

MINUTES  
TOWN OF HUDSON TOWN COUNCIL  
REGULAR MEETING  
January 16, 2019 - 6:00 P.M.

PLEDGE OF ALLEGIANCE

CALL TO ORDER AND ROLL CALL

Mayor Haynes called the meeting to order at 6:01 p.m.

ROLL CALL

Mayor, Laura Hargis – Present  
Mayor Pro-Tem, Maria Chavez – Present  
Councilmember, Candace Nolf – Present  
Councilmember, Joe Hammock – Absent  
Councilmember, Dwayne Haynes – Present  
Councilmember, Sarah Stadler – Present  
Councilmember, Daniel Warren - Present

Charity Young, Town Clerk, took roll call and (6) Councilmembers were present.

Town Staff Present:

Town Clerk – Charity Young  
Town Marshal – Brent Flot  
Town Planner – Sayre Brennan

ADDITIONS TO AGENDA

None

CITIZEN'S COMMENTS

Carrie Walters, on behalf of Hudson Elementary, reported that she was here asking for a donation for the school carnival on March 1<sup>st</sup>.

Councilmember Chavez made a motion, seconded by Councilmember Stadler to approve the \$500 donation to Hudson Elementary.

The vote was as follows:

Aye: Councilmembers Stadler, Chavez, Nolf, Warren, Haynes and Mayor Hargis.  
Nay - None  
Mayor Hargis declared the motion carried.

Tami Botelho, 442 Birch Street, thanked the new councilmembers that went through the election process. She stated that she is still having a hard time reading minutes and packets.

**1) CONSENT AGENDA**

(Consent Agenda Items are considered routine and will be enacted by one motion and vote. There will be no separate discussion of Consent Agenda Items unless a Councilmember or Citizen so requests, in which case the items may be removed from the Consent Agenda and considered at the end of the Regular Agenda.)

- a. Town Council Meeting Minutes, January 2, 2019
- b. Payment of Bills

Councilmember Haynes made a motion, seconded by Councilmembers Stadler and Chavez to approve the Consent Agenda.

The vote was as follows:

Aye: Councilmembers Stadler, Chavez, Nolf, Warren, Haynes and Mayor Hargis.  
Nay - None  
Mayor Hargis declared the motion carried.

**2) ORIENTATION**

Corey Hoffmann, Town Attorney, gave the council a brief orientation on best practices and protocol for elected officials.

**3) PRESENTATION**

Steve Nguyen, President of Clear Water Solutions Inc, gave a presentation to council on what the Town's options are for water solutions in the future.

**4) GENERAL BUSINESS**

- a. **RESOLUTION NO. 19-02: A RESOLUTION MAKING CERTAIN FINDINGS OF FACT REGARDING THE PROPOSED ANNEXATION OF PARCELS OF LAND TO THE TOWN OF HUDSON, COLORADO, KNOWN AS THE MEADOW RIDGE HOLDINGS, LLC ANNEXATION**

- b. **ORDINANCE NO. 19-03:** AN ORDINANCE APPROVING AND ACCOMPLISHING THE ANNEXATION OF CONTIGUOUS UNINCORPORATED TERRITORY IN WELD COUNTY (PARCEL 1 OF THE MEADOW RIDGE HOLDINGS, LLC). SECOND READING. PUBLIC HEARING
- c. **ORDINANCE NO. 19-04:** AN ORDINANCE APPROVING AND ACCOMPLISHING THE ANNEXATION OF CONTIGUOUS UNINCORPORATED TERRITORY IN WELD COUNTY (PARCEL 2 OF THE MEADOW RIDGE HOLDINGS, LLC) SECOND READING. PUBLIC HEARING.
- d. **ORDINANCE NO. 19-05:** AN ORDINANCE ZONING THE NEWLY ANNEXED MEADOW RIDGE HOLDINGS, LLC ANNEXATION. SECOND READING. PUBLIC HEARING

Mayor Hargis opened the public hearing at 6:56 pm.

Sayre Brennan, Town Planner, reported that the applicant has requested that the Town deny approval of the annexation.

Corey Hoffmann, Town Attorney, reported that applicant was unwilling agree to the Terms that we discussed. They are wanting industrial zoning instead of commercial which does not coincide with the Town's comprehensive plan. The applicant is wanting to try and move forward with the county.

