August 18, 2025.

TUESDAY, AUGUST 19, 2025

ADMINISTRATIVE MATTERS MEETING

The Board of County Commissioners met at 9:00 a.m. with County Manager Lorenda Volker. Chair Stephens presided. Commissioner Kefalas was present. Also present were Sarah Martin and Tom Clayton, Commissioners' Office, and Dianne Cheney, Deputy Clerk.

Chair Stephens opened the meeting with the Pledge of Allegiance.

1. **PUBLIC COMMENT:** There was no public comment in person or online.

Chair Stephens closed public comment.

2. **APPROVAL OF THE MINUTES FOR THE WEEK OF AUGUST 11, 2025:**

M O T I O N:

Commissioner Kefalas moved that the Board of County Commissioners approve the minutes for the week of August 11, 2025.

Motion carried 2-0.

3. **REVIEW OF THE SCHEDULE FOR THE WEEK OF AUGUST 25, 2025:** Ms. Martin reviewed the upcoming schedule with the Board. The Board made several additions to the upcoming schedule.

Commissioner Shadduck-McNally joined the meeting.

4. **CONSENT AGENDA:**

ABATEMENTS

1. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0266523 – Patrick B Hardy– Tax Year 2024
2. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0471135 – Rebecca Mirim & Sean D Oloughlin – Tax Year 2023
3. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0471135 – Rebecca Mirim & Sean D Oloughlin – Tax Year 2024
4. PETITION FOR ABATEMENT OR REFUND OF TAXES: R1654610 – Loveland Hospitality Inc – Tax Year 2023
5. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0663930 – The Last Stand – Tax Year 2024
6. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0751316 – David M & Jean Ferrin – Tax Year 2023
7. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0751316 – David M & Jean Ferrin – Tax Year 2024
8. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0274437 – Christopher L & Christine M Lull – Tax Year 2023
9. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0274437 – Christopher L & Christine M Lull – Tax Year 2024
10. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0274445 – Christopher L & Christine M Lull – Tax Year 2023
11. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0274445 – Christopher L & Christine M Lull – Tax Year 2024
12. PETITION FOR ABATEMENT OR REFUND OF TAXES: R1680178 – Richard A & Patricia Troiano – Tax Year 2024
13. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0505692 – Karen Boone & Joseph Brown – Tax Year 2023
14. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0505692 – Karen Boone & Joseph Brown – Tax Year 2024
15. PETITION FOR ABATEMENT OR REFUND OF TAXES: R1637888 – Suhtling Wong-Vienneau – Tax Year 2023

16. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0687847 – Justin Swifton Shaw & Caitlin Ione Ross Shaw – Tax Year 2023
17. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0687847 – Justin Swifton Shaw & Caitlin Ione Ross Shaw – Tax Year 2024
18. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0575488 – Kintzle Investments LLC – Tax Year 2023
19. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0575488 – Kintzle Investments LLC – Tax Year 2024
20. PETITION FOR ABATEMENT OR REFUND OF TAXES: R1305719 – Lynn Tracie & Edward H Hermsen – Tax Year 2024
21. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0124095 – Tyler C Rossow – Tax Year 2024
22. PETITION FOR ABATEMENT OR REFUND OF TAXES: R0000876 – Elena Ularu – Tax Year 2024
23. PETITION FOR ABATEMENT OR REFUND OF TAXES: R1654610 – Loveland Hospitality Inc. – Tax Year 2024

AGREEMENTS

1. LARIMER COUNTY CORE SERVICES PLAN FOR HUMAN SERVICES 2025-2026
2. BROADBAND FIBER LEASE AGREEMENT
3. PN 5025 – TIMNATH PEDESTRIAN BRIDGE AND TRAIL, BID 25-13
4. BUREAU OF RECLAMATION MUSSELS GRANT – LARIMER COUNTY DEPARTMENT OF NATURAL RESOURCES 2025 AQUATIC NUISANCE SPECIES PROGRAM
5. DEVELOPMENT AGREEMENT FOR THE RIVER SUBDIVISION, FILING 1, 22-LAND4255
6. PROFESSIONAL SERVICES AGREEMENT (P22-01 INMATE MEDICAL SERVICES)

