

203 S Main Street  
Rocky Ford, CO  
81067

PH: 719.254.7414  
FX: 719.254.7416

Stacey Milenski  
City Manager

Duane Gurulé  
Mayor

Nicole Roberts  
Ward I

Nanette Mosby  
Ward I

Johnny McMurray  
Ward II

Nic Martinez  
Ward II

Robert Barron  
Ward III

Thomas Mullins  
Ward III

City Clerk  
719.254.7414, ext. 107

Police Chief  
719.254.3344

Fire Chief  
719.254.3322

Public Works  
719.254.7414, ext. 105

Human Resources  
719.254.7414, ext. 110

Parks & Recreation  
719.254.7414, ext. 106

# AGENDA

## City Council Meeting

### Tuesday, August 26, 2025

#### REMOTE PARTICIPATION

Zoom link is made available, however, the City of Rocky Ford does not and cannot guarantee Internet connection or online broadcasting. Remote attendance is at the risk of the attendee as the public meeting will continue in person regardless of the City's broadcasting capability

Join Zoom Meeting by Computer: <https://us06web.zoom.us/j/7192547414> Meeting ID: 719 254 7414

#### REGULAR MEETING – 6:00 PM

1. **CALL MEETING TO ORDER**
2. **ROLL CALL**
3. **PLEDGE OF ALLEGIANCE**
4. **MISSION STATEMENT**

*"Improve the quality of life in the City of Rocky Ford, making it a great place to live and work, while strengthening relationships and creating pride in the Community".*

5. **PUBLIC COMMENT**

Citizens may address the Council on items that are not on the agenda. Any comments regarding City personnel may not be discussed. Personnel-related matters shall be directed through the appropriate chain of command. Please sign in prior to the meeting. Neither Council members nor City staff should be expected to engage in discussions with any speaker. Council may direct staff to follow-up with certain matters. Please limit your comments to three (3) minutes or less.

6. **CONSENT AGENDA**

A Consent Agenda is contained in this meeting agenda. The consent agenda is designed to assist making the meeting shorter and more efficient. Items left on the Consent Agenda may not be discussed when the Consent Agenda comes before the Council. If any Council member wishes to discuss a Consent Agenda item, please tell me now and I will remove the item from the Consent Agenda and place it in an appropriate place on the meeting agenda, so it can be discussed when that item is taken up by the Council.

6.1 **Approval of Council meeting minutes** from August 12, 2025 – Regular meeting at 6:00 pm

6.2 **Application for a Special Events Permit** – Malt, Vinous, and Spiritous Liquor, Rocky Ford Chamber of Commerce/Mexican Independence Day and Al Hurricane Jr. Concert, 105 N Main St, Rocky Ford, CO on September 13th, from 10:00 am to 12:00am

7. **APPROVE AGENDA**

8. **PRESENTATIONS, AWARDS, PROCLAMATIONS**

8.1 Presentation – Energize Colorado

8.2 Presentation – PEER 404

9. **PUBLIC HEARING**

9.1 Application for Retail Malt Beverage and Wine License – EZ Spirits, 913 Railroad Ave, Rocky Ford, CO 81067

10. **OLD BUSINESS**

10.1 Application for Retail Malt Beverage and Wine License – EZ Spirits, 913 Railroad Ave, Rocky Ford, CO 81067

11. **NEW BUSINESS**

11.1 Ordinance No. 991 - An Ordinance Of The City Of Rocky Ford, Colorado, Approving An Interim Loan From CoBank, ACB In The Aggregate Principal Amount Not To Exceed \$20,351,000, Including A Bridge Loan In Amount Not To Exceed \$1,700,000; Authorizing The Form And Execution Of The Interim Loan Agreement And Promissory Note To Evidence Such Loan; Authorizing The Construction Of A Project; And Prescribing Other Details In Connection Therewith; On First Reading.

12. **STAFF REPORTS and CITY MANAGER'S REPORT**

12.1 City Manager – Stacey Milenski

13. **COUNCIL REPORTS**

14. **PUBLIC COMMENT**



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**Stacey Milenski**  
City Manager

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**Duane Gurulé**  
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Ward I

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Johnny McMurray  
Ward II

Nic Martinez  
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Ward III

Thomas Mullins  
Ward III

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City Clerk  
719.254.7414, ext. 107

Police Chief  
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Fire Chief  
719.254.3322

Public Works  
719.254.7414, ext. 105

Human Resources  
719.254.7414, ext. 110

Parks & Recreation  
719.254.7414, ext. 106

**15. EXECUTIVE SESSION**

15.1 None

**16. UPCOMING COUNCIL MEETINGS**

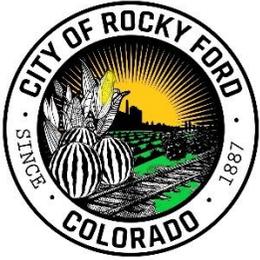
16.1 September 2, 2025, from 2 p.m. – 4 p.m. City Council Work Session

