

TOWN OF PALMER LAKE, COLORADO

RESOLUTION NO. 67-2025

A RESOLUTION SETTING THE BALLOT TITLE AND APPROVING THE BALLOT QUESTION LANGUAGE FOR THE PROPOSED MONUMENT RIDGE WEST, LLC ANNEXATION, AKA BUC-EE'S ANNEXATION

WHEREAS, the Board of Trustees of the Town of Palmer Lake, Colorado, pursuant to Colorado statute and the Town of Palmer Lake Municipal Code, is vested with the authority of administering the affairs of the Town of Palmer Lake, Colorado; and

WHEREAS, at the September 9, 2025, special election voters passed an initiated ordinance requiring annexation proposals to be submitted to voters; and

WHEREAS, the Board of Trustees has adopted a resolution setting a special election regarding the annexation proposal of Monument Ridge West, LLC, also known as the annexation proposal of Buc-ee's for February 3, 2026; and

WHEREAS, in connection with such special election, the Board of Trustees desires to establish the ballot title for the election and to approve the language of the ballot question to be presented to the voters.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF PALMER LAKE, COLORADO AS FOLLOWS:

1. The Board of Trustees hereby sets the ballot title for the special election to be held on Tuesday, February 3, 2026, consider the annexation proposal of Monument Ridge West, LLC, aka Buc-ee's annexation to read as follows:

CONSIDERATION OF MONUMENT RIDGE WEST, LLC'S ANNEXATION PROPOSAL, AKA BUC-EE'S ANNEXATION PROPOSAL

2. The Board of Trustees hereby approves the following as the language for the ballot question for the special election to be held on Tuesday, February 3, 2026, consider the annexation proposal of Monument Crossing, LLC, aka Buc-ee's annexation:

Shall the Board of Trustees vote to approve the following applications of Monument Ridge West, LLC, which together shall be known and referred to collectively as the "Monument Ridge West, LLC, aka Buc-ee's Proposal to Annex:"

- a) **A petition for annexation, including the approval of a proposed annexation agreement, of a flagpole to parcels 7102200016 and 7102200014 and said parcels, located at the southwest corner of I-25 and County Line/Palmer Divide Road, as set forth on County Line Annexation No. 1 Annexation Map, County Line Annexation No. 2 Annexation Map and County Line Annexation No. 3 Annexation Map within Annexation Application, [_____, dated _____] and the draft Annexation Agreement dated _____;**

- b) A planned development plan to zone the property as a Planned Development for a family travel center on 24.77 acres consisting of gasoline, food, beverages and retail sales, along with restrooms and rest areas, as set forth as Planned Development Application, [_____, dated _____];**
- c) A sketch plan for subdivision of the property, as set forth as Sketch Plan Application, [_____, dated _____]?**

A yes vote directs the Board of Trustees to approve the Proposal to Annex comprised of items a), b) and c), in their entirety.

A no vote directs the Board of Trustees to deny the Proposal to Annex comprised of items a), b) and c), in their entirety.

3. Severability. If any article, section, paragraph, sentence, clause, or phrase of this Resolution is held to be unconstitutional or invalid for any reason such decision shall not affect the validity or constitutionality of the remaining portions of this Resolution. The Board of Trustees hereby declares that it would have passed this resolution and each part or parts thereof irrespective of the fact that any one part or parts be declared unconstitutional or invalid.

4. Repeal. Existing resolutions or parts of resolutions covering the same matters embraced in this Resolution are hereby repealed and all resolutions or parts of resolutions inconsistent with the provisions of this Resolution are hereby repealed.

INTRODUCED, RESOLVED, AND PASSED AT A REGULAR MEETING OF THE BOARD OF TRUSTEES OF THE TOWN OF PALMER LAKE ON THIS 13th DAY OF NOVEMBER 2025.

ATTEST:

TOWN OF PALMER LAKE, COLORADO

Erica N. Romero
Town Clerk

BY: _____
Dennis Stern
Mayor