



**REGULAR CITY COUNCIL MEETING  
CITY COUNCIL CHAMBERS – CITY HALL  
#1 CITY HALL PLACE  
MONDAY, NOVEMBER 24, 2025 - 7:00 PM**

**MINUTES**

**A. CALL TO ORDER**

President Aliff called the meeting to order at 7:00 p.m.

**B. INVOCATION**

**C. PLEDGE OF ALLEGIANCE**

**D. ROLL CALL**

**Council Members Present:** Mark Aliff, Brett Boston, Dennis Flores, Roger Gomez, Joe Latino, Sarah Martinez.

**Council Members Present via Zoom:** Regina Maestri.

**Council Members Absent:** None.

**Administrative Staff Members Present:** Mayor Heather Graham, Chief of Staff Brian McCain, City Attorney Carla Sikes, City Clerk Marisa Stoller, Deputy City Clerk Vincent Petkosek.

**E. SPECIAL RECOGNITIONS**

**E1 PROCLAMATION PRESENTATION: "SNAP & EBT BUSINESS VENDOR DAY – NOVEMBER 24, 2025" - DUANE NAVA, PRESIDENT & CEO OF THE GREATER PUEBLO CHAMBER OF COMMERCE, NOAH COMMERFORD, PRESIDENT & CEO OF THE PUEBLO LATINO CHAMBER OF COMMERCE, AND SHANNA FARMER, PRESIDENT & CEO OF UNITED WAY OF PUEBLO COUNTY**

**F. PUBLIC FORUM**

- Richard Beckerman - Squatters taking over homes
- Elvis Martinez - Decorum/Ethics

**G. COUNCIL MEMBER AND MAYOR COMMENTARY**

Council members expressed comments regarding community-related issues and events/functions they attended.

**H. REVIEW OF AGENDA**

The agenda was reviewed page by page.

## **I. APPROVAL OF AGENDA**

Councilor Boston, seconded by Councilor Latino, moved to remove Q1 from the agenda, and to approve the agenda as amended.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

## **J. READING AND APPROVAL OF MINUTES**

### **J1 CITY COUNCIL MINUTES 11/10/2025**

Councilor Boston, seconded by Councilor Gomez, moved to dispense with the reading and approve the Minutes of the Regular Meeting dated **November 10, 2025**, as distributed.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

## **K. CONSENT AGENDA**

Deputy City Clerk Vincent Petkosek read the Consent Agenda into the record.

## **L. COMMUNICATIONS**

## **M. RESOLUTIONS**

### **M1 A RESOLUTION APPROVING CONTRACT AMENDMENT NO. 1 IN THE AMOUNT OF \$233,549 TO H.W. HOUSTON CONSTRUCTION, LLC., FOR PROJECT NO. 25-066, REMODEL OF RIVERWALK BUILDING, AND AUTHORIZING THE PURCHASING AGENT TO EXECUTE SAME**

This Resolution was assigned as 16179.

### **M2 A RESOLUTION APPROVING AMENDMENT NO. 4 TO THE AGREEMENT FOR PROFESSIONAL ARCHITECTURAL SERVICES IN THE AMOUNT OF \$21,300 BETWEEN THE CITY OF PUEBLO, A COLORADO MUNICIPAL CORPORATION, AND ALLRED AND ASSOCIATES, A COLORADO CORPORATION, FOR PROJECT NO. 22-010 DESIGN AND ENGINEERING OF NEW FIRE STATIONS 6, 8, AND 11 PROJECT, AND AUTHORIZING THE PURCHASING AGENT TO EXECUTE SAME**

This Resolution was assigned as 16180.

### **M3 A RESOLUTION APPROVING AMENDMENT NO. 1 TO THE FACILITY SERVICES PROGRAM AGREEMENT BETWEEN THE CITY OF PUEBLO, A COLORADO MUNICIPAL CORPORATION, AND TOLIN MECHANICAL SYSTEMS COMPANY, LLC, A DELAWARE CORPORATION RELATING TO THE MAINTENANCE AND REPAIR OF THE POPE BLOCK BUILDING, LOCATED AT 317 NORTH MAIN STREET, PUEBLO, COLORADO 81003 AND AUTHORIZING THE MAYOR TO EXECUTE SAME**

This Resolution was assigned as 16181.

### **M4 A RESOLUTION RATIFYING THE JOINT APPOINTMENT OF DOREEN MARTINEZ TO THE PUEBLO CITY-COUNTY LIBRARY DISTRICT BOARD OF**

## **TRUSTEES**

This Resolution was assigned as 16182.

### **M5 A RESOLUTION ESTABLISHING FEES RELATING TO THE CITY'S COMMUNITY SOLID WASTE CLEAN-UP PROGRAM**

This Resolution was assigned as 16183.

### **M6 A RESOLUTION AUTHORIZING THE ISSUANCE OF A REVOCABLE PERMIT (REV-25-30) TO THE HARP AUTHORITY FOR THE USE OF VICTORIA STREET FROM "D" STREET TO GRAND AVENUE, GREENWOOD STREET FROM VICTORIA AVENUE TO CITY CENTER DRIVE AND CITY CENTER DRIVE FROM GREENWOOD STREET TO 2ND STREET FOR THE PURPOSE OF FACILITATING THEIR ANNUAL HOLIDAY LIGHT EXTRAVAGANZA EVENT**

This Resolution was assigned as 16184.

### **M7 A RESOLUTION AUTHORIZING THE ISSUANCE OF A REVOCABLE PERMIT (REV-25-34) TO THE YMCA OF PUEBLO FOR THE USE OF ONE LANE OF SPAULDING AVENUE AND ONE LANE OF PARKER BOULEVARD FOR THEIR 2025 YMCA TURKEY TROT ON THANKSGIVING DAY EVENT**

This Resolution was assigned as 16185.

### **M8 A RESOLUTION AUTHORIZING THE ISSUANCE OF A REVOCABLE PERMIT (REV-25-38) TO PUEBLO COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF COLORADO, FOR THE USE OF W. 10TH STREET FROM COURT STREET TO N. MAIN STREET; N. MAIN STREET FROM W. 9TH STREET TO W. 11TH STREET; AND COURT STREET FROM W. 11TH STREET TO W. 10TH STREET FOR THE PURPOSE OF FACILITATING THE COURTHOUSE LIGHTING CEREMONY**

This Resolution was assigned as 16186.

## **N. ORDINANCES – FIRST PRESENTATION**

### **N1 AN ORDINANCE PROVIDING FOR THE CITY OF PUEBLO DEPARTMENTAL AUTHORIZED PERSONNEL POSITIONS FOR THE FISCAL YEAR 2026**

### **N2 AN ORDINANCE AMENDING SECTIONS 6-5-16 AND 6-5-18 OF CHAPTER 5, OF THE TITLE VI OF THE PUEBLO MUNICIPAL CODE RELATING TO THE CLASSIFICATION AND PAY PLAN FOR FISCAL YEAR 2026**

### **N3 AN ORDINANCE CHANGING ZONING RESTRICTIONS FROM R-2 SINGLE-FAMILY RESIDENTIAL ZONE DISTRICT TO R-5, MULTIPLE-RESIDENTIAL AND OFFICE ZONE DISTRICT COVERING AN UNIMPROVED .34-ACRE PARCEL OF LAND GENERALLY LOCATED AT THE SOUTHEAST CORNER OF MADISON AVENUE AND PITKIN AVE**

### **N4 AN ORDINANCE REPEALING CHAPTER 1 OF TITLE 15 OF THE PUEBLO**

**MUNICIPAL CODE AND ADOPTING A NEW CHAPTER 1 OF TITLE 15 WITH THE COLORADO MODEL TRAFFIC CODE AS REVISED IN 2024 REVISION 1.0**

**N5 AN ORDINANCE APPROVING AN AGREEMENT BETWEEN PUEBLO SCHOOL DISTRICT 60, DBA PUEBLO CITY SCHOOLS, AND THE CITY OF PUEBLO FOR THE SCHOOL RESOURCE OFFICER PROGRAM DURING THE PERIOD OF JANUARY 1, 2026 THROUGH DECEMBER 31, 2026, AND AUTHORIZING THE MAYOR TO EXECUTE SAME**

**N6 AN ORDINANCE APPROVING A CDOT ACCESS PERMIT AGREEMENT BETWEEN THE CITY OF PUEBLO, A MUNICIPAL CORPORATION, AND DTV PUEBLO & GRETNA, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AND TBAZ, LLC, A COLORADO LIMITED LIABILITY COMPANY, AND AUTHORIZING THE MAYOR TO EXECUTE SAME**

**O. APPROVAL OF CONSENT AGENDA**

Councilor Boston, seconded by Councilor Latino, moved to approve all Resolutions Set Forth in the Consent Agenda, Pass the Ordinances of the Consent Agenda, Setting the Public Hearings for December 8, 2025, and Order the Ordinances to be published BY TITLE.

Roll Call – **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

**P. REGULAR AGENDA**

**Q. RESOLUTIONS**

**Q1 A RESOLUTION AWARDING AN AGREEMENT FOR PROFESSIONAL ENGINEERING SERVICES IN THE AMOUNT OF \$3,398,239.43 TO BOLTON & MENK, INC. A COLORADO CORPORATION, FOR PROJECT NO. 25-002 PLANNING CONSULTANT FOR 24TH STREET BRIDGE AND DOWNTOWN CORRIDOR AND AUTHORIZING THE PURCHASING AGENT TO EXECUTE SAME**

This items was removed from the Agenda.