DEEDS

1. DEED OF DEDICATION OF EASEMENT (POUDRE FIRE AUTHORITY)

LIQUOR LICENSES

1. LIQUOR LICENSE SPECIAL EVENT LIQUOR PERMIT 6% – HEART OF THE FARM DINNER THE VEGETABLE CONNECTION – SPECIAL EVENT LIQUOR PERMIT 6% – FORT COLLINS, COLORADO
2. LIQUOR LICENSE RENEWAL – VERN’S LIQUOR LLC DBA VERN’S LIQUOR – RETAIL LIQUOR STORE LICENSE – LAPORTE, COLORADO
3. LIQUOR LICENSE RENEWAL – ME OH MY COFFEE AND PIE LLC DBA ME OH MY COFFEE AND PIE – TAVERN – LAPORTE, COLORADO
4. LIQUOR LICENSE RENEWAL – RAWAH RANCH LLC DBA RAWAH RANCH – HOTEL & RESTAURANT – GLENDEVEY, COLORADO

MISCELLANEOUS

1. THE LARIMER COUNTY DEPARTMENT OF HUMAN SERVICES 2ND QUARTER PAYMENTS FOR 2025
2. SOUTH SHORES LLC STIPULATION AS TO TAX YEAR 2023 & 2024 VALUE
3. SOUTH SHORES LLC STIPULATION AS TO TAX YEAR 2023 & 2024 VALUE
4. APPEAL TO THE QUALIFIED SENIOR PRIMARY RESIDENCE CLASSIFICATION FOR ACCOUNT R1339028 – UPHOLD THE ASSESSOR’S DECISION OF DENIAL FOR TAX YEAR 2025 DUE TO HOME BEING SOLD BEFORE THE JANUARY 1, 2020, CUT OFF DATE
5. APPEAL TO THE QUALIFIED SENIOR PRIMARY RESIDENCE CLASSIFICATION FOR ACCOUNT R1339028 – UPHOLD THE ASSESSOR’S DECISION OF DENIAL FOR TAX YEAR 2025 DUE TO HOME NOT SHOWING PRESENCE OF EXEMPTION CREDIT AT ANY TIME DURING THE QUALIFYING TIME FRAME FROM 2000 THROUGH 2024
6. 2026 LARIMER COUNTY LEGISLATIVE PRIORITIES
7. REQUEST FOR APPROVAL TO ENTER UPON LANDS
8. STATEMENT OF AUTHORITY (§38-30-172, C.R.S.)

RESOLUTIONS

1. **RESOLUTION PROVIDING FOR THE APPOINTMENT OF INDEPENDENT REFEREES TO CONDUCT HEARINGS ON BEHALF OF THE LARIMER COUNTY BOARD OF EQUILIZATION**
2. **FINDINGS AND RESOLUTION APPROVING AND DENYING IN PART THE SPLITTGERBER APPEALS**
3. **FINDINGS AND RESOLUTION DENYING THE SCHUBERT APPEAL**
4. **FINDINGS AND RESOLUTION APPROVING A PARTIAL VACATION OF A UTILITY AND DRAINAGE EASEMENT IN LOT 3 OF THE AMENDED PLAT OF LOTS 2,3, AND 4 OF THE REPLAT OF THE LOTS 5 AND 12 OF THE FLOYD HICKS SUBDIVISION**

MOTION

Commissioner Shadduck-McNally moved that Board of County Commissioners approve the Consent Agenda for August 19, 2025.

Motion carried 3-0.

5. **COMMISSIONERS' GUESTS:** The Commissioners did not have any guests.
6. **DISCUSSION ITEMS:**

1. PROCLAMATION FOR WOMEN'S RIGHT TO VOTE AND EQUALITY DAY AUGUST 26, 2025: Commissioner Shadduck-McNally read the proclamation declaring August 26, 2025, as Women's Right to Vote and Equality Day. The Board introduced members of the League of Women's Voters and the Northern Colorado Chapter of the National Organization of Women (NOCO NOW). Pat Burger, president of the League of Women's Voters of Larimer County, addressed the Board. Ms. Burger thanked the Board for the acknowledgement, which commemorates the ratification of the 19th Amendment and enforces the shared commitment to advancing gender equality in Larimer County. The proclamation is a reminder of the generations of women who have fought and continue to fight for equal rights, access and representation. Ms. Burger shared that the work is far from over and the League of Women's Voters continue to advocate for policies that uplift all women.

