



TOWN COUNCIL WORK SESSION & MEETING
Zoom Webinar and/or Town Council Chamber
3 S. Timber Ridge Parkway, Severance, CO 80550

AGENDA
TOWN COUNCIL WORK SESSION & MEETING
Tuesday, July 8, 2025, at 5:00 PM

A. CALL TO ORDER WORK SESSION

The Goal of the Work Session is to have the Town Council receive information on topics of Town business from the Town Manager, Town Attorney and Town Staff in order to exchange ideas and opinions regarding these topics.

1. **Pg. 5 - Ordinance 2025-XX: An Ordinance of the Severance Town Council adopting a new Article 21 in Chapter 16 regarding local regulation of natural medicine and amending section 16.6.30.3 regarding town core allowed uses and section 16.6.40.3 regarding development node uses**
 - Discussion
 - Staff Presentation: Betsy L. Stewart

B. CALL TO ORDER REGULAR MEETING

1. **Roll Call**
2. **Pledge of Allegiance**
3. **Agenda Review by Town Manager**
4. **Consent Calendar**

The Consent Calendar is intended to allow the Town Council to spend time and energy on the important items and not routine actions. A Council Member may request an item on this calendar to be "pulled" off the Consent Calendar and considered separately as a regular agenda item. Items remaining on the Consent Calendar will be approved by Town Council with one vote.

- a. **Pg. 18 - Resolution 2025-22R: A Resolution of the Town Council of the Town of Severance, Colorado, providing for additional appropriations in fiscal year 2024 for the reappropriation of the budget of 2023 capital projects still in progress and amendments to the 2024 adopted budget.**
- b. **Pg. 21 - Resolution 2025-23R: A Resolution of the Town Council of the Town of Severance, Colorado, providing for additional appropriations in fiscal year 2025 for the reappropriation of the budget of 2024 capital projects still in progress and amendments to the 2025 adopted budget.**
- c. **Pg. 23 - Resolution 2025-24R: A Resolution for the Town Council of the Town of Severance, Colorado, to appropriate funds from the fund balance**
- d. **Pg. 25 - Resolution 2025-25R: A Resolution of the Town Council of the Town of**

Severance, Colorado, approving an amendment to the employment agreement with the town manager, and providing for additional appropriations in fiscal year 2025 for unanticipated expenditures with respect to such employment agreement, and to modify fund balances pertaining to the same

- e. **Pg. 30 - May 2025 Payables**
- f. **Pg. 34 - May 2025 Financials**
- g. **Pg. 79 - Town Council Meeting Minutes 6.10.25**

5. Approval of Agenda

6. Public Comment

The purpose of the Public Comment is for members of the public to speak to the Town Council on any subject not scheduled on the agenda. To accomplish scheduled agenda items, comments should be limited to three minutes for those attending in person or an appropriate time as deemed by the Mayor. The Town Council is not obligated to make decisions or take action on comments but may choose to schedule the matter for a later discussion. Those addressing the Town Council, please state your name and address and sign-in.

7. Council Member Comments

8. Reports

Council approval may be sought for administrative actions in association with staff reports.

- a. Town Attorney
- b. Town Staff
- c. Town Management
- d. Council Members Liaisons
- e. Mayor

C. TOWN COUNCIL

1. Pg. 109 - Citizen Advisory Board Appointments

- Legislative
- Staff Presentation: Nicholas Wharton, Town Manager

2. Pg. 127 - Bower North Annexation

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- Staff Presentation: Shani Porter, Planning Director

3. Pg. 128 - Bower North Zoning

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- Staff Presentation: Shani Porter, Planning Director

4. Pg. 129 - Resolution 2025-26R: A Resolution of the Town Council of the Town of Severance, Colorado, Approving and Accepting the Town's 2024 Audited Financial Statements

- Legislative
- Staff Presentation: Efrain Lemus, Finance Director

5. Pg. 207 - Resolution 2025-27R: A Resolution of the Town Council of the Town of

Severance, Colorado, authorizing the purchase of Platte Valley Veterinary, LLC's equitable interest in the real property located at 231 West 4th Avenue in the Town of Severance, Colorado, and approving the agreement pertaining thereto

- Legislative
- Staff Presentation: Nicholas Wharton, Town Manager

6. Pg. 214 - Resolution 2025-28R: A Resolution of the Town Council of the Town of Severance, Colorado, authorizing the lease of real property located at 231 West 4th Avenue in the Town of Severance, Colorado and approving the lease agreement pertaining thereto

- Legislative
- Staff Presentation: Nicholas Wharton, Town Manager

7. Pg. 236 - Ordinance 2025-12: An Ordinance of the Town Council of the Town of Severance, Colorado, authorizing the conveyance of real property located at 0 County Road 84

- Legislative
- Staff Presentation: Nicholas Wharton, Town Manager

8. Pg. 260 - Ordinance 2025-XX: Text Amendments to the Land Use Code - Chapter 16 of the Severance Municipal Code for Purposes of Reorganizing Article 4 - Agreements and Dedications

- Discussion
- Staff Presentation: Shani Porter, Planning Director

9. Pg. 293 - Ordinance 2025-XX: Text Amendments to the Land Use Code - Chapter 16 of the Severance Municipal Code for Purposes of Reorganizing Article Article 6-10 Architecture Standards, Wireless, Oil & Gas, Solar and Flood

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- Staff Presentation: Shani Porter, Planning Director

10. Pg. 422 - Town Council Liaison Appointments

- Legislative
- Staff Presentation: Nicholas Wharton, Town Manager

D. COUNCIL MEMBER PETITIONS

Council Members may ask for items to be added to future agendas.

E. ADJOURN

Town Council MEETING

Tuesday, July 8, 2025, 5:00 PM (MDT)

The Town Council reserves the right to adjourn to a virtual-only meeting at their discretion should the need arise.

Registration URL

<https://us02web.zoom.us/j/89354721574?pwd=2TJORo1yOgUN5NB28octprdXWugaLI.1>

The Town of Severance does not discriminate on the basis of race, color, national origin, sex, religion, age or disability in the provision of services. For disabled persons needing reasonable accommodation to

attend or participate in a town service, program, public meeting, or activity, call 970-686-1218 at least 72 hours in advance. Disabled access is available from the front entrance of the Town Hall.