**Q2 A RESOLUTION AUTHORIZING PAYMENT FROM THE COUNCIL CONTINGENCIES ACCOUNT IN THE 2025 GENERAL FUND BUDGET TO BOYS & GIRLS CLUBS OF PUEBLO COUNTY IN THE AMOUNT OF \$1,400 TO SPONSOR THE SANTA'S HELPER PROGRAM IN DECEMBER 2025**

A staff report and detailed review of the Resolution was given by Katie Hester, City Council - Administrative Assistant.

- Elvis Martinez appeared in person and spoke against this Resolution.

Councilor Boston, seconded by Councilor Latino, moved to approve the Resolution.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

This Resolution was assigned as 16187.

**Q3 A RESOLUTION AUTHORIZING PAYMENT FROM THE COUNCIL CONTINGENCIES ACCOUNT IN THE 2025 GENERAL FUND BUDGET TO SOUTHERN COLORADO HARM REDUCTION ASSOCIATION IN THE AMOUNT OF \$1,000 TO SPONSOR A WARM THANKSGIVING FOR EVERY HEART AT 219 W NORTHERN AVENUE AT 11:30 AM ON THURSDAY, NOVEMBER 27, 2025**

A staff report and detailed review of the Resolution was given by Katie Hester, City Council - Administrative Assistant.

Councilor Boston, seconded by Councilor Latino, moved to change the contribution to \$1500 and approve the Resolution as amended.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

This Resolution was assigned as 16188.

**R. ORDINANCES – FINAL PRESENTATION**

**R1 AN ORDINANCE LEVYING AND CERTIFYING THE CITY OF PUEBLO PROPERTY TAX MILL LEVY MADE IN 2025 FOR THE 2026 BUDGET YEAR**

A staff report and detailed review of the Ordinance was given by Danny Nunn, Director of Finance.

**PUBLIC HEARING:**

Seeing no one wished to speak, President Aliff declared the hearing closed.

Councilor Boston, seconded by Councilor Gomez, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

This Ordinance was assigned as 11074.

**R2 AN ORDINANCE MAKING APPROPRIATION FOR THE GENERAL FUND, SPECIAL REVENUE FUNDS, ENTERPRISE FUNDS, INTERNAL SERVICE FUNDS, DEBT SERVICE FUNDS, AND CAPITAL PROJECT FUNDS FOR THE FISCAL YEAR 2026 AND ADOPTING THE BUDGET FOR THE YEAR 2026**

A staff report and detailed review of the Ordinance was given by Heather Graham, Mayor.

**PUBLIC HEARING:**

- Elvis Martinez appeared in person and spoke against this Ordinance.

Seeing no one else wished to speak, President Aliff declared the hearing closed.

President Aliff, seconded by Councilor Flores, moved to amend the 2026 Budget to decrease the overall expenditures by \$2,650,681; in Contractual Agreements amend the Pueblo Zoo Operations to budget an additional \$176,344 from the 2026 General Fund Balance for a total budgeted amount of \$944,000; amend the Boys & Girls Club to budget \$50,000 from the 2026 General Fund Balance for a total budgeted amount of \$50,000; amend and add an additional line item in the amount of \$200,000 for Sky Corral from the 2026 General Fund Balance under the Capital Improvement Plan Budget; and amend the Pueblo Economic Development Tax Fund and adding an additional line item in the amount of \$35,000 for Work Force Development.

Roll Call - **Ayes:** President Aliff, Councilor Flores, Councilor Martinez. **Nays:** Councilor Boston, Councilor Gomez, Councilor Latino, Councilor Maestri. Motion Failed 3-4.

President Aliff, seconded by Councilor Gomez, made a motion to lay item R2 on the table.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** Motion Passed 7-0.

President Aliff, seconded by Councilor Boston, moved to amend the 2026 Budget to decrease the overall expenditures by \$2,650,681 from the 2026 Proposed Budget.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri. Councilor Martinez. **Nays:** Motion Passed 7-0.

President Aliff, seconded by Councilor Flores, moved to amend the 2026 Budget — Contractual Agreements — Pueblo Zoo Operations to budget an additional \$176,344 from the 2026 General Fund Balance for a total budgeted amount of \$944,000.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Martinez. **Nays:** Councilor Maestri. Motion Passed 6-1.

President Aliff, seconded by Councilor Boston, moved to amend the 2026 Budget - Contractual Agreements, Boys & Girls Club to budget \$50,000 from the 2026 General Fund Balance for a total budgeted amount of \$50,000.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Latino, Councilor Martinez. **Nays:** Councilor Gomez, Councilor Maestri. Motion Passed 5-2.

President Aliff, seconded by Councilor Boston, moved to amend the 2026 Budget by adding an additional line item in the amount of \$200,000 for Sky Corral from the 2026 General Fund Balance under the Capital Improvement Plan Budget.

Roll Call - **Ayes:** President Aliff, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Martinez. **Nays:** Councilor Boston, Councilor Maestri. Motion Passed 5-2.

President Aliff, seconded by Councilor Boston, moved to amend the 2026 Budget by adding an additional line item in the amount of \$35,000 for Work Force Development from the Pueblo Economic Development Tax Fund.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez,

Councilor Latino, Councilor Martinez. **Nays:** Councilor Maestri. Motion Passed 6-1.

President Aliff, seconded by Councilor Boston, moved to take from the table item R2.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Martinez. **Nays:** Councilor Maestri. Motion Passed 6-1.

President Aliff, seconded by Councilor Boston, made a motion to amend the budget with the approved amendments and pass the budget.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Martinez. **Nays:** Councilor Maestri. Motion Passed 6-1.

This Ordinance was assigned as 11075.

**R3 AN ORDINANCE LEVYING AND CERTIFYING THE BANDERA BOULEVARD SPECIAL IMPROVEMENT MAINTENANCE DISTRICT PROPERTY TAX MILL LEVY MADE IN 2025 FOR THE 2026 BUDGET YEAR**

A staff report and detailed review of the Ordinance was given by Danny Nunn, Director of Finance.

**PUBLIC HEARING:**

Seeing no one wished to speak, President Aliff declared the hearing closed.

Councilor Boston, seconded by Councilor Latino, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

This Ordinance was assigned as 11076.

**R4 AN ORDINANCE LEVYING AND CERTIFYING THE SOUTHPOINTE SPECIAL IMPROVEMENT MAINTENANCE DISTRICT PROPERTY TAX MILL LEVY MADE IN 2025 FOR THE 2026 BUDGET YEAR**

A staff report and detailed review of the Ordinance was given by Danny Nunn, Director of Finance.

**PUBLIC HEARING:**

Seeing no one wished to speak, President Aliff declared the hearing closed.

Councilor Boston, seconded by Councilor Gomez, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

This Ordinance was assigned as 11077.

**R5 AN ORDINANCE ANNEXING UNINCORPORATED MUNICIPALLY OWNED LAND COMMONLY KNOWN AS THE PUEBLO MEMORIAL AIRPORT-WEST AIRPORT ANNEXATION AND DESCRIBED AS 168.2 ACRES OF LAND NORTH**

**AND SOUTH OF WILLIAM WHITE BOULEVARD AND EAST OF NORTH 27<sup>TH</sup> LANE**

A staff report and detailed review of the Ordinance was given by Andrew Hayes, Director of Public Works and Beritt Odom, Director of Planning & Community Development. Ms. Odom requested that the Planning & Zoning documents for this item, Case # A25-01 dated September 10, 2025, be made part of the record for this hearing. So ordered by President Aliff.

**PUBLIC HEARING:**

- Jeff Shay appeared in person and spoke against this Ordinance.
- Brett Verna appeared in person and spoke against this Ordinance.

Seeing no one else wished to speak, President Aliff declared the hearing closed.

Councilor Latino, seconded by Councilor Gomez, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Martinez. **Nays:** Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri. Motion Failed 3-4.

**R6 AN ORDINANCE APPROVING A ONE-TIME PAYMENT OF \$50,000 TO PUEBLO COOPERATIVE CARE CENTER TO HELP PROVIDE FOOD ASSISTANCE TO THOSE AFFECTED BY THE FEDERAL GOVERNMENT SHUTDOWN AND DISCONTINUATION OF SNAP BENEFITS, AND BUDGETING AND APPROPRIATING \$50,000 FROM PROJECT CI2113 – ARPA INTEREST FUNDS TO PROJECT CI2523 – PUEBLO COOPERATIVE CARE SUPPORT FOR THAT PURPOSE**

A staff report and detailed review of the Ordinance was given by Carla Sikes, City Attorney.

**PUBLIC HEARING:**

- Elvis Martinez appeared in person and spoke in favor of this Ordinance.
- Andrew Strong appeared in person and spoke in favor of this Ordinance.
- Elizabeth Ripple appeared in person and spoke in favor of this Ordinance.

Seeing no one else wished to speak, President Aliff declared the hearing closed.

Councilor Boston, seconded by Councilor Flores, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

This Ordinance was assigned as 11078.

**R7 AN ORDINANCE TRANSFERRING \$40,550 FROM PUEBLO POLICE DEPARTMENT WAGES/POLICE SERVICE ACCOUNT 101-20-2050-20-51030 TO PROJECT CI2449, APPROVING AMENDMENT NO. 1 TO THE AGREEMENT FOR PROFESSIONAL ENGINEERING SERVICES BETWEEN THE CITY OF PUEBLO, A COLORADO MUNICIPAL CORPORATION, AND BRIDGERS &**

**PAXTON CONSULTING ENGINEERS, INC., A REGISTERED COLORADO CORPORATION, IN THE AMOUNT OF \$40,550 FOR PROJECT NO. 22-013, MEP ENGINEERING CONSULTING SERVICES FOR CITY FACILITIES - DESIGN FOR PMJC CHILLER/BOILER REPLACEMENT AND AUTHORIZING THE PURCHASING AGENT TO EXECUTE SAME**

A staff report and detailed review of the Ordinance was given by Andrew Hayes, Director of Public Works.