Annmarie Izuel Evans, President of NOCO NOW, shared that as the County recognizes Women's Equality Day, the community needs to recognize and emulate the fearless women who historically fought to get the 19th Amendment added to the Constitution. Ms. Evans shared her concerns regarding the current political climate and the need for the public to come together, stand strong, resist, persist and persevere.

Irene Josey, Larimer County Treasurer & Public Trustee, addressed the Board and thanked them for this recognition. Treasure Josey shared that today is the second anniversary of the passing of Myrna Rodenberger, former Larimer County Clerk & Recorder and former Larimer County Treasurer. Ms. Rodenberger was a trailblazer for all women and a public servant in Larimer County government for 58 years. Treasurer Josey appreciated the mentorship she received from Ms. Rodenberger and wanted to recognize her efforts to blaze a trail for women today.

Other members of the public that spoke in recognition of Women's Equality Day were Loveland residents Cindy Van Slambook, Kari Erlewine, and Gail Randall. Comments included their concerns about the current political climate in the country and the effects on women's equality and the voice that they have. They also expressed pride in living in a state where women gained the right to vote long before the rest of the country and acknowledged the historical role of women as the backbone of the family.

The Board thanked the members of the public who came out to support this proclamation. The Board spoke about the struggles that women have faced in this country to gain their right to vote along with the continued struggles for equality and national recognition to be a part of history and recognized through public art and sculpture for helping shape this country. The Board shared work that is being advanced for a national monument recognizing the women's suffrage movement. This monument will be located within the National Mall in Washington D.C. The Board discussed the importance of women serving in government roles and how that can impact the community. It is important to recognize equality and women's rights and the history that brought the country to this day. The Board recognized and thanked the women who work in leadership roles in the County and beyond. The discussion items on today's meeting agenda are intertwined and the equality of women speaks to the other items on today's agenda. This is not only a proclamation but a call to action to continue to fight for women's equality and right to vote.

M O T I O N

Commissioner Shadduck-McNally moved that Board of County Commissioners approve the Proclamation declaring August 26, 2025, as Women's Right to Vote and Equality Day.

Motion carried 3-0.

2. LARIMER COUNTY PROCLAMATION FOR CHILD SUPPORT AWARENESS MONTH 2025: Vanessa Fewell, Human Services Division Manager presented this proclamation. Ms. Fewell thanked the Board for mentioning the interconnection about the items on today's agenda. Ms. Fewell shared that the financial and emotional support from both parents and caregivers is an important component of a child's success, health, and well-being. Child support payments contribute to improved parent child relationships, educational attainment for children and reduced reliance on public assistance programs. The Larimer County Child Support team is comprised of 28 professionals committed to promoting the health and well-being of children in the County. The program is accessible for all income levels and does not require specific eligibility criteria.

Nance Kelly, Child Support Administrator, shared that this year is the 50th anniversary of the creation of the Child Support Program on a national level. Ms. Kelly conveyed that the unit's vision statement developed by staff is: *We seek to support the entire family through timely and excellent provision of services and strive to engage parents as partners through the lifetime of their child support process.* Child support is about more

than just money; it is about providing children with the financial and emotional stability they need to thrive. In 2024 Child Support Services staff aided in collecting over \$17 million for the children and families in Larimer County. Ms. Kelly shared some statistics from 2024 regarding the Department's case load of approximately 5,800 families served. Larimer County is proud to be recognized as leaders in the State, and the Child Support Service's team recently presented at the Colorado Family Support Conference. Ms. Kelly spoke about a pilot referral process between the community re-entry program through the Colorado Department of Corrections and the Department's targeted barrier reduction program to work with individuals who are recently released from incarceration. This program helps support individuals on parole with re-entry into the community and assist them with getting back on track with their child support obligations and re-engage with their children. In October 2025, the Department will launch a pilot program focusing on economic support for victims. This program will enhance the Department's ability to safely serve victims of domestic violence as they seek to access child support. Ms. Kelly introduced members of the Child Support Leadership Team who were present in the audience.

The Board asked about legislation surrounding incarceration and support owed upon release, and garnishment of winnings from gambling and how successful that program is. The Board was curious about how the numbers work year-over-year in regard to new orders and existing cases.

