



**HUMAN RELATIONS COMMISSION**  
**March 10, 2025**  
**Hybrid Meeting: Zoom and in-person**  
**MINUTES**

- I. **Call to Order:** Co-chairwoman Jeanne Lipman called the meeting to order at 5:10 pm. Other members present were Commissioners Regina Holzmeister, Amber Greene, Terry Anderson, Kimber Watson, and Lilly Martin; and City staff liaison Nelvis Alvarez was present.
  
- II. **Land Acknowledgment Statement:** *We hold this meeting on the traditional lands of the Ute, Cheyenne, and Arapaho peoples, as well as all other tribes that are historically tied to the State of Colorado. We value and respect the history and culture of our native and indigenous peoples, and as a community, we celebrate the legacy of the Elders and those who have been stewards of the land throughout the generations. The HRC is seeking the council of Native communities, to prioritize their voices, and offer a more complete view of the region's past, present, and future.*
  
- III. **Citizen Input:** There were no guests.
  
- IV. **Items of Business:**
  - a. Approval of HRC February 2024 Meeting Minutes
    - i. Co-Chairwoman Lipman moved to approve the minutes, which was seconded by Commissioner Greene. Minutes were approved unanimously among the commissioners present.
  - b. Introduction of new Commissioner, Lilly Martin:
    - i. Commissioner Lilly Marting introduced herself, mentioning she is working on her business degree.
  - c. Presentation of Community Development Department by Brian McBroom, Community Development Director:
    - i. Brian McBroom talked about how the Community Development Department manages growth within the community. Everything developed on private property must undergo review, inspection, construction, regulation, and approval. Every new development is aligned with the growth plan, and then a certificate of occupancy is issued.
    - ii. West projects: Delantero and Cascadia. Both projects will be situated in West Greeley, which has a lot of open land and water, making the area very attractive for new development.
  - d. Q&A session: HRC Strategic Planning Session:
    - i. Commissioner Martin:



1. Has the City looked for contractors/developers, such as Water Valley in Windsor?
  - a. McBroom: The City has rules and regulations about who to hire.
- ii. Commissioner Holzmeister:
  1. Are these projects being mapped out to accommodate traffic infrastructure?
    - a. McBroom: Having the pertinent infrastructure in place is a key factor in approving new developments. We collect impact fees to rebuild intersections and make road improvements.
  2. What happens with wildlife crossing?
    - a. McBroom will provide an answer via email.
  3. What about recreational areas for families?
    - a. McBroom: The City took ownership of 900 acres of open space. The impact fees also provide funds to build parks and trails.
    - b. Each subdivision is required to build recreational areas. The trail masterplan lays out building trail systems. However, sometimes the buildings are built, and then the City builds parks with impact fees years after the buildings are constructed.
  4. Commissioner Holzmeister commented that the 19th and 83rd intersections do not have a playground.
- iii. Commissioner Watson:
  1. Expressed that she is concerned with historic buildings being demolished to open space for new buildings in the downtown area.
    - a. McBroom: In the downtown area, there will be a civic campus, but we will keep the courthouse. We will maintain it/renovate it, and use it for other purposes. However, renovating historical businesses is very expensive.
  2. Accessible housing for disabled people. "We keep building houses, but they are not becoming more affordable. We have empty buildings that are not being used."
    - a. McBroom: The long-range plan with the various components of a housing strategic plan. It weighs on affordability and the equal distribution of services.
  3. Commissioners Watson and Martin commented on how difficult it is for seniors to afford housing. Watson, "we are not listening to our common folks who can't afford housing."
  4. Commissioner Amber expressed her appreciation for the City's work and mentioned that Weld County is one of the few counties where the youth population is growing.



- a. McBroom: Growth does present challenges. The City has excellent relationships with the State and Federal governments for grants.
- b. There are never enough funding sources to address infrastructure, so we are always cultivating new ones. At the moment, there is concern about the new administration and grant accessibility.
- 5. Co-chairwoman Lipman mentioned that it seems East Greeley has been ignored. She would like to know how we are addressing the East of the downtown area in Greeley.
  - a. McBroom mentioned he would be happy to come back to address further questions.
- e. Next steps:
  - i. Nelvis Alvarez will email the presentation along with the answers to the questions not answered during the meeting.
- V.** Member Updates:
  - i. I. There was no time to discuss the commissioners' updates.
- VI.** Co-chairwoman Lipman declared the meeting adjourned at 6:05 p.m. The next Human Relations Commission hybrid meeting will be held on April 14, 2025, at 5:00 p.m.

*Jeannette Shepherd*

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Jeannette Shepherd, Chair

*Nelvis Alvarez*

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Nelvis Alvarez, Staff Liaison