16.2 September 9, 2025, at 6:00 p.m. - Regular City Council Meeting

**ADJOURNMENT**

Time: \_\_\_\_\_

***AGENDA IS SUBJECT TO CHANGE***



# CITY OF ROCKY FORD-CITY COUNCIL MEETING

## City Council Chambers, 203 S. Main Street, Rocky Ford, CO

**August 12, 2025**

### **REGULAR MEETING: 6:00 PM**

Rocky Ford City Council met in Council Chambers on Tuesday, August 12, 2025. Mayor Gurulé called the meeting to order. Those present were:

Mayor Gurulé, Thomas Mullins, Nanette Mosby, Johnny McMurray, Nicholas Martinez, Nicole Roberts, Robert Barron

Public in attendance: JR Thompson, Gary Reed, Police Chief Matt Wallace, Sally Cope, Cheyanne Jackson, Tyrone Jackson, Public Works Director Rick Long

Mayor Gurulé led the Pledge of Allegiance. Councilmember Barron gave the mission statement.

### **PUBLIC COMMENT**

None

### **APPROVAL OF CONSENT AGENDA**

Mayor Gurulé asked for a vote on the consent agenda with no changes. Councilmember Mullins made a motion to approve the consent agenda, and Councilmember Martinez seconded. Voting results were:

YES: Barron, Martinez, Mosby, McMurray, Mullins, Roberts, Gurulé

NO: None

Motion carried: 7-0

Consent Agenda Items approved were:

- **Approval of Council meeting minutes** from July 22, 205 – Regular meeting at 6:00 pm
- **Approval of Council meeting minutes** from August 5, 2025 – Special meeting at 2:00 pm
- **Application for a Special Events Permit** – Malt, vinous, and Spiritous Liquor, BPOE #1147, 301 N 9<sup>th</sup>, Rocky Ford, CO on August 15, 2025 and August 16, 2025 from 9:00 am to 2:00 am

### **APPROVAL OF AGENDA**

Mayor Gurulé requested the addition to Old Business: 12.1-Approve the resignations of Museum Board Members Donna Bush and Darla Marshall. Councilmember McMurray moved to approve the Agenda with the requested addition to Old Business, and Councilmember Martinez made the second. Voting results were:

YES: Martinez, Mosby, Roberts, Mullins, McMurray, Barron, Gurulé

NO: None

Motion carried: 7-0

## ***PRESENTATIONS, AWARDS, PROCLAMATIONS***

Mayor Gurulé presented two proclamations. One for Rocky Ford Watermelon Day, signed by Gov. Polis, and one for the City of Rocky Ford. Both proclamations designated August 16, 2025 the official watermelon day, statewide. Proclamations were given to Sally Cope, Arkansas Valley Fair Board Manager.

## ***STAFF REPORTS***

City Manager Stacey Milenski gave a report to the Council and audience.

## ***COUNCIL REPORTS***

**Martinez** - Nothing to report.

**Barron** - Update on Arts Commission, thanked the RF Police Department for their efforts, recognizing National Night Out-a community awareness and engagement event hosted nationally every year. Noting a great turnout for families at the Rocky Ford Swimming Pool. Thanked City staff for prepping for the 148<sup>th</sup> Arkansas Valley Fair. Thanked Code Enforcement Officer, Tony Jones, for his efforts. Discussed new parade route.

**McMurray** - commented on the positive feedback he'd received regarding the public murals around town

**Mosby**-Nothing to report.

**Roberts** - Wake up breakfast-doors open at 6:30 am, \$10 per person, discussed Arkansas Valley Fair events.

**Mullins** - Museum is seeking an engineering report. Cost is expected at \$90K and seeking a grant to cover expenses with 25% match from the city. Rob Marshall will have a booth at the Fair. The Museum has a new volunteer, Aresha Burns, the Museum Board has revised policies and bylaws, and an updated job description for the Curator.

**Mayor Gurulé** - spoke on recent events throughout the city, new murals in town and the progress. Jeff Hurd was hosting mobile office hours at the Public Safety Building on Wednesday, August 13, 2025, from 2:00 – 3:00 pm. Sent invitations to all the local Mayors in the valley to attend the Arkansas Valley Fair.

## ***PUBLIC HEARING: Hearing opened at 6:42 pm.***

**Application for Tavern License – Boss's Pizza, Chicken, and Sports Bar LLC**, 411 N Main Street, Rocky Ford, CO, by owner Tyrone Jackson. Along with a food menu, adult beverages will be served, planning on outdoor seating, family family-oriented establishment. There was no public comment. Council concern: McMurray commented that Rocky Ford is saturated with bars, but appreciates the family aspect. Roberts stated she was excited for a new business in town. Barron said he was in support of this application. Gurulé commented that it's been in a master plan to have storefronts on Main Street serving a purpose and driving economic development, investing in the community. Public hearing closed at 6:49 pm.

