



# Town of Johnstown

## TOWN COUNCIL AGENDA COMMUNICATIONS

---

**AGENDA DATE:** January 18, 2023

**SUBJECT:** Resolution 2023-05 regarding the Rieder Farm Annexation

**ACTION PROPOSED:** Hold Public Hearing and Consider Resolution 2023-05 Findings of Fact and Conclusions based thereon with respect to the Rieder Farm Annexation

**ATTACHMENTS:**

1. Resolution 2023-05
2. Vicinity Map
3. Petition
4. Annexation Map
5. PZC Agenda Memorandum
6. Staff Presentation

**PRESENTED BY:** Kim Meyer, Planning & Development Director

---

### AGENDA ITEM DESCRIPTION:

The Town has received a petition for annexation from Platte Land and Water, LLC, for the Rieder Farm Annexation (Attachment 3), located in Weld County. The property is located on the west side of Parish Ave., north of Second Street (Attachment 2).

This proposed area of annexation meets the eligibility and contiguity requirements of CRS 31-104 and 105, and is bordered by Johnstown along the southern and western boundaries (Attachment 4). A Resolution to this effect was approved by Council on December 5, 2022.

Town Staff has reviewed the petition and documents submitted and signed by the property owners and found them to be in conformance with the requirements of Colorado Revised Statutes governing annexation. Notices have been appropriately provided to surrounding property owners as well as to Weld County and all applicable Special Districts.

The Planning & Zoning Commission (PZC) held a public hearing on November 16, 2022, to consider the Rieder Farm Annexation (Case ANX22-0002). The Planning & Zoning Commission Agenda Memorandum (Attachment 5) provides background and historical use of the property. The

*The Community That Cares*

[johnstown.colorado.gov](http://johnstown.colorado.gov)

P: 970.587.4664 | 450 S. Parish Ave, Johnstown CO 80534 | F: 970.587.0141

property has been undeveloped agricultural land within unincorporated Weld County. Based upon the materials submitted, analysis, and findings, the PZC approved a motion recommending to Town Council approval of this annexation request.

This petition and application for annexation is accompanied by companion requests, on this Council agenda, for Establishment of Zoning to H-A (Holding Ag) that encompasses this annexation area.

**LEGAL ADVICE:**

Ordinance was prepared by the Town Attorney.

**FINANCIAL ADVICE:**

N/A

**RECOMMENDED ACTION:**

Approval of Resolution 2023-05 Findings of Fact and Conclusions based thereon with respect to the Rieder Farm Annexation

**SUGGESTED MOTIONS:**

**For Approval**

I move that the Town Council approve Resolution 2023-05 Findings of Fact and Conclusions based thereon with respect to the Rieder Farm Annexation.

**For Denial**

I move that the Town Council deny Resolution 2023-05.

*Reviewed and Approved for Presentation,*



---

Town Manager