



Carrie Warren-Gully, Chair Pro Tem, District 1  
Nancy Sharpe, District 2  
Jeff Baker, District 3  
Nancy Jackson, Chair, District 4  
Bill Holen, District 5

# Arapahoe County

## Board of County Commissioners Business Meeting

### Meeting Minute Summaries

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**Tuesday, November 22, 2022**  
**9:30 AM**

**Administration Building**  
**East Hearing Room**

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*The public is welcome to attend Business Meetings held in the East Hearing Room at the Arapahoe County Administration Building, 5334 South Prince Street, Littleton, CO 80120. Business meetings also can be viewed online at [arapahoe.legistar.com](http://arapahoe.legistar.com). Virtual public comment is allowed on general issues or specific agenda items by calling 1-855-436-3656 and, when prompted to, by pressing \*3 on the telephone keypad to be entered in the speaking queue.*

*The Board of County Commissioners typically holds Public Hearings at 9:30 a.m. the second and fourth Tuesday of each month. Items listed on the consent agenda are adopted with one vote. Items listed under regular business are considered individually.*

*The public may comment during designated times as directed by the Chair of the Board. Each speaker will be limited to one three-minute period of comment, unless modified by the Chair of the Board.*

*Meeting agendas are available at [arapahoe.legistar.com](http://arapahoe.legistar.com). Contact the Commissioners' Office at 303 795 4630 or [kdavis2@arapahoegov.com](mailto:kdavis2@arapahoegov.com) with questions about the agenda.*

*Arapahoe County is committed to making its public meetings accessible to persons with disabilities. If you need special accommodations, please contact the Commissioners' Office at 303-795-4630 or Relay Colorado 711 at least 3 days in advance to make arrangements.*

#### **1. CALL TO ORDER**

##### **1.a. INTRODUCTION**

**Ron Carl, County Attorney**  
**Joleen Sanchez, Clerk to the Board Administrator**

##### **1.b. ROLL CALL**

**Present:** Jeff Baker  
Chairperson Nancy Jackson  
Nancy Sharpe

**Excused:** Carrie Warren-Gully  
Bill Holen

**2. PLEDGE OF ALLEGIANCE**

**3. MOTION TO ADOPT AGENDA**

A motion was made by Commissioner Baker, seconded by Commissioner Sharpe, that this be adopted. The motion carried by the following vote:

**Aye:** Commissioner Baker, Chairperson Jackson, and Commissioner Sharpe

**Absent:** Chair Pro Tem Warren-Gully, and Commissioner Holen

**4. CITIZEN COMMENT PERIOD**

**Individuals are invited to speak to the Commissioners about any topic that is not a general business item. Each person has one, 3-minute time limit for comments, unless otherwise noted by the Chair. Individuals should state their name and address for the record prior to making remarks.**

There were no citizen comments on this date.

**5. PROCLAMATIONS**

A motion was made by Commissioner Sharpe, seconded by Commissioner Baker, that this be adopted. The motion carried by the following vote:

**Aye:** Commissioner Baker, Chairperson Jackson, and Commissioner Sharpe

**Absent:** Chair Pro Tem Warren-Gully, and Commissioner Holen

- 5.a.** A proclamation establishing November 29, 2022, as Sand Creek Massacre Commemoration Day, memorializing the Cheyenne and Arapaho people who lost their lives during the Sand Creek Massacre and honoring their descendants

**Attachments:** [Board Summary Report](#)  
[Draft Proclamation](#)

The purpose of the proclamation was to establish November 29, 2022 as Sand Creek Massacre Commemoration Day.

Commissioner Jackson read the proclamation into the record.

**The motion was made by Commissioner Sharpe, duly seconded by Commissioner Baker to adopt the proclamation as presented.**

**The motion passed 3-0, Commissioner Holen and Commissioner Warren-Gully were absent and excused.**

**6. CONSENT AGENDA**

**Items on the consent agenda are generally non-controversial, do not require much, if any, discussion, and may be voted on as an entire group with a single motion. (The motion is “to approve the items on the consent agenda.”) A Commissioner may request an item from the consent agenda be removed for separate discussion. This enables the item to be considered and voted upon separately.**

Commissioner Sharpe requested that item 6.a., Arcadia Park Project Funding be pulled from the consent agenda and moved to general business.