Mayor Gurulé asked for a motion on approval for a Tavern License – Boss's Pizza, Chicken, and Sports Bar LLC, 411 N Main Street, Rocky Ford, CO, by owner Tyrone Jackson. Councilmember Barron made the motion to approve the Tavern License. Councilmember Mullins gave a second. Voting results were:

YES: Roberts, Mullins, McMurray, Barron, Martinez, Mosby, Gurulé

NO: None

Motion carried: 7-0

***PUBLIC HEARING: Hearing opened at 6:51 pm.***

Application for Retail Malt Beverage and Wine License – EZ Spirits, 914 Railroad Ave, Rocky Ford, CO by Judy Campbell. Judy would like to open a small retail liquor store for beer and wine. Selection would be different than Tiger Hunt, a nearby establishment. Councilmember Roberts then questioned if this new establishment was at least 500 ft from Tiger Hunt per State guidelines. Mrs. Campbell stated that she thought it was. Councilmember Barron had questions about the application, noting some items didn't appear to be in order. There was no public comment. The public hearing closed at 7:06 pm.

Mayor Gurulé suggested that this action item be tabled until the application was corrected and someone from the city measured the distance between the proposed address and Tiger Hunt on Main Street. The public hearing would be reopened at the next regular meeting on August 26, 2025. Councilmember Roberts voted to table approving the application for Retail Malt Beverage and Wine License – EZ Spirits, 914 Railroad Ave, Rocky Ford, CO, by Judy Campbell. Councilmember Martinez gave the second. Voting results were:

YES: McMurray, Barron, Martinez, Mosby, Roberts, Mullins, Gurulé

NO: None

Motion carried: 7-0

Mayor Gurulé gave City Manager, Stacey Milenski, instructions to go through the application with Judy Campbell and make arrangements to get a true and exact measurement from Tiger Hunt.

***OLD BUSINESS:***

***12.1 Resignations of Museum Board Members:*** Donna Bush and Darla Marshall. It was motioned by Councilmember Mullins and seconded by Councilmember McMurray to approve the resignations. Voting results were:

YES: Mosby, Roberts, Mullins, McMurray, Barron, Martinez, Gurulé

***NEW BUSINESS:***

***13.1 Application for Tavern License – Boss's Pizza, Chicken, and Sports Bar LLC, 411 N Main Street, Rocky Ford CO-***Voted on and approved after Public Hearing per City Attorney's recommendation

***13.2 Application for Retail Malt Beverage and Wine License – EZ Spirits, 914 Railroad Ave, Rocky Ford, CO -***Voted to table after Public Hearing per City Attorney's recommendation

***13.3 Nuisance Property Priority List*** – Council members voted to prioritize nuisance properties for the City Attorney. It was decided to prioritize the old McKenzie Building on Main Street and the former Liberty School building. Both properties are privately owned. It was motioned by Councilmember Mullins and seconded by Councilmember Roberts to prioritize the McKenzie Building and Liberty School. Voting results were:

YES: Barron, Martinez, Mosby, Roberts, Mullins, McMurray, Gurulé

NO: None

Motioned carried: 7-0

**13.4 Job Description-City Clerk** – City Manager, Stacey Milenski brought to Council the need to look at the City Clerk’s position and determine if it was a full-time job or part-time. In making that determination, adding administrative duties to assist the City Manager. Mayor Gurulé recommended that a Bachelor’s degree be required for the position. It was moved and seconded by Councilmember Mullins and Councilmember Barron to approve the change to the City Clerk job description. Voting results were:

YES: Martinez, Mosby, Roberts, Mullins, McMurray, Barron, Gurulé

NO: None

Motion carried: 7-0

**13.5 Job Description-Public Works General Worker** – Public Works Director, Rick Long requested a new job description be approved by the Council. The new job description was for a general worker in Public Works, not specific to Streets, Refuse, Parks. It was motioned and seconded by Councilmember Martinez and Councilmember Roberts to approve the Public Works General Worker job description. Voting results were:

YES: Mosby, Roberts, Mullins, McMurray, Barron, Martinez, Gurulé

NO: None

Motion carried: 7-0

**13.6 Job Description-Museum Curator** – Councilmember Mullins discussed the Museum Curator job description. Mayor Gurulé suggested that a change be made so that the Museum Curator reports to the City Manager and not the Museum Board. It was motioned and seconded by Councilmembers Mullins and Mosby to approve the Museum Curator job description with the suggested change. Voting results were:

YES: Roberts, Mullins, McMurray, Barron, Martinez, Mosby, Gurulé

NO: None

Motion carried: 7-0

**13.7 Authorization to do Business from Otero County Clerk** – Mayor Gurulé discussed the Authorization to do Business. This is an annual authorization required by Otero County to allow the City Manager to do business on behalf of the City of Rocky Ford. It was motioned and approved by Councilmembers Roberts and McMurray to approve the Authorization letter to the Otero County Clerk. Voting results were:

