

TOWN OF LYONS BOARD OF TRUSTEES MEETING  
VIRTUAL MEETING  
LYONS TOWN HALL, 432 5<sup>TH</sup> AVENUE, LYONS, COLORADO

ZOOM LINK:

<https://us02web.zoom.us/j/81628086890?pwd=cC9lR0pNVElDMi9lUWnU2TzEwanlDQT09>

Meeting ID: 816 2808 6890

Passcode: 032348

Dial by your location

+1 305 224 1968 US

Meeting ID: 816 2808 6890

DRAFT AGENDA  
**TUESDAY, JANUARY 3, 2022**

6:00 BOARD OF TRUSTEES REGULAR MEETING  
VIRTUAL MEETING

- I. Roll Call And Pledge Of Allegiance
- II. Executive Session – An Executive Session Pursuant To C.R.S. Sections 24-6-402(4)((A)) And 24-6-402(4)(E) For The Purposes Of Determining Positions Relative To Matters That May Be Subject To Negotiations, Developing Strategy For Negotiations, And Instructing Negotiators With Regard To The Potential Lease Agreement With Lyons Emergency Assistance Fund (LEAF) For Use Of Town Of Lyons Property Located At 432 5th Avenue
- III. Land Acknowledgement
- IV. Approval Of The Agenda
- V. Reflective Moment Of Silence
- VI. Audience Business
- VII. Sgt. Bill Crist, Boulder County Sheriff's Office Report
- VIII. Ordinances And Public Hearings
  - VIII.1. 2nd Reading – Public Hearing – Ordinance 1139 –An Ordinance Of The Town Of Lyons, Colorado Approving The Overlay Zoning Designation Of PUD-R To 317 Evans Street

Documents:

[01\\_COVER MEMO ORD 1139 - 317 EVANS STREET PUD-R OVERLAY REZONING VS.PDF](#)  
[02\\_ORD 1139 - 317 EVANS STREET PUD-R OVERLAY REZONING.PDF](#)  
[03\\_STAFF REPORT - 317 EVANS STREET PUD-R OVERLAY REZONING.PDF](#)  
[04\\_REZONING APPLICATION CHECKLIST 2022-12-7.PDF](#)  
[05\\_TITLE COMMITMENT 090122.PDF](#)  
[06\\_MINERAL NOTICE SIGNED 2022-12-7.PDF](#)

07\_A103-ZONING AMENDMENT MAP.PDF  
08\_PUD-R WRITTEN STATEMENT.PDF  
09\_PUD PLAN REVIEW REQUEST FORM 2022-12-7 UPDATE.PDF  
10\_A100-COVER SHEET.PDF  
11\_A101-SITE PLAN.PDF  
12\_A102-ENLARGED SITE PLAN.PDF  
13\_PUD-R REQUESTED MODIFICATIONS.PDF  
14\_317 EVANS STREET DEVELOPMENT-REZONING APPLICATION\_20221205-CONSOR ENGINEER REVIEW.PDF  
15\_CASH-IN-LIEU LYONS 317 EVANS ST - 317 EVANS\_SVVSD\_20221207.PDF  
16\_LFPD\_317 EVANS TOWN REFERRAL LETTER\_20221207.PDF  
17\_LYONS 317 EVANS STREET REZONING AND MAJOR DEVELOPMENT\_XCEL\_20221207.PDF  
18\_LYONS\_317\_EVANS\_ST\_SVVSD\_20221207.PDF  
19\_317 EVANS ST - EAST VIEW\_20221128.PDF  
20\_317 EVANS ST - NORTH VIEW\_20221128.PDF  
21\_317 EVANS ST - SOUTH VIEW\_20221128.PDF  
22\_317 EVANS ST - WEST VIEW\_20221128.PDF  
23\_RESO 2022-12 PCDC - 317 EVANS STREET PUD-R OVERLAY REZONING.PDF