**PUBLIC HEARING:**

Seeing no one wished to speak, President Aliff declared the hearing closed.

Councilor Boston, seconded by Councilor Latino, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Martinez. **Nays:** Councilor Gomez, Councilor Latino, Councilor Maestri. Motion Passed 4-3.

This Ordinance was assigned as 11079.

**R8 AN ORDINANCE APPROVING AN AMENDMENT TO COMMERCIAL OPERATOR HANGAR LEASE BY AND BETWEEN THE CITY OF PUEBLO, A COLORADO MUNICIPAL CORPORATION AND SOUTHERN COLORADO FLIGHT PROFESSIONALS, LLC, A COLORADO LIMITED LIABILITY COMPANY, AND AUTHORIZING THE MAYOR TO EXECUTE SAME**

A staff report and detailed review of the Ordinance was given by Greg Pedroza, Director of Aviation.

**PUBLIC HEARING:**

Seeing no one wished to speak, President Aliff declared the hearing closed.

Councilor Latino, seconded by Councilor Flores, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

This Ordinance was assigned as 11080.

**R9 AN ORDINANCE APPROVING AN AGREEMENT BETWEEN THE CITY OF PUEBLO, A COLORADO MUNICIPAL CORPORATION AND THE TOWN OF BOONE, A COLORADO STATUTORY TOWN CREATING THE SOUTHERN COLORADO BUILDING DEPARTMENT AND AUTHORIZING THE MAYOR TO SIGN THE SAME**

A staff report and detailed review of the Ordinance was given by Carla Sikes, City Attorney.

**PUBLIC HEARING:**

- Mark Gurero appeared in person and spoke in favor of this Ordinance.
- Drew Macaluco appeared in person and spoke in favor of this Ordinance.

- Brett Verna appeared in person and spoke in favor of this Ordinance.

Seeing no one wished to speak, President Aliff declared the hearing closed.

Councilor Flores, seconded by Councilor Latino, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

This Ordinance was assigned as 11081.

**R10 AN ORDINANCE AMENDING CHAPTER 1 OF TITLE IV AND RELATED PROVISIONS OF THE PUEBLO MUNICIPAL CODE TO REFLECT CHANGES RESULTING FROM THE INTERGOVERNMENTAL AGREEMENT WITH THE TOWN OF BOONE FOR CREATION OF THE SOUTHERN COLORADO BUILDING DEPARTMENT**

A staff report and detailed review of the Ordinance was given by Carla Sikes, City Attorney.

**PUBLIC HEARING:**

- Mark Gurero appeared in person and spoke in favor of this Ordinance.

Seeing no one else wished to speak, President Aliff declared the hearing closed.

Councilor Boston, seconded by Councilor Gomez, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

This Ordinance was assigned as 11082.

**R11 AN ORDINANCE AMENDING TITLE IX CHAPTER 4 AND CREATING TITLE IX CHAPTER 4.1 OF THE PUEBLO MUNICIPAL CODE CONCERNING HEALTHY BEVERAGES WITH CHILDREN'S MEALS AND PROVIDING PENALTIES FOR THE VIOLATION THEREOF**

A staff report and detailed review of the Ordinance was given by Harley Gifford, Deputy City Attorney.

**PUBLIC HEARING:**

- Jessica Apadoca appeared in person and spoke in favor of this Ordinance.
- Gabby Stapleton appeared in person and spoke in favor of this Ordinance.
- Sandra Sherrier appeared in person and spoke against this Ordinance.
- Elvis Martinez appeared in person and spoke against this Ordinance.

Seeing no one else wished to speak, President Aliff declared the hearing closed.

Councilor Boston, seconded by Councilor Gomez, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** Councilor Boston, Councilor Flores, Councilor Martinez. **Nays:** President Aliff, Councilor Gomez, Councilor Latino, Councilor Maestri. Motion Failed 3-4.

**R12 AN ORDINANCE AMENDING SECTION 1-4-2, PUEBLO MUNICIPAL CODE AND SECTION 13 OF APPENDIX A LEGISLATIVE PROCEDURES AND RULES OF COUNCIL RELATING TO CITY COUNCIL REGULAR MEETING COMMENCEMENT TIME**

A staff report and detailed review of the Ordinance was given by Harley Gifford, Deputy City Attorney.

**PUBLIC HEARING:**

- Andrew Strong appeared in person and spoke in favor of this Ordinance.
- Brett Verna appeared in person and spoke in favor of this Ordinance.
- Diane Danta appeared in person and spoke in favor of this Ordinance.
- Elvis Martinez appeared in person and spoke against this Ordinance.

Seeing no one else wished to speak, President Aliff declared the hearing closed.

Councilor Boston, seconded by Councilor Gomez, moved to approve the Ordinance on final presentation.

Roll Call - **Ayes:** Councilor Boston, Councilor Martinez. **Nays:** President Aliff, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri. Motion Failed 2-5.

**R13 AN ORDINANCE APPROVING THE MEMORANDUM OF UNDERSTANDING BETWEEN INTERVENTION COMMUNITY CORRECTIONS SERVICES AND THE PUEBLO POLICE DEPARTMENT REGARDING COMPLIANCE WITH THE PRISON RAPE ELIMINATION ACT AND AUTHORIZING THE MAYOR TO EXECUTE THE SAME**

A staff report and detailed review of the Ordinance was given by Harley Gifford, Deputy City Attorney.

Councilor Boston, seconded by Councilor Maestri, moved to postpone this item to December 8, 2025.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri, Councilor Martinez. **Nays:** None. Motion Passed 7-0.

**S. COUNCIL MEMBER CONFLICT OF INTEREST**

**S1 A CITIZEN FILED AN ETHICS COMPLAINT AGAINST COUNCILOR SARAH MARTINEZ.**

Councilor Martinez was excused from the meeting.

A staff report and detailed review of the ethics complaint was given by Harley Gifford, Deputy City Attorney.

Councilor Gomez, seconded by Councilor Maestri, moved to accept the ethics complaint.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez,

Councilor Latino, Councilor Maestri. **Nays:** None. Motion Passed 6-0.

Councilor Flores, seconded by Councilor Gomez, moved to dismiss the ethics complaint.

Roll Call - **Ayes:** President Aliff, Councilor Boston, Councilor Flores, Councilor Gomez, Councilor Latino, Councilor Maestri. **Nays:** None. Motion Passed 6-0.

## **T. ADJOURN**

President Aliff adjourned the meeting at 10:03 p.m.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "V. Petkosek", with a stylized flourish at the end.

Vincent Petkosek  
City Clerk

# PUEBLO MEMORIAL AIRPORT ~ WEST ANNEXATION

Annexation to the City of Pueblo

In a Portion of Section 26, Township 20 South, Range 64 West of the 6th P.M.,  
County of Pueblo, State of Colorado

## AREA TO BE ANNEXED INTO THE CITY OF PUEBLO

An area of land located in a portion of Section 26, Township 20 South, Range 64 West of the 6th P.M., Pueblo County, Colorado, to wit:

Lots 3, 4, 5, 12, and 18, and Parcel "D", Pueblo Memorial Airport Industrial Park Subdivision (PMAIPS), according to the recorded plat thereof recorded in Book 2836, at Page 665 of the Pueblo County Records.

AND

Lots 3 and 4, Pueblo Memorial Airport Industrial Park Subdivision 3rd Filing (PMAIPS #3), according to the recorded plat thereof recorded under Reception No. 1272403 of the Pueblo County Records.

AND

Lots 2 and 3, and Parcels B and C, Pueblo Memorial Airport Industrial Park Subdivision Filing No. 4 (PMAIPS #4), according to the recorded plat thereof recorded under Reception No. 1731695 of the Pueblo County Records.

TOGETHER WITH

All that portion of William M. White Boulevard lying east of the west line of aforesaid Section 26 and west of a line drawn between the northeast corner of Parcel D, Pueblo Memorial Airport Industrial Park Subdivision and the southeast corner of Parcel C, Pueblo Memorial Airport Industrial Park Subdivision, Filing No. 4.

The above described parcel of land contains 168.2 acres more or less.

## PROPOSED NEW CITY LIMIT LINES:

A series of lines located in a portion of Section 26, Township 20 South, Range 64 West of the 6th P.M., County of Pueblo, State of Colorado, and being more particularly described as follows:

**City Limits Line A:** BEGINNING at the Northwest corner of Lot 2, PMAIPS #4, S00°41'33"E along the westerly line of said Lot 2, a distance of 204.26 feet to a point on the northerly right of way line of William M. White Blvd. as shown on the recorded plat of PMAIPS #4; THENCE N75°58'31"W along said north right of way line, a distance of 258.48 feet to the Southwest corner of Lot 1, PMAIPS #4 and the POINT OF TERMINUS.

**City Limits Line B:** BEGINNING at the Southwest corner of Parcel A, PMAIPS #4, S00°41'33"E along the westerly line of PMAIPS #4 and across the right of way of William M. White Blvd., a distance of 155.09 feet to a point on the southerly right of way line of William M. White Blvd. and the POINT OF TERMINUS.

**City Limits Line C:** BEGINNING at the West Quarter Corner of Section 26, T20S, R64W, S00°40'22"E along the westerly line of the Southwest Quarter, being also the westerly line of Parcel "B", PMAIPS #4, a distance of 2023.99 feet to the southwest corner of said Parcel "B" and the POINT OF TERMINUS.