YES: Mullins, McMurray, Barron, Martinez, Mosby, Roberts, Gurulé

NO: None

Motion carried: 7-0

**13.8 IGA Otero County Clerk – Coordinated Elections & Designated Election Official** – Mayor Gurulé discussed the IGA with the Otero County Clerk. This IGA designated the City Clerk as the Designated Election Official for the City of Rocky Ford. The City Attorney recommended that wording on Page 2, Paragraph 2, be changed to “the City Clerk, rather than specifying Stacey Milenski” as the Designated Election Official. This suggestion was made because Stacey Milenski is serving as the Interim City Clerk while seeking to hire someone for this position. It was motioned and seconded by Councilmembers

Roberts and Martinez to approve the IGA with the Otero County Clerk regarding the Coordinated Elections and Designated Election Official. Voting results were:

YES: McMurray, Barron, Martinez, Mosby, Roberts, Mullins, Gurulé

NO: None

Motion carried: 7-0

## **PUBLIC COMMENT**

None

## **EXECUTIVE SESSION**

None

## **UPCOMING MEETINGS**

Tuesday, August 19, 2025 – 2 pm to 4 pm - City Council Work Session

Tuesday, August 26, 2025 – 6 pm – Regular City Council Meeting

## **ADJOURN**

There being no further business, Mayor Gurulé adjourned the meeting at 8:01 pm

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Mayor Duane Gurulé

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Interim City Clerk, Stacey Milenski



CITY OF ROCKY FORD  
203 S MAIN ST  
ROCKY FORD CO 81067-1702  
(719) 254-7414  
CASH RECEIPT

Date: 07/23/2025

OPER ID: SPUGA

RECEIPT NO:AD011197

RECEIVED FROM: SPECIAL EVENTS FEE

AMOUNT RECEIVED: 300.00 TYPE: CK CHECK: 4459

CHANGE DUE: 0.00

TOTAL RECEIVED: 300.00

DISTRIBUTION:

AMOUNT	ACCOUNT NUMBER	DESCRIPTION / FOR
200.00		SPECIAL EVENTS FEE SPECIAL EVENTS FEE RF CHAMBER OF COMMERCE TASTE OF SUMMER 08/09/25 11AM-12AM
100.00		SPECIAL EVENTS FEE SPECIAL EVENTS FEE RF CHAMBER OF COMMERCE MEXICAN INDEPENDENCE DAY 09/13/25 10AM-12AM



## Application Documents Checklist and Worksheet

**Instructions:** This checklist should be utilized to assist applicants with filing all required documents for licensure. All documents must be properly signed and correspond with the name of the applicant exactly. All documents must be typed or legibly printed. Upon final State approval the license will be mailed to the local licensing authority. Application fees are nonrefundable.

