



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, December 9, 2025, at 5:00 PM

A. CALL TO ORDER WORK SESSION (5:00 PM)

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 - Ratification of Buffalo Creek Annexation

- Discussion
- Staff Presentation: Nicholas Wharton, Town Manager

B. CALL TO ORDER REGULAR MEETING (6:00 PM)

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. 24 - Town Council Meeting Minutes 11.11.25

b. Pg. 29 - Resolution 2025-47R: A resolution of the town council of the Town of Severance, Colorado, authorizing the mayor to execute the twenty-first interim agreement with Northern Colorado Water Conservancy District, Northern Integrated Supply Project water activity enterprise, for participation in the Northern Integrated Supply Project

c. Pg. 33 - Resolution 2025-48R: A Resolution of the Town Council of the Town of Severance, Colorado, approving an employment agreement with the Town Attorney

d. Pg. 38 - Resolution 2025-49R: A Resolution for the Town Council of the Town of Severance, Colorado, to appropriate funds from fund balance

e. Pg. 40 - Resolution 2025-50R: A Resolution of the Town Council of the Town of Severance, Colorado, Designating the Public Posting Place for Posting of Notices of Meetings for the Town Council and other Local Bodies of the Town

- f. **Pg. 41 - Resolution 2025-51R: A Resolution of the Town Council of the Town of Severance, Colorado, Adopting a Schedule of Regular and Work Session Meetings for the Town**
- g. **Pg. 42 - October Financials**
- h. **Pg. 90 - October Payables**

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. 137 - Resolution 2025-52R: A Resolution of the Town Council of the town of Severance, Colorado, prescribing the Town of Severance's water and wastewater rates, fees, tolls and charges, and infrastructure investment fees

- Legislative
- Staff Presentation: Nicholas Wharton, Town Manager

2. Pg. 147 - Resolution 2025-53R: A Resolution of the Town Council of the Town of Severance, Colorado, adopting the Town of Severance Fee Schedule

- Legislative
- Staff Presentation: Nicholas Wharton, Town Manager, Efrain Lemus, Finance Director

3. PUBLIC HEARING

Pg. 162 - Resolution 2025-54R: A Resolution of the Town Council of the Town of Severance, Colorado, adopting a budget for the Fiscal Year of 2026 and appropriating sums for and defraying the expenses and liabilities for the fiscal Beginning January 1, 2026 and ending December 31, 2026.

- Legislative, Public Comment
- Staff Presentation: Nicholas Wharton, Town Manager, Efrain Lemus, Finance Director

4. Pg. 381 - Resolution 2025-55R: A Resolution of the Town Council of the Town of Severance, Colorado, Appropriating sums of money for the various funds in the amounts and for the purposes as set forth below for the 2026 Budget

- Legislative
 - Staff Presentation: Nicholas Wharton, Town Manager, Efrain Lemus, Finance Director
5. **Pg. 384 - Resolution 2025-56R: A Resolution of the Town Council of the Town of Severance, Colorado, levying general property taxes for the year 2026 to help defray the costs of government for the 2026 budget year.**
- Legislative
 - Staff Presentation: Nicholas Wharton, Town Manager, Efrain Lemus, Finance Director
6. **PUBLIC HEARING**
- Pg. 386 - Ordinance 2025-27: An Ordinance adopting by reference the International Building Code, 2024 edition, the International Residential Code, 2024 edition, the International Fuel Gas Code, 2024 edition, the International Plumbing Code, 2024 edition, the International Mechanical Code, 2024 edition, the International Existing Building Code, 2024 edition, the International Property Maintenance Code, 2024 edition, the International Swimming Pool and Spa Code, 2024 edition, and the International Energy Conservation Code, 2024 edition, promulgated by the International Code Council.**
- Legislative, Public Comment
 - Staff Presentation: Russ Weber, Chief Building Inspector

D. COUNCIL MEMBER PETITIONS

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

E. EXECUTIVE SESSION

1. **Concerning the purchase, acquisition, lease, transfer, or sale of any real, personal, or other property interest, pursuant to C.R.S. 24-6-402(4)(a) and for conferences with the Town attorney for purposes of receiving legal advice on specific legal questions, pursuant to 24-6-402(4)(b), with regard to the Buffalo Creek Annexation, and**
2. **For purposes of determining positions relative to matters that may be subject to negotiations, developing a strategy for negotiations, and instructing negotiators, pursuant to C.R.S. 24-6-402(4)(e)(I), concerning a potential recreational building partnership with the Town of Windsor, and**
3. **Concerning the purchase, acquisition, lease, transfer, or sale of any real, personal, or other property interest, pursuant to C.R.S. 24-6-402(4)(a) and for purposes of determining positions relative to matters that may be subject to negotiations, developing a strategy for negotiations, and instructing negotiators, pursuant to C.R.S. 24-6-402(4)(e)(I), concerning a potential water lease discussion with the Town of Wellington.**

F. ADJOURN

Town Council MEETING

Tuesday, December 9, 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.