**City Limits Line D:** BEGINNING at the Southeast corner of Parcel "D", PMAIPS, N00°12'56"E along the easterly line of said Parcel "D", a distance of 1141.55 feet to a point on the southerly right of way line of William M. White Blvd. as shown on the recorded plat of PMAIPS, THENCE N09°18'01"W across said William M. White Blvd. a distance of 151.23 feet to the Southwest corner of PMAIPS #3; THENCE N00°12'56"E along the westerly line of said PMAIPS #3, a distance of 1041.87 feet to the Southwest corner of Lot 3, PMAIPS #3; THENCE N87°12'44"E, a distance of 458.66 feet to a point on Jetway Court, from which point, the center of an 85 foot radius cul-de-sac bears N87°12'29"E; THENCE along the arc of said cul-de-sac concave to the south and adjoining Lots 3 and 4, PMAIPS #3, a distance of 267.78, said arc having a central angle of 180°30'03"; THENCE N87°42'22"E along the south line of Lot 4, a distance of 470.40 feet to the Southeast corner of said Lot 4, also being the Southwest corner of Lot 18, PMAIPS; THENCE N88°25'39"E along the south line of said Lot 18, a distance of 379.04 feet to a point on the arc of an 85 foot radius cul-de-sac of Eaton Way; THENCE along the arc of a curve concave to the southeast, a distance of 132.93 feet, said arc having a central angle of 89°36'24"; THENCE N01°57'57"W along the easterly line of said Lot 18, a distance of 391.51 feet to the Northeast corner thereof, said corner being on the north line of aforesaid PMAIPS and the POINT OF TERMINUS.

## SURVEYOR'S CERTIFICATE

I, Julie N. Troutt, a professional land surveyor registered in the State of Colorado, hereby certify that this plat and the related descriptions were prepared under my responsible charge in May, 2025.

Julie N. Troutt  
Professional Land Surveyor #38529

Perimeter of property to be annexed into City of Pueblo: 13,693 If

1/6 perimeter: 2,282 If

6063 If contiguous to Existing City Limits

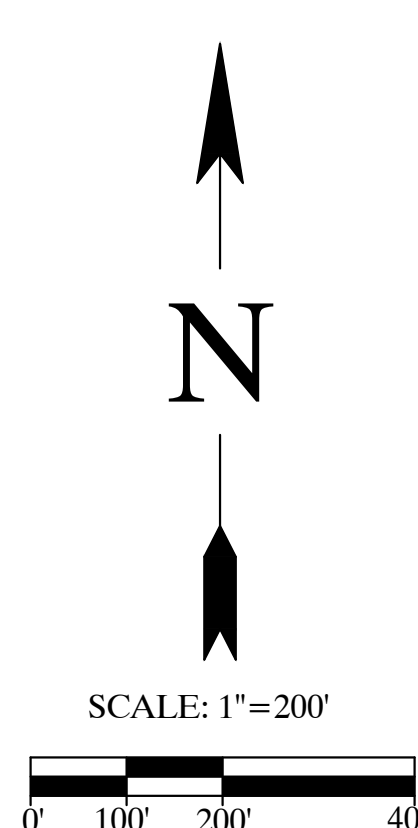
Perimeter Contiguous to City Limits = 44%

Area to be Annexed into City: 168.2 Ac±

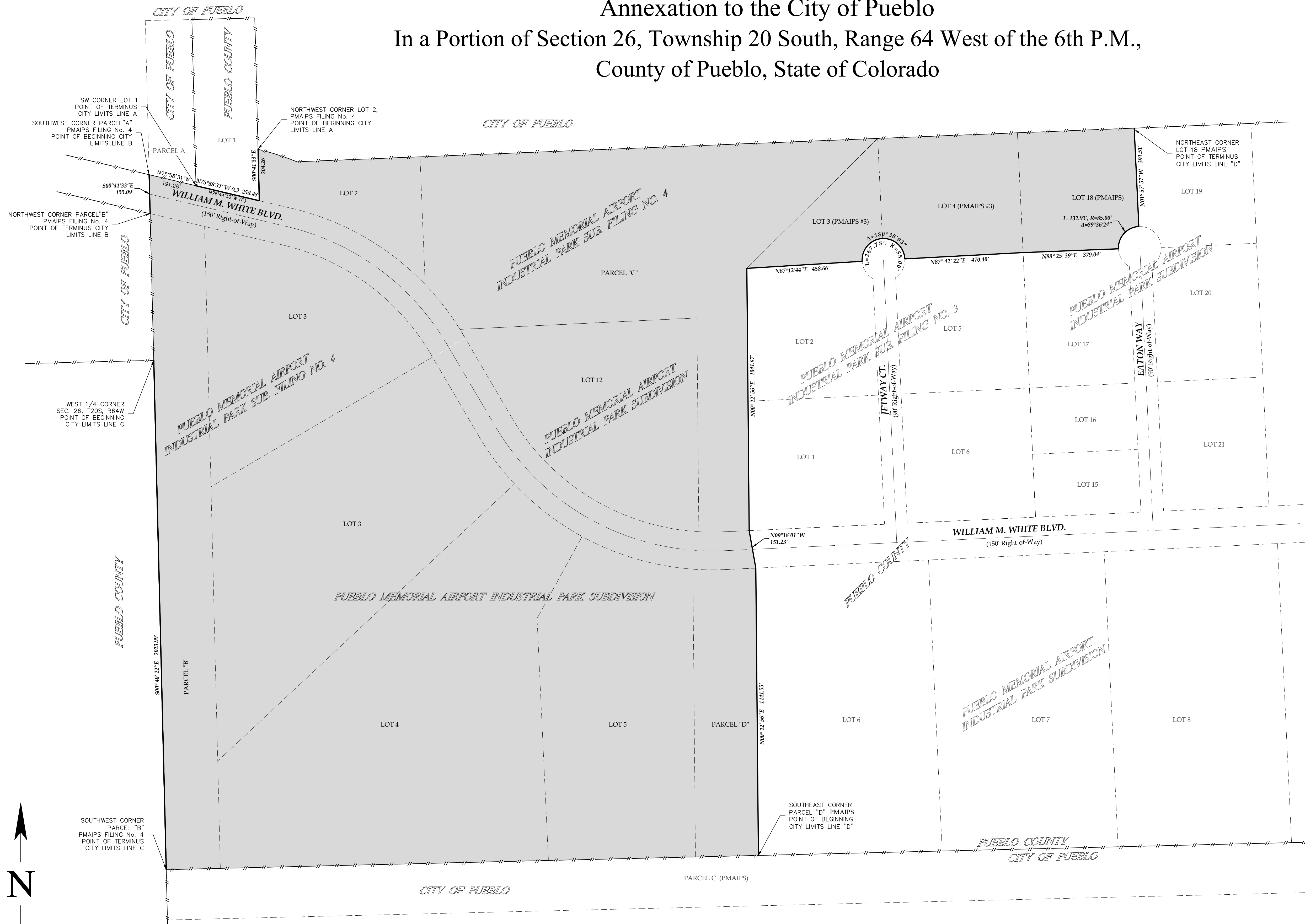
## VICINITY MAP



SCALE: 1"=6000'



SCALE: 1"=200'



- Existing City Limits Line
- New City Limits Line
- Area to be Annexed into City
- (C) Calculated Bearing
- (P) Plat Bearing

Basis of Bearings: Bearings shown hereon are the same as shown on the recorded plat of Pueblo Memorial Airport Industrial Park Subdivision as recorded in Book 2836 at Page 665 of the Pueblo County Records.

Notice: According to Colorado Law, you must commence any legal action based upon any defect in this survey within three (3) years after you first discover such defect. In no event, may any action based upon any defect in this survey be commenced more than ten (10) years from the date of certification shown hereon.

**Colorado Land Surveyors, Inc.**  
184 S. Tiffany Dr., Ste. 106  
Pueblo West, CO 81007  
719-542-9169

## ANNEXATION TO THE CITY OF PUEBLO

---

### IMPACT REPORT

### FOR

### PUEBLO MEMORIAL AIRPORT WEST ANNEXATION

As part of the Annexation application process, the following impact report concerning the **Pueblo Memorial Airport West Annexation** has been prepared. The following items are the requirements as set forth for an Annexation Impact Report pursuant to the Colorado Revised Statutes Section 31-12-108.5:

- (a) A map or maps of the municipality and adjacent territory to show the following information:
- (I) The present and proposed boundaries of the municipality in the vicinity of the proposed annexation;

**Refer to the PUEBLO MEMORIAL AIRPORT WEST ANNEXATION Plat included as Exhibit 1.**

- (II) The present streets, major trunk water mains, sewer interceptors and outfalls, other utility lines and ditches, and the proposed extension of such streets and utility lines in the vicinity of the proposed annexation;

**William White Blvd, municipal water, sanitary sewer, and other utilities are currently located in the William White Blvd right-of way, running from the northeast corner of the annexation area to the western boundary.**

- (III) The existing and proposed land use pattern in the areas to be annexed;

**The proposed future land use as identified in the 2022 Pueblo Regional Comprehensive Plan is “Light Industrial.” The primary land uses within this designation are research and development, manufacturing, processing, maintenance, repair shops, warehousing, and distribution facilities. Supporting land uses include limited retail services, restaurants, and other support services. The Pueblo Airport Industrial Park is one of the areas specifically identified in the description for a “Light Industrial” area. Characteristics of a “Light Industrial” area are provisions for more intensive industrial uses that require larger sites and have a greater impact on surrounding areas. The property is current land vacant land that is comprised of subdivided lots and parcels, except for Lot 12, Pueblo Memorial Industrial Airport Park (12.56 acres) which contains a 70,000 square foot industrial shell building owned by the City of Pueblo.**

- (b) A copy of any draft or final pre-annexation agreement, if available;

**Not Applicable.**

- (c) A statement setting forth the plans of the municipality for extending to, or otherwise providing for, within the area to be annexed, municipal services performed by or on behalf of the municipality at the time of annexation;

**The City of Pueblo is currently providing wastewater, stormwater, and fire services within the proposed annexation area. Municipal police services which are already provided at the adjacent Pueblo Memorial Airport will be extended to include the annexation area. Additionally, domestic water service is already provided by Pueblo Water. Pueblo Water is the municipal water provider authorizes under the City Charter for the City of Pueblo and currently already provides water service to this area under its policies and regulations.**

- (d) A statement setting forth the method under which the municipality plans to finance the extension of the municipal services into the area to be annexed;

**Fire and Police services will be funded through the City's General Fund.**

- (e) A statement identifying existing districts within the area to be annexed;

**The annexation area is within the boundaries of the Southeastern Colorado Water Conservancy District, Lower Arkansas Valley Water Conservancy District, Pueblo City-County Library District, and Pueblo School District 70.**

- (f) A statement on the effect of annexation upon local public school district systems, including the estimated number of students generated and the capital construction required to educate such students.