**Questions? Visit: [SBG.Colorado.gov/Liquor](http://SBG.Colorado.gov/Liquor) for more information.**

<b>Items Submitted, Please Check all Appropriate Boxes Completed or Documents Submitted</b>	
<b>I.</b>	<p><b>Applicant Information</b></p> <p><input checked="" type="checkbox"/> A. Applicant/Licensee identified</p> <p><input checked="" type="checkbox"/> B. State sales tax license number listed or applied for at time of application</p> <p><input checked="" type="checkbox"/> C. License type or other transaction identified</p> <p><input type="checkbox"/> D. Submit originals to local authority</p> <p><input type="checkbox"/> E. Additional information required by the local licensing authority</p>
<b>II.</b>	<p><b>Diagram of the Premises</b></p> <p><input type="checkbox"/> A. No larger than 8 1/2" X 11"</p> <p><input type="checkbox"/> B. Dimensions included (does not have to be to scale). Exterior areas should show control (fences, walls, etc.)</p> <p><input type="checkbox"/> C. Separate diagram for each floor (if multiple levels)</p> <p><input type="checkbox"/> D. Bold/Outlined licensed premises</p>
<b>III.</b>	<p><b>Proof of Property Possession (One Year Needed)</b></p> <p><input type="checkbox"/> A. Deed in name of the applicant ONLY (or) (matching question #2) date stamped/filed with County Clerk</p> <p><input type="checkbox"/> B. Lease in the name of the applicant ONLY (matching question #2)</p> <p><input type="checkbox"/> C. Lease Assignment in the name of the applicant (ONLY) with proper consent from the Landlord and acceptance by the applicant</p> <p><input type="checkbox"/> D. Other agreement if not deed or lease</p>
<b>IV.</b>	<p><b>Background Information (DR 8404-I) and Financial Documents</b></p> <p><input type="checkbox"/> A. Individual History Record(s) (Form DR 8404-I) Complete DR 8404-I for each principal (individuals with more than 10% ownership, officers, directors, partners, members)</p> <p><input type="checkbox"/> B. Fingerprints taken and submitted to the appropriate Local Licensing Authority through an approved state vendor. Master File applicants submit results to the State.  <b>Do not complete fingerprint cards prior to submitting your application.</b>                      The Vendors are as follows:  <b>IdentoGO</b> – <a href="https://enroll.identogo.com/">https://enroll.identogo.com/</a>                      Phone: (844) 539-5539 (toll-free)  <b>Colorado Fingerprinting</b> – <a href="http://www.coloradofingerprinting.com">http://www.coloradofingerprinting.com</a>                      Appointment Scheduling Website: <a href="http://www.coloradofingerprinting.com/cabs/">http://www.coloradofingerprinting.com/cabs/</a>                      Phone: (720) 292-2722                      Toll Free: (833) 224-2227  <b>Details about the vendors and fingerprinting in Colorado can be found on CBI's website here:</b>  <a href="https://cbi.colorado.gov/sections/biometric-identification-and-records-unit/employment-and-background-checks">https://cbi.colorado.gov/sections/biometric-identification-and-records-unit/employment-and-background-checks</a></p> <p><input type="checkbox"/> C. Purchase agreement, stock transfer agreement, and/or authorization to transfer license</p> <p><input type="checkbox"/> D. List of all notes and loans.</p>
<b>V.</b>	<p><b>Sole Proprietor/Husband and Wife Partnership (if applicable)</b></p> <p><input type="checkbox"/> A. Form DR 4679</p> <p><input type="checkbox"/> B. Copy of State Issued Driver's License or Identification Card for each Applicant <span style="float: right; font-size: 1.2em;">N/A</span></p>
<b>VI.</b>	<p><b>Corporate Applicant Information (If Applicable)</b></p> <p><input type="checkbox"/> A. Certificate of Incorporation</p> <p><input type="checkbox"/> B. Certificate of Good Standing</p> <p><input type="checkbox"/> C. Certificate of Authorization if foreign corporation (out of state applicants only) <span style="float: right; font-size: 1.2em;">N/A</span></p>
<b>VII.</b>	<p><b>Partnership Applicant Information (If Applicable)</b></p> <p><input type="checkbox"/> A. Partnership Agreement (general or limited). <span style="float: right; font-size: 1.2em;">N/A</span></p> <p><input type="checkbox"/> B. Certificate of Good Standing</p>
<b>VIII.</b>	<p><b>Limited Liability Company Applicant Information (If Applicable)</b></p> <p><input type="checkbox"/> A. Copy of Articles of Organization <span style="float: right; font-size: 1.2em;">N/A</span></p> <p><input checked="" type="checkbox"/> B. Certificate of Good Standing</p> <p><input checked="" type="checkbox"/> C. Copy of Operating Agreement (if applicable)</p> <p><input type="checkbox"/> D. Certificate of Authorization if foreign LLC (out of state applicants only) <span style="float: right; font-size: 1.2em;">N/A</span></p>