**The motion was made by Commissioner Sharpe, duly seconded by Commissioner Baker to approve the request as presented.**

**The motion passed 3-0, Commissioner Warren-Gully and Commissioner Holen were absent and excused.**

**The motion was made by Commissioner Sharpe, duly seconded by Commissioner Baker to adopt the resolutions on the consent agenda as revised.**

**The motion passed 3-0, Commissioner Warren-Gully and Commissioner Holen were absent and excused.**

**6.a. Arcadia Park Project Funding Request**

**Attachments:** [Board Summary Report](#)  
[BOCC Meeting - Oct. 11, 2022](#)  
[Final Concept](#)  
[Cost Estimate](#)  
[Design Layout](#)  
[Park Renderings](#)  
[Resolution](#)

This topic was pulled from the consent agenda to general business at the request of Commissioner Sharpe.

Mr. Hill stated that since this was a consent agenda item, there is no public hearing requirement and that the Board has jurisdiction to proceed.

Commissioner Sharpe expressed concern about the developer and home builder profiting substantially from the County funding this project.

Staff agreed that better rules and regulations pertaining to situations as this are needed.

Roger Harvey, Open Spaces Planning Manager, stated changes will be made to the outdated land development code (LDC) this coming year 2023.

A motion was made by Commissioner Sharpe, seconded by Commissioner Baker, that this Resolution be approved. The motion carried by the following vote:

**Aye:** Commissioner Baker, Chairperson Jackson, and Commissioner Sharpe

**Excused:** Chair Pro Tem Warren-Gully, and Commissioner Holen

Enactment No: RES 22-338

#### Approval of the Consent Agenda

A motion was made by Commissioner Sharpe, seconded by Commissioner Baker, to approve items on the Consent Agenda. The motion carried by the following vote:

**Aye:** Commissioner Baker, Chairperson Jackson, and Commissioner Sharpe

**Absent:** Chair Pro Tem Warren-Gully, and Commissioner Holen

#### 6.a. Arcadia Park Project Funding Request

**Attachments:** [Board Summary Report](#)  
[BOCC Meeting - Oct. 11, 2022](#)  
[Final Concept](#)  
[Cost Estimate](#)  
[Design Layout](#)  
[Park Renderings](#)  
[Resolution](#)

Enactment No: RES 22-338

Enactment No: RES 22-338

#### 6.b. LR22-004, Waste Management East Site Location Application for Lift Station

**Attachments:** [Board Summary Report](#)  
[Site Location](#)  
[CDPHE Certification](#)  
[Lift Station Site Application](#)  
[Draft Motions](#)  
[Resolution](#)

approved.

Enactment No: RES 22-321

#### 6.c. State IGA with Arapahoe County Human Services for HP Computers

**Attachments:** [Board Summary Report](#)  
[Intergovernmental Agreement](#)  
[Resolution](#)

approved.

Enactment No: RES 22-322

#### 6.d. Weed Removal Lien for 7950 E. Mississippi Ave.

**Attachments:** [Board Summary Report](#)  
[Resolution](#)

approved.

Enactment No: RES 22-323

- 6.e. Weed Removal Lien for 5785 S. Bahama Cir. E.

**Attachments:** [Board Summary Report](#)  
[Resolution](#)

approved.

Enactment No: RES 22-324

- 6.f. Weed Removal Lien for 9382 E. Jewell Cir.

**Attachments:** [Board Summary Report](#)  
[Resolution](#)

approved.

Enactment No: RES 22-325

- 6.g. 2023 Byers Substation Lease with Independent Financial

**Attachments:** [Board Summary Report](#)  
[Lease Agreement 2023 Signed by Bank](#)  
[Resolution](#)

approved.

Enactment No: RES 22-326

- 6.h. Resolution to approve Arapahoe County citizen board and committee reappointments

**Attachments:** [Board Summary Report](#)  
[Resolution](#)

approved.

Enactment No: RES 22-327

- 6.i. Review Planning Fee Schedule Update

**Attachments:** [Board Summary Report](#)  
[Current Fee Schedule \(2018\)](#)  
[Proposed Fee Schedule \(2022\)](#)  
[Resolution](#)

approved.

Enactment No: RES 22-328

- 6.j. Arapahoe County Intergovernmental Agreement with The City of Centennial for an Outreach Position

**Attachments:** [Board Summary Report](#)  
[City of Centennial Report, Nov. 7, 2022](#)  
[IGA- Centennial Homeless Outreach Liaison](#)  
[Resolution](#)

approved.

Enactment No: RES 22-329

**6.k.** Warrant ACH Expense Report Oct 11 - Nov 01, 2022

**Attachments:** [Board Summary Report](#)  
[Warrant ACH Expense Report Oct 11 - Nov 01, 2022](#)  
[Resolution](#)

approved.

Enactment No: RES 22-330

**6.l.** Copperleaf Filing No. 30 Warranty Deed - Roadway (Case No. PF21-007)

**Attachments:** [Board Summary Report](#)  
[Warranty Deed](#)  
[PILOT Waiver](#)  
[Resolution](#)

approved.