**The Pueblo Memorial Airport West Annexation is located within the boundaries of Pueblo School District 70. The proposed annexation area is not projected to generate any residential development. Employment opportunities that are expected to be generated within the proposed annexation area could attract families that may increase the number students. Although any additional growth in students will likely be dispersed within the school districts within the Pueblo region and not create a direct impact for additional public-school facilities.**

***MINUTES OF REGULAR MEETING***  
City of Pueblo, Colorado  
Wednesday, September 10, 2025 – 3:30 p.m.  
City Council Chambers, 1 City Hall Place

The meeting was called to order at 3:32 with Chairman Mike Castellucci presiding.

**Commissioners Present:** Mike Castellucci, Patrick Avalos, Brett Boston, Alexandra Aznar, James Salazar, Elizabeth Bailey, Cheryl Spinuzzi

**Commissioners Absent:** None

**Staff Members Present:** Laura Portis, Assistant City Attorney; Beritt Odom, Director of Planning and Community Development; Hannah Prinzi, Planner; and Cindy Capritta, Land Use Tech.

**Staff Members Absent:**

**Approval of the Agenda:** Bailey moved to approve the agenda, seconded by Spinuzzi.

**Motion Passed:** 7-0

**Public Meeting:**

**A-25-01 Annexation: Pueblo Airport Annexation** *Continued from August 13, 2025*

Hannah Prinzi provided staff report for the Pueblo Airport Annexation.

**Commission Action:** Bailey moved to recommend the application for the Pueblo Airport Annexation be forwarded to City Council seconded by Spinuzzi.

**Motion Passed:** 7-0

Mike Castellucci  
Chair

Patrick Avalos  
Vice Chair

Brett Boston  
City Council Representative



## Planning & Zoning Commission

Alexandra Aznar

Elizabeth Bailey

Cheryl Spinuzzi

James Salazar

### A-25-01

TO: City of Pueblo, Planning and Zoning Commission

FROM: Beritt Odom, Director of Planning and Community Development

DATE: September 10, 2025

SUBJECT: Pueblo Memorial Airport West Annexation: an Annexation of Municipally Owned Land provided by Section 31-12-106(3), Colorado Revised Statutes

APPLICANT: City of Pueblo

PROPERTY OWNER: City of Pueblo

LOCATION: 168.20 acres of land located north of E State Hwy 98

EXISTING ZONE: Pueblo County Zone Districts S-1, I-2, and B-4

CONCURRENT REQUEST(S): N/A

**REQUEST:**

The City of Pueblo is requesting to annex 168.20 acres of City-owned land in the Pueblo Memorial Airport area into the City of Pueblo.

**BACKGROUND:**

The City of Pueblo, as owner of the property commonly known as the Pueblo Memorial Airport West, is seeking to annex a 168.20-acre portion of City-owned land into the City limits. The area being annexed contains twelve lots and parcels located in the Pueblo Memorial Airport Industrial Park Subdivision, the Pueblo Memorial Airport Industrial Park Subdivision Filing No. 3 and the Pueblo Memorial Airport Industrial Park Subdivision Filing No. 4 as well as the portion of William White Boulevard that runs between the aforementioned lots and parcels. The area is generally north of E State Hwy 98, west of several manufacturing and distribution business including FUJIFILM Electronic Materials, Swire Coca-Cola, and Trane Technologies, and east of Pete Jimenez Pkwy. The area is adjacent to Pueblo County land on the east and west, but it is adjacent to land within the City limits to the north and south. This annexation request was initiated by the City to facilitate development of the city-owned parcels.

**ANALYSIS:**

The proposed annexation of City-owned land is not solely a public street or right-of-way, and it is eligible for annexation pursuant to Sections 31-12-104(1)(a) and 31-12-105 of the Colorado Revised Statutes (C.R.S.). When annexing municipally owned land, no public notice is required, and no public hearing must be held if the property is not solely a public street or right of way and it satisfies the contiguity requirements provided by C.R.S. However, the City Charter requires the Planning and Zoning Commission to review all "general city plan[s]" before they are considered by City Council.

Through the submitted impact report required for this proposed annexation, the city has identified how the incorporation of these 168 acres into city limits will affect municipal services, financing, taxing districts, and schools. Should the Planning and Zoning Commission make the necessary findings of fact to approve this annexation, staff finds such recommendation appropriate.

**ZONING, LAND USE, AND NEIGHBORHOOD COMPATIBILITY**

- **Existing Zoning and Land Use:** The proposed annexation area is vacant land comprised of subdivided lots and parcels, except for Lot 12, Pueblo Memorial Industrial Airport Park Subdivision (12.56 acres) which contains a 70,000 square foot industrial shell building owned by the City of Pueblo. The area is currently Pueblo County S-1, I-2, and B-4.

**SURROUNDING ZONE DISTRICTS AND LAND USES**

	Zone District:	Developed with:
North	City Government Use (S-1) Zone District and Pueblo County S-1, I-2, and B-4 Zone Districts	Vacant Land
East	Pueblo County I-2 Zone District	Manufacturing and distribution businesses including FUJIFULM Electronic Materials, Swire Coca-Cola, and Trane Technologies
South	City Government Use (S-1) Zone District	Railroad tracks and E State Hwy 98
West	City Agricultural (A-1) Zone District and Pueblo County I-2 Zone District	Vacant Land

**Current Land Use According to Comprehensive Plan:**

The Pueblo Regional Comprehensive Plan, 2022, designates the proposed annexation area as Employment Center – Light Industry Mixed. The Employment future land use is characterized by industrial parks, business parks and planned, campus-like settings. Primary land uses include offices, light manufacturing, research and development, wholesaling, flex space, and service centers. Supporting land uses include retail, restaurants, hotels, and other support services.

Similarly, the Light Industry future land use is characterized by more intense industrial uses such as manufacturing, processing, maintenance and repair shops, warehousing, and distribution. Supporting land uses include limited retail, restaurants, and other support services.

**Pueblo Regional Comprehensive Plan Goals and State of the County Report:**

1. The property proposed to be annexed should promote the development goals provided in the Regional Comprehensive Plan.
  - **Affirmative. Future land uses will need to comply with the future land use designations within the Pueblo Regional Comprehensive Plan, adopted in 2022.**

2. Must provide and/or fund all needed extension and expansion of water and sewer mains needed to serve the project.
  - **Affirmative. The City of Pueblo is currently providing wastewater and stormwater within the proposed annexation area. Additionally, domestic water service is already provided by Pueblo Water.**
3. The dedication of land and/or construction of facilities needed to expand fire and police services to the development that meet level of service standards for the rest of the city.
  - **Affirmative. The City of Pueblo is currently providing fire services within the proposed annexation area. Municipal police services which are already provided at the adjacent Pueblo Memorial Airport will be extended to include the annexation area. Fire and police services will be funding through the City's General Fund.**

### **Neighborhood Compatibility**

- The proposed annexation area is surrounding by mostly undeveloped land except for manufacturing and distribution business to the west.

### **REFERRAL AGENCIES AND COMMENTS:**

- City Public Works: No comments
- City Transportation: No comments
- City Law Department: No comments
- Pueblo Regional Building Department: No comments
- City Fire Department: No comments
- Pueblo Board of Water Works: No comments
- City Wastewater: No comments
- City Stormwater: No comments
- City Parks and Recreation Department: No comments
- City GIS: No comments
- Xcel Energy: No comments
- Black Hills Energy: No Comments
- CDOT: No Comments

### **SPECIAL INFORMATION**

STATUTORY REQUIREMENTS WHICH EXIST FOR ANNEXING PURPOSES (Colorado Revised Statutes)

1. **Section 31-12-104** –That not less than one-sixth (1/6) of the perimeter of the area proposed to be annexed is contiguous to the existing City limits (contiguity may be established by the annexation of one or more parcels in a series, which may be completed simultaneously and considered together for the purposes of the public hearing). The municipality boundaries shall not be extended more than three miles in any direction from any point of such municipal boundary in any one year.
  - Affirmative. The proposed annexation meets the one-sixth (1/6) contiguity requirement as 6,063 of the 13,693 linear feet of the perimeter of the annexation area is contiguous with existing City limits.

2. Section 31-12-105[1]-[e] – The municipality shall have a three-mile annexation plan which is updated on an annual basis. The municipality boundaries shall not be extended more than three miles in any direction from any point of such municipal boundary in any one year.
  - Affirmative. The Planning and Zoning Commission recommended approval of the updated “City of Pueblo 3-Mile Annexation Master Plan for the Year 2025” on December 11, 2024. The entirety of the proposed annexation area is within three miles of existing City limits.
3. Section 31-12-108.5- An Annexation Impact Report is required for all annexations over ten acres.
  - Affirmative. An Annexation Impact Report for the Pueblo Memorial Airport West Annexation has been prepared by staff and addresses future land uses, water and sanitary sewer extension, roadway extensions, emergency service extensions, and impacts to School District 70.