Ms. Kelly addressed the Board's questions. Regarding incarceration, any individual who is incarcerated and serving a sentence of 180 days or more, Child Support Services will automatically initiate a modification of their child support order down to a minimum order of \$10. This assists individuals so that they are not released from incarceration with thousands of dollars in debt. Ms. Kelly did not have specific data on wage garnishment but did mention that the Department can intercept winnings from gambling including sports betting and the lottery. Ms. Kelly mentioned other legislative programs that have aided the Department in collecting child support funds. Ms. Kelly shared that it is hard to know what collections will look like year-over-year as it depends on case load and the size of the orders.

Commissioner Kefalas read the proclamation.

The Board thanked Ms. Fewell and her staff for the outstanding work that they do to support the welfare of the children in Larimer County. The protection of children should be a priority for all public servants and members of the community. Child support is a statement that says children are loved, children matter, and the community cares. The Board wished to reaffirm the theme of interconnectedness of the items on the agenda today and how each segment is important and critical and works together to create a bigger picture. The Board thanked staff for highlighting some of the critical programs the Child Support staff are assisting to facilitate.

M O T I O N

Commissioner Kefalas moved that Board of County Commissioners approve the Proclamation declaring August 2025 as Child Support Awareness Month.

Motion carried 3-0.

3. REQUESTING BOARD OF COUNTY COMMISSIONERS' APPROVAL OF THE 2025 IMPACT FUND GRANT AWARD RECOMMENDATIONS FOR FUNDING AND A ONE-TIME ALLOCATION INCREASE OF \$200,000 FROM THE PREVIOUSLY

APPROVED \$2.8 MILLION: The Board introduced Jessica Plummer, Behavioral Health Program Manager, and Amy Martonis, Behavioral Health Director. Ms. Plummer addressed the Board. Ms. Plummer shared that Behavioral Health Services is the fiscal steward of the 0.25% sales and use tax approved by voters in 2018 to expand behavioral services in Larimer County. The majority of these funds support the construction and operation of the Acute Care Facility at Longview Campus. A smaller portion is invested back into the community through the Impact Fund grant program. This program is designed to address critical gaps in the behavioral health continuum of care. The grant program is in its seventh year of funding. Seventy grant applications were received from 65 organizations. The awarded grants are broadly distributed across all areas of Larimer County. Five new grantees and seven new programs will be served by grants from the Impact Fund. A special grant allocation, the Gary A. Darling Grant Award, focuses on programs that attempt to detangle behavioral health and criminal justice. The recipient of this award will support a justice forward addictions counseling pilot program. In closing Ms. Plummer shared that the Department is recommending 42 organizations that help meet the diverse behavioral health needs for Larimer County as grant recipients for 2025.

The Board asked how the County is ensuring that this grant program is serving all of Larimer County including the more rural areas of the County.

Mr. Plummer shared that the expansion of tele-health services and mobile units allows for more outreach in outlying areas. Some of the programs that have specific locations in the larger cities are now able to use different methods to reach out to more rural areas of the County.

The Board commented that this shows how public funds are reinvested back into the community. They thanked the staff for all of the work that they are doing to provide outreach to organizations, especially in outlying communities, to make them aware of this grant program. The Board appreciates how staff have refined the process to get funds into the community in a timely matter.

M O T I O N

Commissioner Shadduck-McNally moved that Board of County Commissioners approve the 2025 Impact Fund Grant Award recommendations and an allocation increase of \$200,000 for a total amount of \$3,000,000.

Motion carried 3-0.

4. RESOLUTION DESCRIBING A PROPOSAL FOR A 0.25% COUNTY-WIDE SALES AND USE TAX TO ADDRESS THE SHORTAGE, HIGH COST, AND QUALITY OF EARLY CHILDHOOD AND CHILDCARE PROGRAMS FOR FAMILIES IN LARIMER COUNTY, REFERRING A BALLOT ISSUE TO THE 2025 COORDINATED ELECTION BALLOT FOR THE APPROVAL OF SUCH PROPOSAL AND CALLING AN ELECTION: Vanessa Fewell, Human Services Division Manager, addressed the Board. Ms. Fewell shared that the partnership between Human Services and the Early Childhood Council of Larimer County (ECCLC) is crucial as the Department of Human Services sees firsthand the daily struggles families face with access to affordable quality childcare. This is a critical issue that impacts the entire community. The County is currently in a two-year memorandum of understanding with the ECCLC to develop what the initiative might look like. Should voters approve this ballot issue, 80% of the funding would be provided through a contract to the ECCLC. The County would retain 20% of the

revenue to build a reserve which would be used in years when sales tax revenue might decrease. County funds collected will cover the cost of a staff member to manage the contract and accounting functions along with acting as a liaison between the ECCLC and the Board for ongoing reporting and evaluation of the initiative. Ms. Fewell introduced Christina Taylor, Chief Executive Officer, with the Early Childhood Council of Larimer County.