Barry Fehr, Manager of Meadow Ridge Holdings, reported that they were looking at the I-2 zoning. They also found out that the frontage road to the property was going to be cut off from the Town of Hudson. Most clients he was looking at were not comfortable with C-2 zoning.

Patrick Groom, Attorney for Meadow Ridge, reported that this process started when the applicant applied for a USR through Weld County. Due to the IGA in place between Hudson and the County and the property being in the urban growth area of Hudson the County required they submit an annexation application. The applicant felt there would be better success to develop in the county.

Mayor Hargis closed the public hearing at 7:08pm.

Councilmember Stadler made a motion, seconded by Councilmember Haynes to deny Resolution 19-02, a resolution making certain findings of fact regarding the proposed annexation of parcels of land to the Town of Hudson, Colorado known as the Meadow Ridge Holdings, LLC.

The vote was as follows:

Aye: Councilmembers Nolf, Stadler, Chavez, Haynes, Warren and Mayor Hargis.  
Nay - None

Mayor Hargis declared the motion passed.

Councilmember Chavez made a motion, seconded by Councilmember Stadler to deny Ordinance 19-03, an ordinance approving and accomplishing the annexation of contiguous unincorporated territory in Weld County (Parcel 1 of the Meadow Ridge Holdings, LLC).

The vote was as follows:

Aye: Councilmembers Nolf, Stadler, Chavez, Haynes, Warren and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

Councilmember Chavez made a motion, seconded by Councilmember Stadler to deny Ordinance 19-04, an ordinance approving and accomplishing the annexation of contiguous unincorporated territory in Weld County (Parcel 2 of the Meadow Ridge Holdings, LLC).

The vote was as follows:

Aye: Councilmembers Nolf, Stadler, Chavez, Haynes, Warren and Mayor Hargis.

Nay - None

Mayor Hargis declared the motion passed.

- e. **ORDINANCE NO. 19-06: A CORRECTED ORDINANCE APPROVING AND ACCOMPLISHING THE ANNEXATION OF CONTIGUOUS UNINCORPORATED TOWN-OWNED PROPERTY LOCATED IN WELD COUNTY. SECOND READING. PUBLIC HEARING**

Mayor Hargis opened the public hearing at 7:10pm.

Corey Hoffmann reported that this is a corrective ordinance based on the land amount only. The legal description on the exhibit annexed property that was already in Town.

Mayor Hargis closed the public hearing at 7:13pm.

Councilmember Haynes made a motion, seconded by Councilmembers Stadler to approve Ordinance No. 19-06, a corrected ordinance approving and accomplishing the annexation of contiguous unincorporated Town-owned property located in Weld County.

The vote was as follows:

Aye: Councilmembers Stadler, Nolf, Warren, Haynes, Chavez and Mayor Hargis.

Nay – None

Mayor Hargis declared the motion carried.

**5) STAFF REPORTS**

Corey Hoffmann, Town Attorney, reported there was a meeting this afternoon about the Municipal court. It is much busier than it was previously. The Town is looking at some measures to make court more efficient but there will be a possibility of monthly court. The Town of Hudson was in the newspaper because the opioid litigation was filed.

Brent Flot, Town Marshal, reported that he received all the new cars and they are out on the streets. The department is starting interviews for the open position on January 23rd. There was a train vs. car wreck, and they have recovered a stolen vehicle as well. They backed up Ft. Lupton on an officer involved shooting.

Sayre Brennan, Town Planner, following up on the water presentation, the demand and Hudson is growing. He met with Mr. Cromwell, the property owner Southwest of Hudson Hills 1 & 2 and is looking to annex.

Councilmember Chavez reported that there is a Nuggets skill challenge this weekend and the upcoming rec committee meeting will be discussing a retreat to discuss the upcoming events.

Mayor Hargis reported that the SE Weld County Chamber banquet is coming up and asked who would want to attend.

**6) CITIZEN'S COMMENTS**

None

**ADJOURNMENT**

The meeting adjourned at approximately 7:24 pm.



TOWN OF HUDSON, COLORADO

Haure Hargis  
Mayor

ATTEST  
Charity Young  
Town Clerk