#### **CITY OF PUEBLO ANNEXATION REQUIREMENTS:**

- a) The proposed annexation must be a logical extension of the City’s boundary and municipal services.

Affirmative. The proposed annexation is a logical extension of the City’s boundary as the proposed annexed area is made of city-owned land and meets contiguity requirements.

- b) The property shall be zoned and subdivided in conformity with the Code of Ordinances for the City of Pueblo.

Affirmative. The City will zone the property with an appropriate zone district in the required window of time after annexation.

- c) The petitioner shall dedicate land and rights of way for public uses and facilities required by the City.

Not applicable.

- d) The petitioner shall comply with all applicable requirements of the City of Pueblo’s Public Works Department and other City utility companies for the installation of mains, lines, stations, or other utility facilities.

Affirmative. The city will comply with all applicable requirements when developing the property.

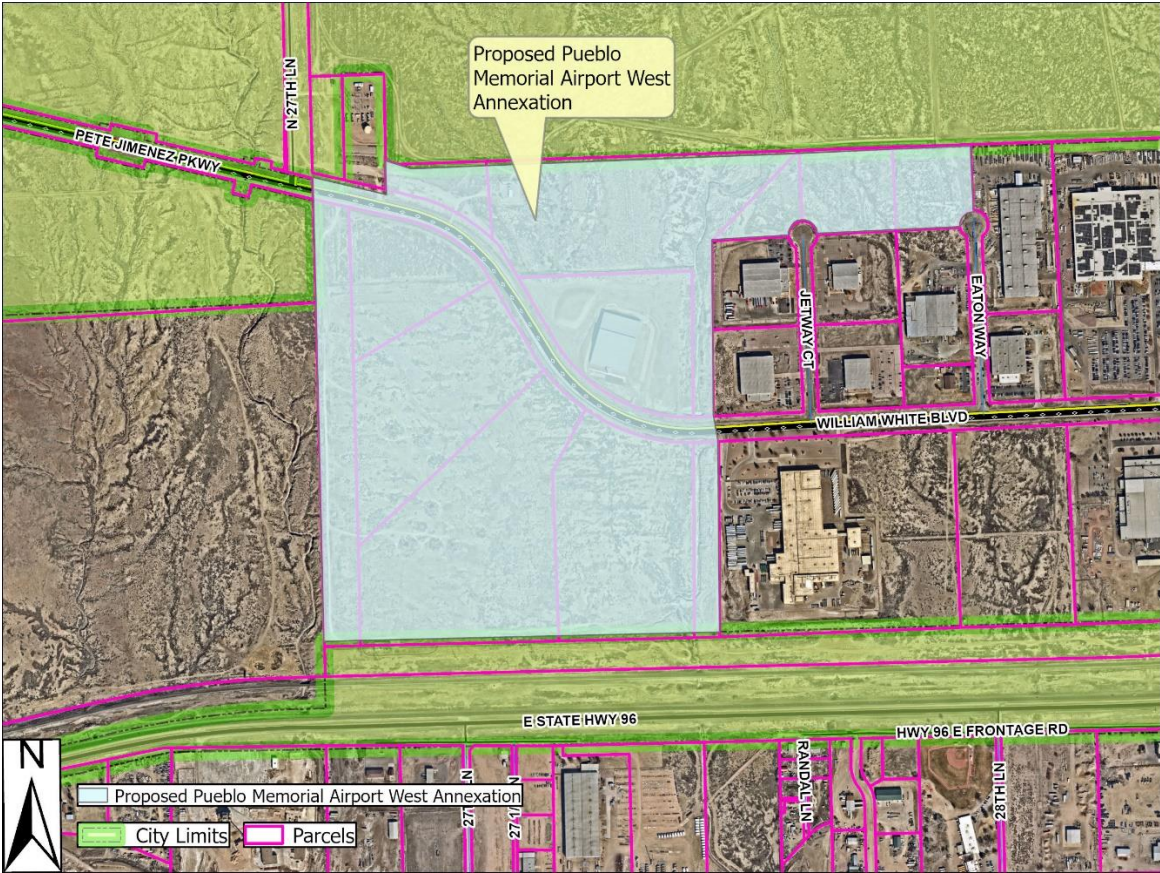
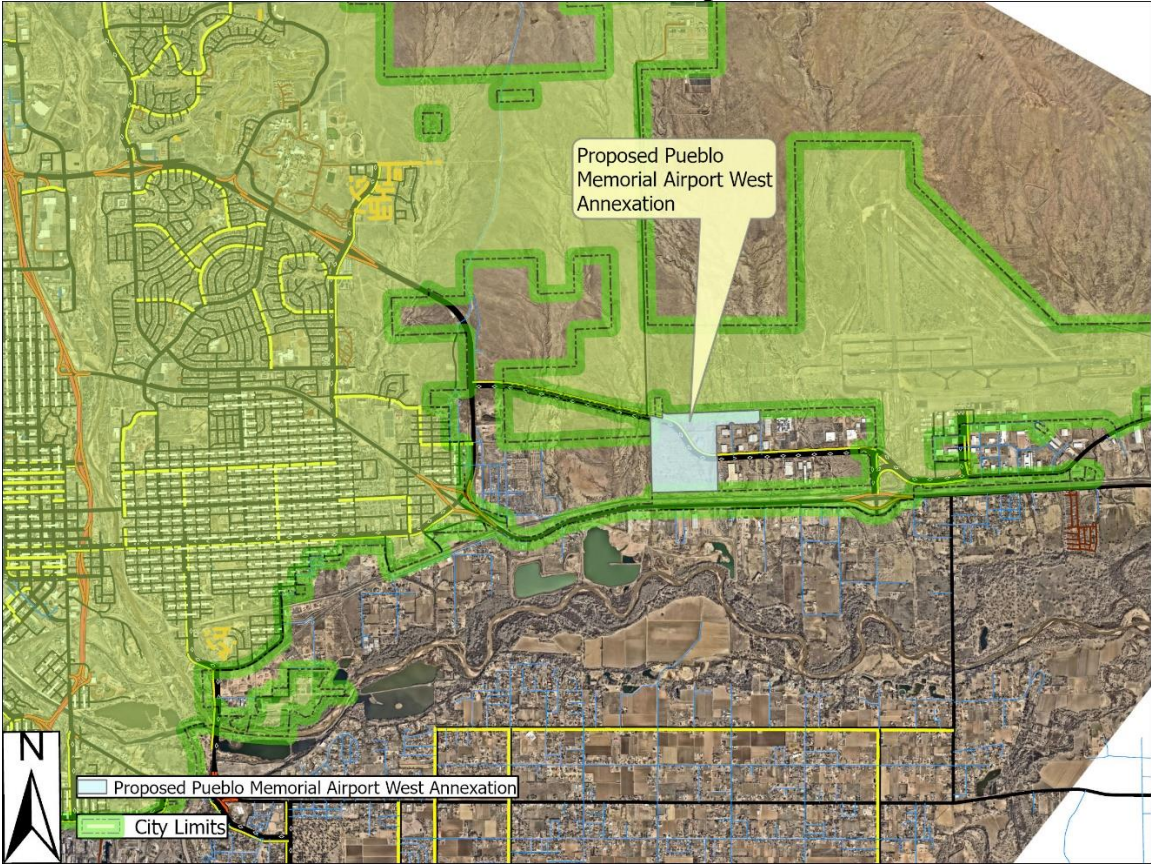
**RECOMMENDED MOTION:**

If the Planning and Zoning Commission makes the necessary findings, staff finds a recommendation of APPROVAL of the annexation to City Council is appropriate.

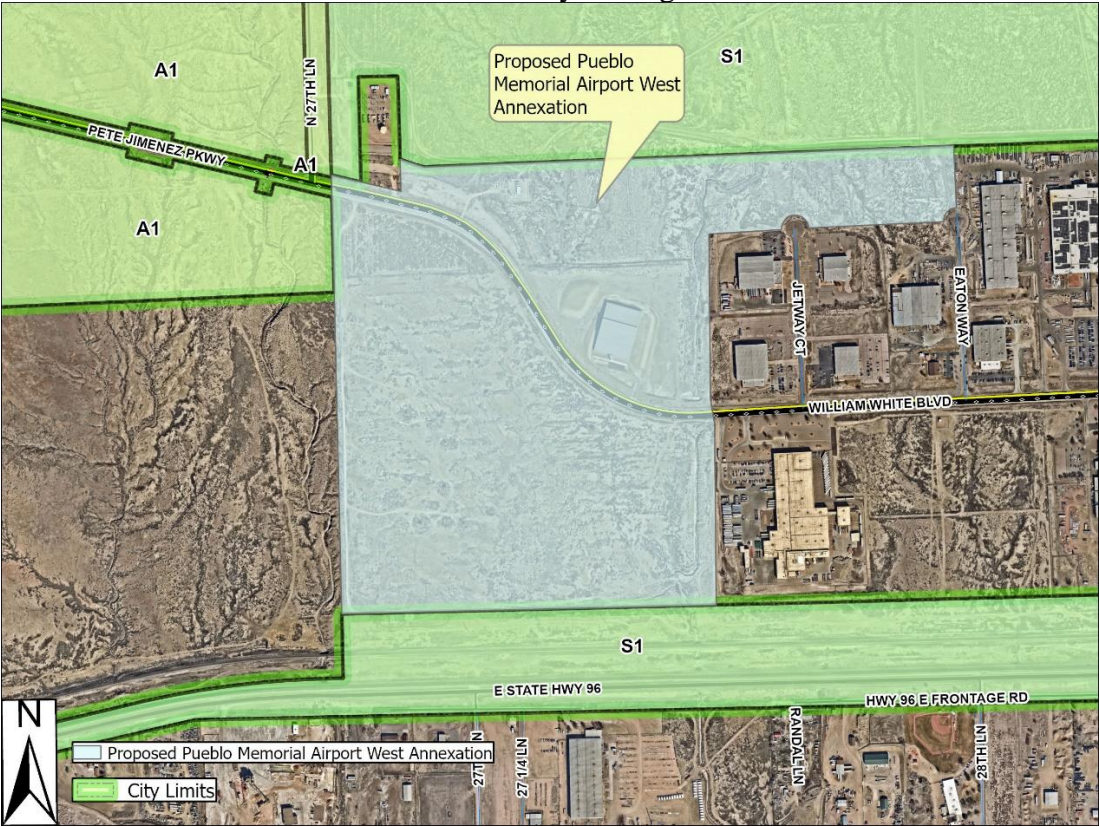
**ATTACHMENTS**

- A. Location Map
- B. Zoning Map
- C. Comprehensive Future Land Use Map
- D. Supporting Documents: Annexation Plat and Impact Report