## VIII.2. Public Hearing - Major Development Review (Final PUD Plan) For 317 Evans Street

### Documents:

01\_STAFF REPORT\_MAJOR DEVELOPMENT REVIEW (FINAL PUD PLAN) - 317 EVANS STREET.PDF  
02\_RESO 2022-13 PCDC - MAJOR DVPMT REVIEW (PRELIMINARY AND FINAL PUD PLAN) - 317 EVANS STREET.PDF  
03\_DEVELOPER BRIEF - 317 EVANS STREET\_DK.PDF  
04\_LAND USE APPLICATION FORM - 317 EVANS STREET.PDF  
04-A\_COMPREHENSIVE PLAN ASSESSMENT - 317 EVANS STREET.PDF  
04-B\_SUSTAINABLE PRINCIPLES ASSESSMENT.PDF  
04-C\_APPLICANT COFFEE INVITE - 317 EVANS STREET.PDF  
04-D\_APPLICANT COFFEE - NEIGHBORHOOD INPUT - 317 EVANS STREET.PDF  
05\_PUD PLAN REVIEW REQUEST FORM.PDF  
05-A\_PUD-R REQUESTED MODIFICATIONS.PDF  
06\_SITE OR DEVELOPMENT PLAN CRITERIA CHECKLIST-WAIVER REQUEST.PDF  
06-A\_MINERAL NOTICE SIGNED 2022-12-7.PDF  
06-B\_ALTA SURVEY.PDF  
06-C\_A100-COVER SHEET.PDF  
06-D\_A101-SITE PLAN.PDF  
06-E\_A102-COLOR RENDERED SITE PLAN.PDF  
06-F\_TYPICAL AMES MODEL (3-BD) BUILDING SET.PDF  
06-G\_TYPICAL DOUGLAS MODEL (4-PLEX) BUILDING SET.PDF  
06-H\_GENERAL DEVELOPMENT INFORMATION.PDF  
06-I\_FISCAL IMPACT ANALYSIS.PDF  
07-A\_1ST FLOOR PLAN - DUPLEX (AMES).PDF  
07-B\_2ND FLOOR PLAN - DUPLEX (AMES).PDF  
07-C\_FLOOR PLAN - 3-PLEX (DOUGLAS).PDF  
07-D\_FLOOR PLAN - 4-PLEX (DOUGLAS).PDF  
07-E\_GARAGE FLOOR PLAN.PDF  
07-F\_EXTERIOR ELEVATIONS DUPLEX (AMES) - 1.PDF  
07-G\_EXTERIOR ELEVATIONS DUPLEX (AMES) - 2.PDF  
07-H\_EXTERIOR ELEVATIONS 3-PLEX (DOUGLAS).PDF  
07-I\_EXTERIOR ELEVATIONS 4-PLEX (DOUGLAS).PDF

07-J\_SITE ELEVATIONS - 1.PDF  
 07-K\_SITE ELEVATIONS - 2.PDF  
 07-L\_INTERIOR COURTYARD ELEVATIONS.PDF  
 07-M\_RENDERED SITE ELEVATIONS - 1.PDF  
 07-N\_RENDERED SITE ELEVATIONS - 2.PDF  
 07-O\_RENDERED INTERIOR COURTYARD ELEVATIONS.PDF  
 07-P\_RENDERED VIEWS - 1.PDF  
 07-Q\_RENDERED VIEWS - 2.PDF  
 08-A\_LOOKING SOUTHWEST FROM CORNER OF 3RD AND EVANS.PDF  
 08-B\_FRONT PERSPECTIVE LOOKING SOUTHEAST\_OPTION 1.PDF  
 08-C\_LOOKING NORTHWEST FROM ALLEY.PDF  
 08-D\_LOOKING SOUTHWEST TOWARDS N. ST VRRAIN.PDF  
 08-E\_AERIAL LOOKING NORTHEAST.PDF  
 08-F\_NW CORNER OF PROPERTY LOOKING SE.PDF  
 08-G\_LOOKING WEST FROM 3RD AVE.PDF  
 08-H\_LOOKING SOUTHWEST FROM CORNER OF 3RD AND EVANS  
 AERIAL.PDF  
 09-A\_317 EVANS STREET DEVELOPMENT-REZONING  
 APPLICATION\_20221205-CONSOR ENGINEER REVIEW.PDF  
 09-B1\_LYONS\_317\_EVANS\_ST\_SVVSD\_20221207.PDF  
 09-B2\_CASH-IN-LIEU LYONS 317 EVANS ST - 317  
 EVANS\_SVVSD\_20221207.PDF  
 09-C\_LFPD\_317 EVANS TOWN REFERRAL LETTER\_20221207.PDF  
 09-D\_LYONS 317 EVANS STREET REZONING AND MAJOR  
 DEVELOPMENT\_XCEL\_20221207.PDF  
 10-A\_317 EVANS ST - EAST VIEW\_20221128.PDF  
 10-B\_317 EVANS ST - NORTH VIEW\_20221128.PDF  
 10-C\_317 EVANS ST - SOUTH VIEW\_20221128.PDF  
 10-D\_317 EVANS ST - WEST VIEW\_20221128.PDF  
 10-E\_PROPERTY BOUNDARY - SIDEWALK MAP - 317 EVANS  
 STREET.PDF  
 10-F\_PROPERTY BOUNDARY - EXISTING STRUCTURES ALTA MAP - 317  
 EVANS STREET.PDF  
 10-G\_PROPERTY BOUNDARY - SITE PLAN A102 - 317 EVANS  
 STREET.PDF  
 10-H\_PROPERTY BOUNDARY - FLOOD HAZARD ZONES - 317 EVANS  
 STREET.PDF  
 11\_BOARD OF TRUSTEES AFFORDABLE HOUSING WORKSHOP - 317  
 EVANS STREET PRESENTATION\_20221129.PDF  
 12\_2022-2024 BOARD OF TRUSTEES GOALS-OBJECTIVES.PDF  
 13\_BOARD OF TRUSTEES MEETING MINUTES\_6-20-83 - 317 EVANS  
 STREET.PDF