<b>7.</b> Is the applicant (including any of the partners if a partnership; members or managers if a limited liability company; or officers, stockholders or directors if a corporation) or managers under the age of twenty-one years?	Yes <input checked="" type="checkbox"/> No <input checked="" type="checkbox"/>			
<b>8.</b> Has the applicant (including any of the partners if a partnership; members or managers if a limited liability company; or officers, stockholders or directors if a corporation) or managers ever (in Colorado or any other state):	(a) been denied an alcohol beverage license? <input type="checkbox"/> <input checked="" type="checkbox"/> (b) had an alcohol beverage license suspended or revoked? <input type="checkbox"/> <input checked="" type="checkbox"/> (c) had interest in another entity that had an alcohol beverage license suspended or revoked? <input type="checkbox"/> <input checked="" type="checkbox"/>			
If you answered yes to 8a, b or c, explain in detail on a separate sheet				
<b>9.</b> Has the premises to be licensed been denied within the preceding one year? If "yes," explain in detail.	<input type="checkbox"/> <input checked="" type="checkbox"/>			
<b>10.</b> Is the proposed Fermented Malt Beverage and Wine Retailer license within 500 feet of any public or parochial school, the principal campus of any college, university, or seminary? NOTE: The distances are to be computed using the methods outlined under C.R.S. 44-3-313(1)(d)(II). Some limited exceptions apply under C.R.S. 44-3-313.	<input type="checkbox"/> <input checked="" type="checkbox"/>			
<b>11.</b> Is the proposed Fermented Malt Beverage and Wine Retailer license, or On/Off premises license, within 500 feet of a Retail Liquor Store licensed under section 44-3-409 C.R.S.? Distance should be determined using guidelines outlined in 44-3-301(12)(c) C.R.S.	<input type="checkbox"/> <input checked="" type="checkbox"/>			
<b>12.</b> Are you applying for a Fermented Malt Beverage On and Off Premises License? If yes, answer subparts a and b. If No, go to question 13.	<input type="checkbox"/> <input checked="" type="checkbox"/>			
(a) The FMB On/Off is located in a county with a population of > 35,000.	<input type="checkbox"/> <input type="checkbox"/>			
(b) The FMB On/Off is located in an "underserved area" within a county with population of < 35,000 but lies outside of a municipal boundaries or is a city or town with population of > 75,500.	<input type="checkbox"/> <input type="checkbox"/>			
Note - The population is determined from the recently available United States Census Bureau.				
<b>13.</b> Has a liquor or beer license ever been issued to the applicant (including any of the partners, if a partnership; members or manager if a limited liability company; or officers, stockholders or directors if a corporation)? If yes, identify the name of the business and list any current or former financial interest in said business including any loans to or from a licensee.	<input checked="" type="checkbox"/> <input checked="" type="checkbox"/>			
<b>14.</b> Does the applicant, as listed on line 2 of this application, have legal possession of the premises by virtue of ownership, lease or other arrangement?	<input checked="" type="checkbox"/> <input type="checkbox"/>			
<input type="checkbox"/> Ownership <input checked="" type="checkbox"/> Lease <input type="checkbox"/> Other (Explain in Detail) _____				
a. If leased, list name of landlord and tenant, and date of expiration, EXACTLY as they appear on the lease:				
Landlord <u>Leonard Gonzales</u>	Tenant <u>Judy Campbell</u>			
Expires _____				
<b>b.</b> Is a percentage of alcohol sales included as compensation to the landlord? If yes, complete question 13.				
<input type="checkbox"/> <input checked="" type="checkbox"/>				
<b>c.</b> Attach a diagram or designate the area to be licensed in black bold outline (including dimensions) which shows the bars, brewery, walls, partitions, entrances, exits and what each room shall be utilized for in this business. This diagram should be no larger than 8 1/2" X 11".				
<b>15.</b> Who, besides the owners listed in this application (including persons, firms, partnerships, corporations, limited liability companies) will loan or give money, inventory, furniture or equipment to or for use in this business; or who will receive money from this business? Attach a separate sheet if necessary.				
Last Name	First Name	Date of Birth	FEIN or SSN	Interest
Last Name	First Name	Date of Birth	FEIN or SSN	Interest
Attach copies of all notes and security instruments and any written agreement or details of any oral agreement, by which any person (including partnerships, corporations, limited liability companies, etc.) will share in the profit or gross proceeds of this establishment, and any agreement relating to the business which is contingent or conditional in any way by volume, profit, sales, giving of advice or consultation.				
<b>16. Name of Manager(s) for all on premises applicants.</b>				
Last Name <u>Campbell</u>	First Name <u>Judy</u>	Date of Birth <u>9-8-77</u>		
<b>17.</b> Does this manager act as the manager of, or have a financial interest in, any other liquor licensed establishment in the State of Colorado? If yes, provide name, type of license and account number.				
<input type="checkbox"/> <input checked="" type="checkbox"/>				

**18. Tax Information.** Yes  No

a. Has the applicant, including its manager, partners, officer, directors, stockholders, members (LLC), managing members (LLC), or any other person with a 10% or greater financial interest in the applicant, been found in final order of a tax agency to be delinquent in the payment of any state or local taxes, penalties, or interest related to a business?

b. Has the applicant, including its manager, partners, officer, directors, stockholders, members (LLC), managing members (LLC), or any other person with a 10% or greater financial interest in the applicant failed to pay any fees or surcharges imposed pursuant to section 44-3-503, C.R.S.?

**19.** If applicant is a corporation, partnership, association or limited liability company, applicant must list all Officers, Directors, General Partners, and Managing Members. In addition, applicant must list any stockholders, partners, or members with ownership of 10% or more in the Applicant. All persons listed below must also attach form DR 8404-I (Individual History Record), and make an appointment to be fingerprinted by an approved State Vendor through the Vendor's website. See application checklist, Section IV, for details.

Name	Home Address, City & State	Date of Birth	Position	% Owned
Leonard Gonzales	603 N. 10th St. Rocky Ford, CO 80667	8-29-79	Owner	50
Judy Campbell	2016 Highway 266 Rocky Ford, CO 80667	9-8-77	Owner	50

\*\* If applicant is owned 100% by a parent company, please list the designated principal officer on above.

\*\* Corporations - the President, Vice-President, Secretary and Treasurer must be accounted for above (Include ownership percentage if applicable)

\*\* If total ownership percentage disclosed here does not total 100%, applicant must check this box:

Applicant affirms that no individual other than these disclosed herein owns 10% or more of the applicant and does not have financial interest in a prohibited liquor license pursuant to Article 3 or 5, C.R.S.

**Oath of Applicant**

I declare under penalty of perjury in the second degree that this application and all attachments are true, correct, and complete to the best of my knowledge. I also acknowledge that it is my responsibility and the responsibility of my agents and employees to comply with the provisions of the Colorado Liquor or Beer and Wine Code which affect my license.