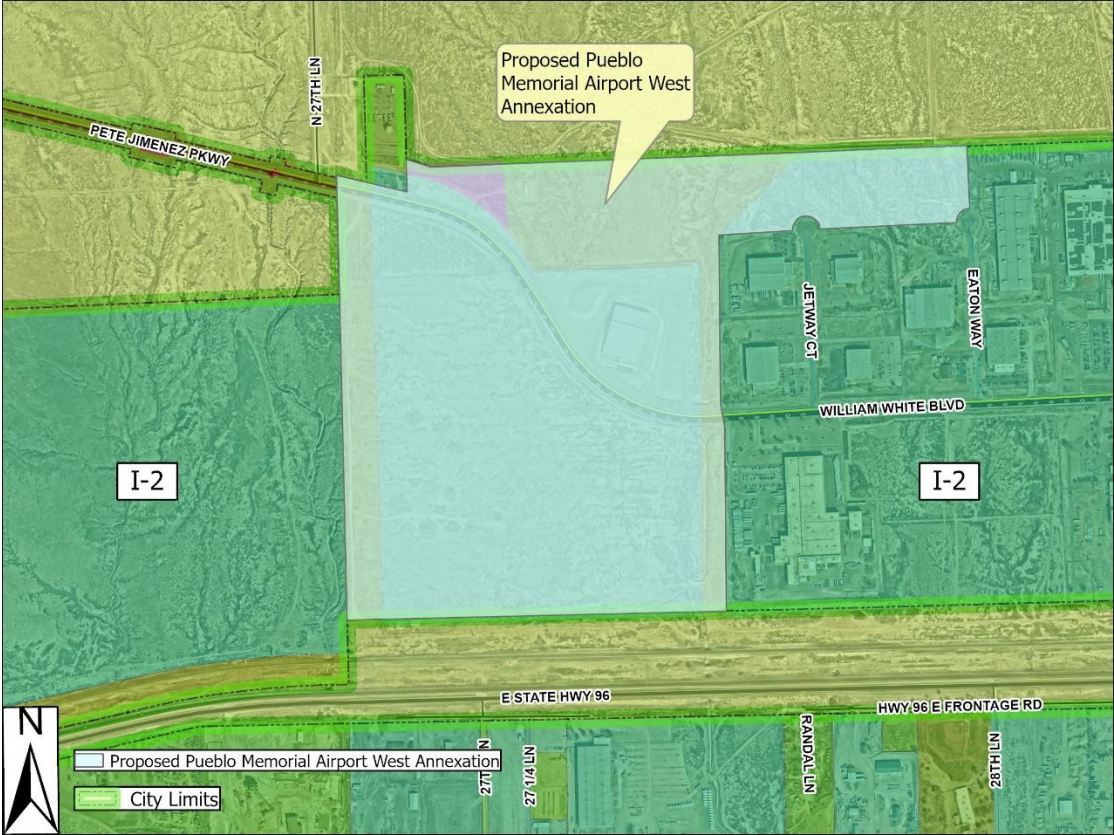
**A. Location Map**



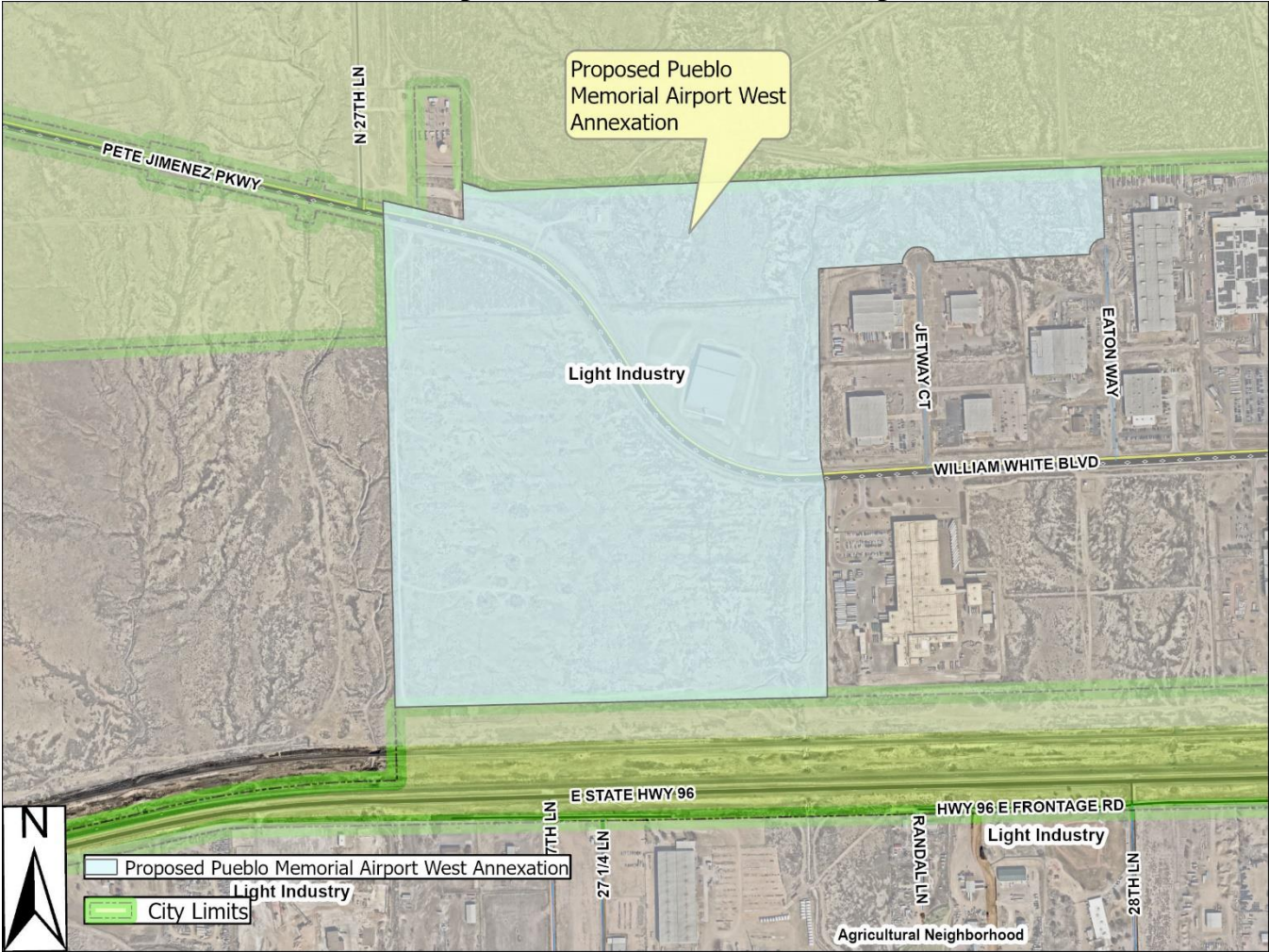
### B. Zoning Map City Zoning



### County Zoning



**C. Comprehensive Future Land Use Map**



**D. Supporting Documents: Annexation Plat and Impact Report**  
Please see the Annexation Plat and Impact Report on the following pages.



## ANNEXATION TO THE CITY OF PUEBLO

---

### IMPACT REPORT

### FOR

### PUEBLO MEMORIAL AIRPORT WEST ANNEXATION

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**Not Applicable.**

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# PUEBLO MEMORIAL AIRPORT ~ WEST ANNEXATION

Annexation to the City of Pueblo

In a Portion of Section 26, Township 20 South, Range 64 West of the 6th P.M.,  
County of Pueblo, State of Colorado

## AREA TO BE ANNEXED INTO THE CITY OF PUEBLO

An area of land located in a portion of Section 26, Township 20 South, Range 64 West of the 6th P.M., Pueblo County, Colorado, to wit:

Lots 3, 4, 5, 12, and 18, and Parcel "D", Pueblo Memorial Airport Industrial Park Subdivision (PMAIPS), according to the recorded plat thereof recorded in Book 2836, at Page 665 of the Pueblo County Records.

AND

Lots 3 and 4, Pueblo Memorial Airport Industrial Park Subdivision 3rd Filing (PMAIPS #3), according to the recorded plat thereof recorded under Reception No. 1272403 of the Pueblo County Records.

AND

Lots 2 and 3, and Parcels B and C, Pueblo Memorial Airport Industrial Park Subdivision Filing No. 4 (PMAIPS #4), according to the recorded plat thereof recorded under Reception No. 1731695 of the Pueblo County Records.

