

City of Greeley, Colorado  
**CITY COUNCIL PROCEEDINGS**  
February 6, 2024

**1. Call to Order**

Mayor Gates called the meeting to order at 6 p.m. in the City Council Chambers at 1001 11th Ave, Greeley, Colorado, with hybrid participation available via the City's Zoom platform.

**2. Pledge of Allegiance**

Mayor Gates led the Pledge of Allegiance.

**3. Roll Call**

Heidi Leatherwood, City Clerk called the roll.

The following were present:

Councilmember Butler  
Councilmember DeBoutez  
Mayor Pro Tem Hall  
Councilmember Payton  
Councilmember Olson  
Councilmember McDonald  
Mayor Gates

**4. Approval of the Agenda**

No changes were requested.

**5. Recognitions and Proclamations**

Councilmember McDonald presented the *What's Great about Greeley?* presentation at 6:02 p.m.

**6. Citizen Input**

1. Steve Teets spoke about how housing and homelessness solutions and an improved transportation system would help the community.
2. David Meek asked for council approval to reinstate him as a volunteer for the Museum Board. Mayor Gates responded that council does not get involved in board and commission matters.
3. Tony Serrata spoke about traffic concerns and speeding in the Shawsheen Horseshoe neighborhood during school pick up and drop off times. He requested traffic calming solutions such as speed bumps, parking restrictions, or more police presence during these hours. Mayor Gates suggested he connect with Deputy Chief Mike Zeller.
4. Sonia Miller spoke about receiving a notice served in 2023 regarding an investigation. She asked for body cam footage without edits or omissions.

**7. Reports from Mayor and Councilmembers**

Mayor Pro Tem Hall mentioned that the U.S. Supreme Court will rule on the urban camping ban by the City of Grants Pass Oregon by the end of June. He also noted that the 2024 Colorado Municipal League conference is June 18-21, at the Embassy Suites in Loveland. He will host a meeting regarding West Greeley, on Wednesday, February 21 from 6:30 - 7:30 p.m. at the Greeley Family Funplex. He attended a Poudre River Trail Corridor Board dedication ceremony for Fred Otis. Fred Otis served for over 29 continuous was honored by naming the bridge over Number 3 Canal as the “Otis Bridge.” Mayor Gates thanked Otis for his service.

Councilmember Olson provided an update on North Front Range Metropolitan Planning Organization (NFRMPO). He will attend the US Department of Transportation Resiliency meeting. This incorporates 8 billion dollars and protects grant money requiring the committee to set the standards and guidelines.

Councilmember McDonald attended the Youth Commission and asked council to send nominations for the 2024 National Youth Service Day Awards. She invited community members to participate online.

Mayor Gates recognized City Manager Raymond Lee and Assistant City Manager Juliana Kitten for the great work on the Homeless Community meeting. He visited with Consul General of Mexico, Pavel Cruz to talk about mutual concerns. The two-day Council Retreat was a success and he thanked staff for arranging the event. He and City Manager Lee participated on panels at the Embassy Suites regarding community conversations with 350 individuals from Greeley, Fort Collins, Loveland, and Windsor.

**8. Initiatives from Mayor and Councilmembers**

None.

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**Consent Agenda**

9. **A motion to approve the City Council Proceedings of the January 9, 2024, Work Session and the January 16, 2024, Regular City Council Meeting**
10. **A motion to appoint Kevin Ross as a voting member for the Downtown Development Authority to fill a vacancy left by the resignation of Logan Richardson, fulfilling the term through June 2024**

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**End of Consent Agenda**

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**Councilmember Olson moved to approve the Consent Agenda Items 9-10. Councilmember Butler seconded the motion. The motion passed 7-0 at 6:26 p.m.**

**11. Pulled Consent Agenda Items**

None.

**12. A resolution authorizing allocation of funds for phase 1 of the High Plains Housing Development's StarRise at North Weld Village Project**

Councilmember Payton recused himself at 6:26 p.m.

Executive Director of High Plains Housing Development Corp, Jodi Hartman, and GL Development Advisor Weston Kurz introduced the item at 6:27 p.m.

Councilmember Olson asked if the about funding amounts and what happens if the additional funding sources are not acquired. Ms. Hartmann noted that the funding for this project is dependent on all funding that is received, and no funds will be spent until all funds are received. Mr. Kurz said he has high confidence that the funds will come in and they will be able to proceed.

Councilmember DeBoutez asked if there was a guarantee that people at 30% and below AMI will be served and if there is a contractual agreement. Ms. Hartman confirmed the agreement was through Division of Housing and site base vouchers for every unit required 30% AMI or below. She assured council that this is permanent.

Mayor Pro Tem Hall asked if they have had the opportunity to address Weld County to support the program. Mr. Kurz informed council that he continues to approach Weld Counter. Mr. Kurz said best practices include counties and cities working together to leverage all dollars and donors.

Councilmember Butler clarified that the tax credit is 30% and asked if there anything that prohibits changing these non-affordable and getting rid of the tax credit. Ms. Hartman replied that the Colorado Housing and Finance Authority (CHFA) tax credit was a 30-year commitment, and the property must remain this type of use for at least 30 years.

Mayor Gates thanked Dennis Hoshiko and Bill Garcia for their support and dedication.

Councilmember DeBoutez said that the \$500,000 that they are voting on was coming from general funding. She shares that they are asking for the 500,000 and since the budget has already been adopted that they give this amount to them and provide no more. Mayor Gates asked City Manager Lee to confirm the \$500,000 was ARPA funding.

**Councilmember Butler moved to adopt the resolution. Councilmember Olson seconded the motion. The motion passed 6-0 at 6:44 p.m. with Councilmember Payton recused.**

Councilmember Payton returned to Council Chambers at 6:45 p.m.

**13. Public hearing and second reading of an ordinance amending Title 8, Chapter 9 and Title 14, Chapter 10 of the Greeley Municipal Code relating to the sale of Tobacco products.**

Deputy Police Chief Mike Zeller introduced the item at 6:45 p.m. with a presentation. He noted that federal and state legislation initiated this change and updating the city ordinance complied with new regulations.

The public hearing opened at 6:47 p.m.

1. Steve Teets agreed with the new regulations.

With no further speakers, the public hearing closed at 6:48 p.m.

**Councilmember Hall moved to adopt the ordinance and publish by title only.**  
**Councilmember Butler seconded the motion. The motion passed 7-0 at 6:48 p.m.**

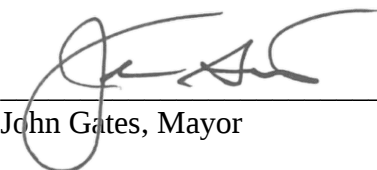
14. **Consideration of a motion authorizing the City Attorney to prepare any required resolutions, agreements, and ordinances to reflect action taken by the City Council at this meeting and any previous meetings, and authorizing the Mayor and City Clerk to sign all such resolutions, agreements, and ordinances**

**Councilmember Payton moved to approve the motion. Councilmember Butler seconded the motion. The motion passed with a voice vote 7-0 at 6:49 p.m.**

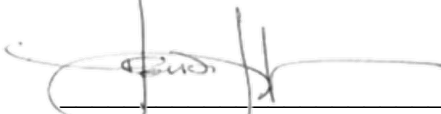
15. **Scheduling of Meetings, Other Events**  
None.

16. **Adjournment**  
With no further business to come before the Council, Mayor Gates adjourned the meeting at 6:49 p.m.

Approved:

  
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John Gates, Mayor

Attest:

  
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Heidi Leatherwood, City Clerk