VIII.2.a. UPDATED Images For Major Development Review (Final PUD Plan) For 317 Evans Street

Documents:

08-A\_LOOKING SOUTHWEST FROM CORNER OF 3RD AND  
 EVANS.PDF  
 08-B\_FRONT PERSPECTIVE LOOKING SOUTHEAST\_OPTION 1.PDF  
 08-C\_LOOKING NORTHWEST FROM ALLEY.PDF  
 08-D\_LOOKING SOUTHWEST TOWARDS N. ST VRRAIN.PDF  
 08-E\_AERIAL LOOKING NORTHEAST.PDF  
 08-F\_NW CORNER OF PROPERTY LOOKING SE.PDF  
 08-G\_LOOKING WEST FROM 3RD AVE.PDF  
 08-H\_LOOKING SOUTHWEST FROM CORNER OF 3RD AND EVANS  
 AERIAL.PDF  
 10-E\_PROPERTY BOUNDARY - SIDEWALK MAP - 317 EVANS

STREET.PDF  
10-F\_PROPERTY BOUNDARY - EXISTING STRUCTURES ALTA MAP -  
317 EVANS STREET.PDF  
10-G\_PROPERTY BOUNDARY - SITE PLAN A102 - 317 EVANS  
STREET.PDF  
10-H\_PROPERTY BOUNDARY - FLOOD HAZARD ZONES - 317 EVANS  
STREET.PDF

IX. Consent Agenda

IX.1. RESOLUTION 2023-1 - A RESOLUTION OF THE TOWN OF LYONS, COLORADO  
RATIFYING THE APPOINTMENT OF THE TOWN CLERK PRO TEM FOR THE TOWN  
OF LYONS

Documents:

[RES 2023-1 CLERK PRO TEM APPOINTMENT.PDF](#)

IX.2. Resolution 2023 -2 A Resolution Of The Town Of Lyons, Colorado, Accepting A State Of  
Colorado Department Of Local Affairs Grant For A Housing Needs Assessment And  
Housing Strategic Plan (IHOP-PLN061)

Documents:

[COVER RES 2023-2 DOLA HOUSING GRANT.PDF](#)  
[RESO 2023-2 DOLA IHOP GRANT.PDF](#)  
[PLEASE\\_SIGN\\_IHOP-PLN061\\_LYONS\\_HOUSING\\_NEEDS\\_.PDF](#)

IX.3. December 19, 2022 Regular BOT Meeting Minutes

Documents:

[DEC 19TH MINUTES.PDF](#)

IX.4. January Accounts Payable

Documents:

[BOT PAYABLES 01.03.2023.PDF](#)  
[UNPAID INVOICE REPORT.PDF](#)

X. Items Removed From The Consent Agenda

XI. Boards And Commissions

XI.1. Student Advisory Commission Update

XII. General Business

XII.1. Presentation By: Boulder County Mobility For All

XIII. Trustee Reports

XIV. Staff Reports (15 Min)

XIV.1. Administrator's Report

Documents:

[ADMIN REPORT 12-30-2022.PDF](#)

XIV.2. Legal Update

XV. Summary Of Action Items

XVI. Adjournment

“The Town of Lyons will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities. Persons needing accommodations or special assistance should contact the Town at [hr@townoflyons.com](mailto:hr@townoflyons.com) as soon as possible, but no later than 72 hours before the scheduled event.”