Authorized Signature <i>Judy Campbell</i>	Printed Name and Title Judy Campbell, owner	Date 10-28-25
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**Report and Approval of Local Licensing Authority (City/County)**

Date application filed with local authority	Date of local authority hearing -- for new license applicants cannot be less than 30 days from date of application 44-3-311(1) C.R.S.
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**For Transfer Applications Only** - Is the license being transferred valid? Yes  No

**Each person required to file DR 8404-I has been:**

Fingerprinted

Subject to background investigation, including NCIC/CCIC check for outstanding warrants

That the local authority has conducted, or intends to conduct, an inspection of the proposed premises to ensure that the applicant is in compliance with and aware of, liquor code provisions affecting their class of license.

(Check One)

Date of Inspection or Anticipated Date \_\_\_\_\_

Upon approval of state licensing authority

New Fermented Malt Beverage Off Premises licenses, and On/Off Premises licenses, distance requirements of 44-3-301 C.R.S. are satisfied  
New Fermented Malt Beverage On/Off premises licenses must meet the qualifications of 44-4-104 C.R.S.

The foregoing application has been examined; and the premises, business to be conducted, and character of the applicant are satisfactory. We do report that such license, if granted, will meet the reasonable requirements of the neighborhood and the desires of the adult inhabitants, and will comply with the provisions of Title 44, Article 4 or 3, C.R.S. and Liquor Rules. **Therefore, this application is approved.**

Local Licensing Authority for	Telephone Number	<input type="checkbox"/> Town, City <input type="checkbox"/> County
Signature	Printed Name	Title
Signature (attest)	Printed Name	Title



## ORDINANCE NO. 991

**AN ORDINANCE OF THE CITY OF ROCKY FORD, COLORADO, APPROVING AN INTERIM LOAN FROM COBANK, ACB IN THE AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED \$20,351,000, INCLUDING A BRIDGE LOAN IN AN AMOUNT NOT TO EXCEED \$1,700,000; AUTHORIZING THE FORM AND EXECUTION OF THE INTERIM LOAN AGREEMENT AND PROMISSORY NOTE TO EVIDENCE SUCH LOAN; AUTHORIZING THE CONSTRUCTION OF A PROJECT; AND PRESCRIBING OTHER DETAILS IN CONNECTION THEREWITH.**

**WHEREAS**, the City of Rocky Ford, Colorado (the "City") is a political subdivision of the State of Colorado (the "State"), duly organized and existing as a statutory city under the laws of the State;

**WHEREAS**, the members of the City Council of the City (the "City Council") have been duly elected or appointed and qualified;

**WHEREAS**, the City has previously acquired and developed certain properties and facilities for the collection, treatment and distribution of wastewater for the beneficial uses and purposes for which the wastewater has been or may be appropriated (the "System");

**WHEREAS**, pursuant to Ordinance No. 887 adopted by the City Council on October 23, 2012, the City Council acted to recognize and conform the existence of the City's existing sewer utility enterprise as an enterprise of the City (the "Enterprise") within the meaning of Article X, Section 20 of the Colorado Constitution (TABOR), which ordinance was codified as Article 8 of the Municipal Code of the City of Rocky Ford, Colorado (the "City Code");

**WHEREAS**, the Enterprise is a government-owned business authorized to issue its own revenue bonds and receiving under 10% of annual revenue in grants from all Colorado state and local governments combined and it is hereby determined that the City's operation of the System constitutes an enterprise within the meaning of Article X, Section 20 of the Colorado Constitution and Title 37, Article 45.1, C.R.S. (the "Enterprise Act");

**WHEREAS**, the City Council has heretofore determined that the interest of the City and the public interest and necessity demand and require the acquisition, construction, and completion of improvements to the System, including the construction of the complete retention/evaporative ponds to replace aged sewer systems, including design, engineering, legal, financing and administrative costs relating thereto, and any other costs incidental thereto (the "Project");

**WHEREAS**, the City Council has applied for a loan (the "RUS Loan") from the United States Department of Agriculture, Rural Utility Service (the "RUS"), in order to finance the Project;

**WHEREAS**, the RUS requires that the City obtain interim financing to complete the construction of the Project, with such interim financing to be repaid from the proceeds of the RUS Loan after the completion of construction;

**WHEREAS**, the City Council has determined that in order to finance all or a portion of the costs of the Project, it is necessary and advisable and in the best interests of the City (i) to enter into an interim loan agreement (the "Loan Agreement") with CoBank, ACB, a federally-chartered instrumentality of the United States ("CoBank"), pursuant to which CoBank shall loan the City an amount not to exceed \$20,351,000 (the "Loan"), including a bridge loan in an amount not to exceed \$1,700,000 (the "Bridge Loan"), for such purposes, and (ii) to issue a promissory note (the "Note") to CoBank to evidence the City's repayment obligations under the Loan Agreement;

**WHEREAS**, the Bridge Loan shall be made available and be advanced from time to time from the date of the Note until the earlier of (i) three years after the date of the Note, or (ii) receipt by CoBank of the RUS Commitment to Lend Letter (the "Bridge Availability Period");