TOGETHER WITH

All that portion of William M. White Boulevard lying east of the west line of aforesaid Section 26 and west of a line drawn between the northeast corner of Parcel D, Pueblo Memorial Airport Industrial Park Subdivision and the southeast corner of Parcel C, Pueblo Memorial Airport Industrial Park Subdivision, Filing No. 4.

The above described parcel of land contains 168.2 acres more or less.

## PROPOSED NEW CITY LIMIT LINES:

A series of lines located in a portion of Section 26, Township 20 South, Range 64 West of the 6th P.M., County of Pueblo, State of Colorado, and being more particularly described as follows:

**City Limits Line A:** BEGINNING at the Northwest corner of Lot 2, PMAIPS #4, S00°41'33"E along the westerly line of said Lot 2, a distance of 204.26 feet to a point on the northerly right of way line of William M. White Blvd. as shown on the recorded plat of PMAIPS #4; THENCE N75°58'31"W along said north right of way line, a distance of 258.48 feet to the Southwest corner of Lot 1, PMAIPS #4 and the POINT OF TERMINUS.

**City Limits Line B:** BEGINNING at the Southwest corner of Parcel A, PMAIPS #4, S00°41'33"E along the westerly line of PMAIPS #4 and across the right of way of William M. White Blvd., a distance of 155.09 feet to a point on the southerly right of way line of William M. White Blvd. and the POINT OF TERMINUS.

**City Limits Line C:** BEGINNING at the West Quarter Corner of Section 26, T20S, R64W, S00°40'22"E along the westerly line of the Southwest Quarter, being also the westerly line of Parcel "B", PMAIPS #4, a distance of 2023.99 feet to the southwest corner of said Parcel "B" and the POINT OF TERMINUS.

**City Limits Line D:** BEGINNING at the Southeast corner of Parcel "D", PMAIPS, N00°12'56"E along the easterly line of said Parcel "D", a distance of 1141.55 feet to a point on the southerly right of way line of William M. White Blvd. as shown on the recorded plat of PMAIPS, THENCE N09°18'01"W across said William M. White Blvd. a distance of 151.23 feet to the Southwest corner of PMAIPS #3; THENCE N00°12'56"E along the westerly line of said PMAIPS #3, a distance of 1041.87 feet to the Southwest corner of Lot 3, PMAIPS #3; THENCE N87°12'44"E, a distance of 458.66 feet to a point on Jetway Court, from which point, the center of an 85 foot radius cul-de-sac bears N87°12'29"E; THENCE along the arc of said cul-de-sac concave to the south and adjoining Lots 3 and 4, PMAIPS #3, a distance of 267.78, said arc having a central angle of 180°30'03"; THENCE N87°42'22"E along the south line of Lot 4, a distance of 470.40 feet to the Southeast corner of said Lot 4, also being the Southwest corner of Lot 18, PMAIPS; THENCE N88°25'39"E along the south line of said Lot 18, a distance of 379.04 feet to a point on the arc of an 85 foot radius cul-de-sac of Eaton Way; THENCE along the arc of a curve concave to the southeast, a distance of 132.93 feet, said arc having a central angle of 89°36'24"; THENCE N01°57'57"W along the easterly line of said Lot 18, a distance of 391.51 feet to the Northeast corner thereof, said corner being on the north line of aforesaid PMAIPS and the POINT OF TERMINUS.

## SURVEYOR'S CERTIFICATE

I, Julie N. Troutt, a professional land surveyor registered in the State of Colorado, hereby certify that this plat and the related descriptions were prepared under my responsible charge in May, 2025.

Julie N. Troutt  
Professional Land Surveyor #38529

Perimeter of property to be annexed into City of Pueblo: 13,693 If

1/6 perimeter: 2,282 If

6063 If contiguous to Existing City Limits

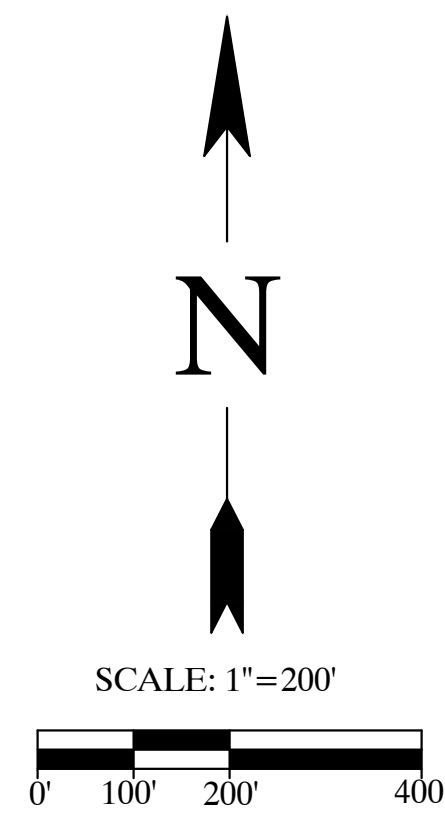
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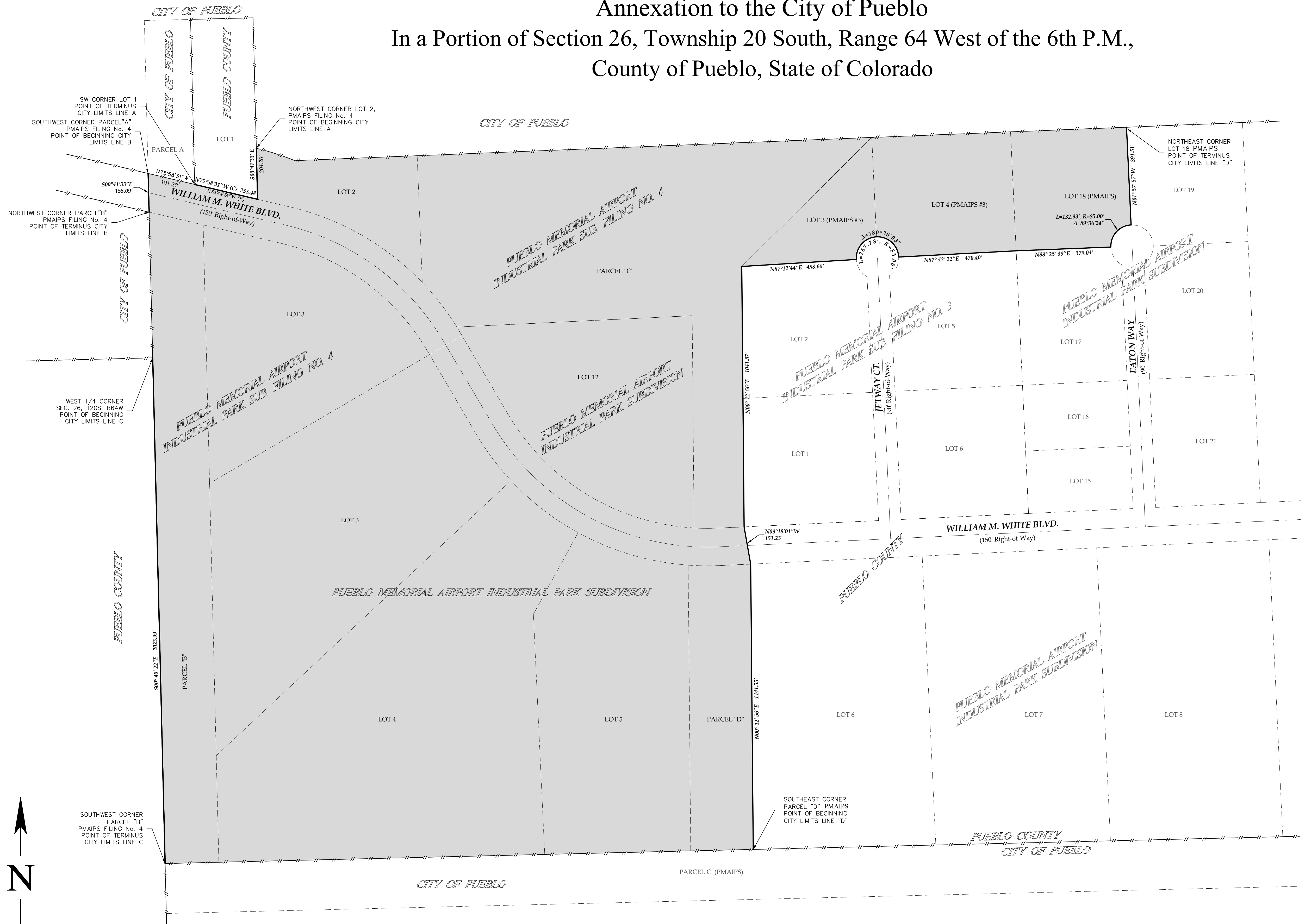
## VICINITY MAP



SCALE: 1"=6000'



SCALE: 1"=200'



- Existing City Limits Line
- New City Limits Line
- Area to be Annexed into City
- (C) Calculated Bearing
- (P) Plat Bearing

Basis of Bearings: Bearings shown hereon are the same as shown on the recorded plat of Pueblo Memorial Airport Industrial Park Subdivision as recorded in Book 2836 at Page 665 of the Pueblo County Records.

Notice: According to Colorado Law, you must commence any legal action based upon any defect in this survey within three (3) years after you first discover such defect. In no event, may any action based upon any defect in this survey be commenced more than ten (10) years from the date of certification shown hereon.

**Colorado Land Surveyors, Inc.**  
184 S. Tiffany Dr., Ste. 106  
Pueblo West, CO 81007  
719-542-9169