

ORDINANCE NO. 103, 2026
OF THE COUNCIL OF THE CITY OF FORT COLLINS
APPROPRIATING REMAINING RESERVES GENERATED FROM THE 2016-2025
COMMUNITY CAPITAL IMPROVEMENT PROGRAM SALES TAX FOR THE
AFFORDABLE HOUSING CAPITAL PROGRAM

A. On April 7, 2015, City voters approved Ballot Issue No. 1 and Ordinance No. 013, 2015, extending an existing twenty-five hundredths percent (0.25%) sales and use tax for the purpose of raising revenue for the Community Capital Improvement Program ("CCIP") to fund a list of projects ("CCIP Projects") and estimated costs, including \$4.0 million for affordable housing development and rehabilitation projects ("Affordable Housing Projects").

B. Section 2(a) of Ordinance No. 013, 2015, states that Council will determine the design, property acquisition, and construction of the CCIP Projects, and that Council may enhance the scope or design of any of the CCIP Projects, or increase the cost thereof, so long as Council has determined that taking such action will not substantially impair the City's ability to fully fund the other CCIP Projects or the limited operation and maintenance costs identified in the 2015 CCIP Tax.

C. The CCIP Tax, collected from January 1, 2016, until December 31, 2025, generated approximately \$98,900,000 over the ten-year period. To date, of the CCIP Projects approved by voters, approximately \$93,200,000 of CCIP revenues have been used to deliver the CCIP Projects or towards design or planning of the Projects. City staff do not anticipate needing any additional CCIP revenues to fully fund the CCIP Projects or the limited operation and maintenance costs identified in the 2015 CCIP Tax. Therefore, approximately \$5,700,000 of CCIP revenues are available to appropriate towards CCIP Projects.

D. City Council, through Resolution 2025-104, directed City staff to begin the necessary preparations and work to develop and present to Council any actions needed to proceed with directing excess CCIP revenues to the Affordable Housing Capital Program.

E. The City's Financial Officer has evaluated and determined that this appropriation would not impair the City's ability to fully fund other CCIP Projects or the limited operation and maintenance costs identified in the 2015 CCIP Tax.

F. This appropriation benefits the public health, safety, and welfare of the residents of Fort Collins and serves the public purpose of financially supporting affordable housing development and rehabilitation projects for the community.

G. Article V, Section 9 of the City Charter permits City Council, upon the recommendation of the City Manager, to make supplemental appropriations by ordinance at any time during the fiscal year from such revenues and funds for expenditure as may

be available from reserves accumulated in prior years, notwithstanding that such reserves were not previously appropriated.

H. The City Manager has recommended the appropriation described herein and determined that the funds to be appropriated are available and previously unappropriated from the Community Capital Improvement Program Fund and that this appropriation will not cause the total amount appropriated in the Community Capital Improvement Program Fund to exceed the current estimate of actual and anticipated revenues and all other funds to be received in this Fund during this fiscal year.

I. Article V, Section 11 of the City Charter authorizes City Council to designate in the ordinance when appropriating funds for a capital project, that such appropriation shall not lapse at the end of the fiscal year in which the appropriation is made, but continue until the completion of the capital project.

J. City Council wishes to designate the appropriation herein for the Affordable Housing Capital Program in the Community Capital Improvement Program Fund as an appropriation that shall not lapse until the completion of the project.

In light of the foregoing recitals, which the Council hereby makes and adopts as determinations and findings, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF FORT COLLINS as follows:

Section 1. Consistent with Resolution 2025-104, City Council determines that appropriating \$5,717,333 in excess CCIP revenues to the Affordable Housing Capital Program will not substantially impair the City's ability to fully fund the other CCIP Projects or the limited operation and maintenance costs identified in the 2015 CCIP Tax.

Section 2. There is hereby appropriated from prior year reserves in the Community Capital Improvement Program Fund the sum of FIVE MILLION SEVEN HUNDRED SEVENTEEN THOUSAND THREE HUNDRED THIRTY-THREE DOLLARS (\$5,717,333) to be expended in the Community Capital Improvement Program Fund for the Affordable Housing Capital Program.

Section 3. The appropriation herein for the Affordable Housing Capital Program is hereby designated, as authorized in Article V, Section 11 of the City Charter, as an appropriation that shall not lapse at the end of this fiscal year but continue until the completion of the project.

Section 4. City Council has determined that taking such action will not substantially impair the City's ability to fully fund other CCIP Projects or the limited operation and maintenance costs identified in the 2015 CCIP Tax.

Introduced, considered favorably on first reading on August 18, 2026, and approved on second reading for final passage on September 1, 2026.

Mayor

ATTEST:

City Clerk

Effective Date: September 11, 2026

Approving Attorney: Ted Hewitt

Exhibit: None