Ms. Taylor thanked the Board, the County Manager, and Human Services staff for the partnership and the work that has been done over the last four years to bring this initiative to the ballot. Ms. Taylor shared that in the last five years, 20 million women have left the workforce because of childcare access issues in the United States. The ECCLC would use the proposed funds to reduce the cost of childcare for families through tuition credits, via a sliding scale fee, that would be offered at all participating licensed childcare providers. Funding would also be allocated to support childcare capacity and the workforce, including teacher salary support. Early educators are among the lowest paid population in the United States. Childcare is an investment in the human infrastructure of the community, strengthening both today's workforce for parents and families and tomorrow's workforce, as children are the future leaders and supporters of the County. The impact of childcare is especially severe for women with 32% citing the need to be home with family as a barrier of returning to work. Ms. Taylor conveyed that as the County proclaims Women's Equality Day, it is fitting as equal opportunity in the workplace is impossible without affordable childcare. Philanthropic efforts, like those through United Way, cannot solve this problem alone. There is a need for public investment along with private and philanthropic support if there is to be a strong system for families.

The following members of the community spoke in support of this resolution. Joy Sullivan, Chief Executive Officer of United Way; Anne Lance, Executive Director of Teaching Tree Early Childhood Learning Center; Kelsey Lyons, a parent and former staff member in Larimer County; former childhood educator and parent Erin Ford; Brittany Johnston, owner of Rainbow Club Preschool; Christine Forster, Loveland resident and a small business owner; and Joe Ziegler, Early Care and Education Director of El Nidito at La Familia. The speakers conveyed personal stories illustrating the cost of running a childcare program and how that impacts the individual cost to families. Some of the items shared were the need for public investment to assist in covering what philanthropic initiatives cannot, high quality, early childhood experiences, the inability to retain employment when having to pay for multiple children in childcare, the risk of dropping out of the workforce and then trying to re-enter the workforce with a gap in their employment. Additional comments conveyed to the Board were a need to solve childcare issues on a local level, and the need to provide competitive wages for those who work in childcare to retain employees.

In closing Ms. Taylor shared that there is support from many other educators that were unable to attend the meeting today for this ballot initiative.

The Board commented that the issue of early childcare is becoming more of a burden for families. There is strong public support for adding this to the ballot. Good childcare is critical to growth, development, and behavioral health, not only for the child but also for the family. Hearing the cost of \$5,000 per month to provide childcare for three children within one family was an impactful statement. The Board thanked those who provide childcare for the passionate work that they do for children in the community. These funds will help improve salaries of those who work with children in early childcare. The Board shared that access to high quality childcare is important to mothers, especially to aid them in being able to provide for their family and grow in their own educational goals. They thanked the children for their presence at the meeting. Having children in the audience reminds this

Board of the important work that is done in the County in a variety of departments to aid in the welfare of children. This is a good investment to help the economy, families and children in Larimer County.

MOTION

Commissioner Kefalas moved that Board of County Commissioners approve the Resolution describing a proposal for a 0.25% County-Wide sales and use tax to address the shortage, high cost, and quality of early childhood and childcare programs for families in Larimer County, referring a ballot issue to the 2025 Coordinated Election Ballot for the approval of such proposal and calling an election.

Motion carried 3-0.

7. **COUNTY MANAGER UPDATE:** There was no County Manager update.
8. **COMMISSIONER ACTIVITY REPORTS:** There was no Commissioner activity report.
9. **LEGAL MATTERS:** None requested.

With there being no further business, the Board adjourned at 11:30 a.m.

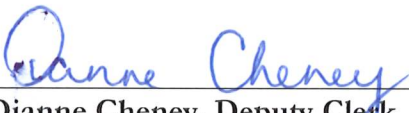




KRISTIN STEPHENS, CHAIR
BOARD OF COUNTY COMMISSIONERS

TINA HARRIS
CLERK & RECORDER

ATTEST:



Dianne Cheney, Deputy Clerk