Enactment No: RES 22-331

**6.m.** Approval of BAA Stipulations

**Attachments:** [Board Summary Report](#)  
[Stipulation Table](#)  
[Resolution](#)

approved.

Enactment No: RES 22-332

**6.n.** Release of the Regulatory Agreement Governing the Centennial East Apartments Project

**Attachments:** [Board Summary Report](#)  
[Resolution](#)

approved.

Enactment No: RES 22-333

**6.o.** Third Amendment to Purchase and Sale Agreement for County Line Landfill

**Attachments:** [Board Summary Report](#)  
[Third Amendment to Purchase and Sale Agreement](#)  
[Resolution](#)

approved.

Enactment No: RES 22-334

**7. GENERAL BUSINESS ITEMS**

**Items on the general business agenda will include an opportunity for public comment.**

**7.a.** LDC22-003 Affordable Housing Land Development Code Amendments

**Attachments:** [Board Summary Report](#)  
[Presentation](#)  
[Proposed Amendments](#)  
[Planning Commission Report - Oct. 18, 2022](#)  
[Draft Motions](#)  
[Resolution](#)

Robert Hill, Senior County Attorney, established jurisdiction for the Board to consider this matter.

A Power Point was reviewed, a copy which has been retained for the record.

The purpose and background were reviewed.

The amendment to the code was reviewed.

There was discussion about the different types of housing and the potential impacts they could have on neighborhoods.

It was stated that there would still be rules in place to allow or disallow certain types of housing, yet still retain affordability.

Staff reviewed the outreach efforts and public comments.

The staff findings and recommendations were reviewed.

The public comment period was opened.

There were no comments on this date.

The public comment period was closed.

A motion was made by Commissioner Baker, seconded by Chairperson Jackson, that this Resolution be adopted. The motion carried by the following vote:

**Aye:** Commissioner Baker, Chairperson Jackson, and Commissioner Sharpe

**Absent:** Chair Pro Tem Warren-Gully, and Commissioner Holen

Enactment No: RES 22-335

**7.b.** PM21-001 Bryan Subdivision, Minor Subdivision

**Attachments:** [Board Summary Report](#)  
[Presentation](#)  
[Planning Commission - Oct. 18, 2022](#)  
[Airport Restrictions Exhibit](#)  
[Plan Set](#)  
[Draft Motions](#)  
[Resolution](#)

Robert Hill, Senior County Attorney, established jurisdiction for the Board to consider this matter.

A Power Point was reviewed, a copy which has been retained for the record.

A background and purpose was reviewed.

A map of the single family plot was reviewed.

The Front Range Airport rules and regulations pertaining to building were reviewed.

The referral comments were reviewed.

The staff findings and recommendations were reviewed.

The public comment period was opened.

There were no comments on this date.

The public comment period was closed.

A motion was made by Commissioner Baker, seconded by Commissioner Sharpe, that this Resolution be approved with conditions. The motion carried by the following vote:

**Aye:** Commissioner Baker, Chairperson Jackson, and Commissioner Sharpe

**Absent:** Chair Pro Tem Warren-Gully, and Commissioner Holen

Enactment No: RES 22-336



7.c. C19-24 Utility Relocation Policy

**Attachments:** [Board Summary Report](#)  
[2021 Utility Relocation Policy](#)  
[Revised 2022 Utility Relocation Policy](#)  
[Draft Motions](#)  
[Resolution](#)

Robert Hill, Senior County Attorney, established jurisdiction for the Board to consider this matter.

A background and purpose was provided to the Board.

The changes to the policy were reviewed.

The removal of section of 2.8, which stated that the County was responsible for all the cost related to utility relocation, was changed to the utility provided being responsible for the costs.

Section 3 and 5 were recommended to be removed from the policy as they were procedural related.

The outreach to inform parties impacted by the changes was reviewed.

The public comment period was opened.

There were no comments on this date.

The public comment period was closed.

A motion was made by Commissioner Sharpe, seconded by Commissioner Baker, that this Resolution be adopted. The motion carried by the following vote:

**Aye:** Commissioner Baker, Chairperson Jackson, and Commissioner Sharpe

**Absent:** Chair Pro Tem Warren-Gully, and Commissioner Holen

Enactment No: RES 22-337

8. **COMMISSIONER COMMENTS**

Commissioner Jackson spoke on the proclamation that was read today. She commented on the recent shooting in Colorado Springs and expressed sorrow for the senseless crime. She reminded everyone to be better and do better for each other.

The Commissioners wished everyone a happy thanksgiving.

**There being no other business before the Board, Commissioner Jackson adjourned the meeting at 10:51 a.m.**