**WHEREAS**, amounts drawn under the Bridge Loan during the Bridge Availability Period shall be subject to an interest rate of SOFR + 2.25% through the end of the Bridge Availability Period;

**WHEREAS**, the City Council has determined that in order to obtain the Loan it shall covenant that the Note shall be repaid with the proceeds of the RUS Loan, if obtained, at or prior to the maturity of the Note;

**WHEREAS**, TABOR requires an election to incur any multiple fiscal year financial obligation unless such obligation is incurred for an enterprise;

**WHEREAS**, under TABOR, an enterprise is a government-owned business authorized to issue its own revenue bonds and receiving under 10% of its annual revenue in grants from all Colorado state and local governments combined;

**WHEREAS**, the System is a government-owned business authorized to issue its own revenue bonds (the "Enterprise");

**WHEREAS**, in 2024, the Enterprise received grants from all Colorado state and local governments combined which were less than 10% of the annual revenue of the Enterprise;

**WHEREAS**, the City Council serves as the governing body of the Enterprise;

**WHEREAS**, there have been presented to the City Council the forms of the Loan Agreement and the Note (collectively, the "Financing Documents");

**WHEREAS**, the Financing Documents shall constitute revenue obligations of the City, payable from the proceeds of the RUS Loan and the Net Revenues of the System (as defined in the Loan Agreement);

**WHEREAS**, except for Loan Agreement dated as of November 20, 2012, between the Colorado Water Resources and Power Development Authority (the "CWRPDA") and the City in the amount of \$1,750,000 (the "2012 Loan") and the Loan Agreement dated as of November 14, 2014, between the CWRPDA and the City in the amount of \$697,769 (the "2014 Loan" and, with the 2012 Loan, the "Prior Loans"), the City has not pledged nor hypothecated the Net Revenues derived or to be derived from the operation of the System, or any part thereof, to the payment of any loan, bonds, notes or for any other purpose, with the result that the Net Revenues may now be pledged lawfully and irrevocably to the payment of the Note with a lien subordinate to the Prior Loans;

**WHEREAS**, pursuant to Title 31, Article 35, Part 4, C.R.S. (the "Sewer and Water Systems Act"), the Enterprise Act, and TABOR, the Financing Documents may be approved by the City Council without an election;

**WHEREAS**, the forms of the Financing Documents are on file with the City Clerk; and

**WHEREAS**, the City Council desires to approve the form of the Financing Documents and other documents referenced therein, authorize the execution of the Loan Agreement, and authorize the execution and delivery of the Note.

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ROCKY FORD, COLORADO, ORDAINS:**

Section 1. Recitals Incorporated. The foregoing recitals are made a part of this Ordinance.

Section 2. Determinations. The City Council hereby finds and determines that the Enterprise constitutes an enterprise under TABOR.

Section 3. Approvals, Authorizations, and Amendments. The forms of the Financing Documents presented at this meeting are incorporated herein by reference and are hereby approved. The City shall enter into and perform its obligations under the Financing Documents in the forms of such documents presented at this meeting, with such changes as are not inconsistent herewith and as are hereafter approved by the Mayor of the City (the "Mayor"), the City Manager of the City (the "City Manager") or the Finance Director of the City (the "Finance Director"). The Mayor, the City Manager, the Finance Director and City Clerk of the City (the "City Clerk") each are hereby individually authorized and directed to execute the Financing Documents and to affix the seal of the City thereto, and further to execute and authenticate such other documents or certificates as are deemed necessary or desirable in connection therewith. The Financing Documents shall be executed in substantially the forms approved at this meeting.

The execution of any instrument or certificate or other document in connection with the matters referred to herein by any one or more of the Mayor, the City Manager, the Finance Director, the City Clerk or by other appropriate officers of the City, are hereby authorized and shall be conclusive evidence of the approval by the City of such instrument.

Section 4. Election to Apply the Supplemental Act. Section 11-57-204 of the Supplemental Public Securities Act, constituting Title 11, Article 57, Part 2, C.R.S. (the "Supplemental Act") provides that a public entity, including the City, may elect in an act of

issuance to apply all or any of the provisions of the Supplemental Act. The City hereby elects to apply all of the provisions of the Supplemental Act to the Financing Documents.

Section 5. Delegation.

(a) Pursuant to Section 11-57-205 of the Supplemental Act, the City hereby delegates to the Mayor, the City Manager or the Finance Director the independent authority to make any determination delegable pursuant to Section 11-57-205(1) of the Supplemental Act relating to and contained in the Financing Documents, including the following determinations, subject to the restrictions contained in paragraph (b) of this Section 5:

- i) The interest rate on the Loan;
- ii) The principal amount of the Loan;
- iii) The amount of principal of the Loan maturing in any given year and the final maturity of the Loan;
- iv) The dates on which the principal of and interest on the Loan are paid; and
- v) The existence and amount of reserve funds for the Loan, if any.

(b) The delegation in paragraph (a) of this Section 5 shall be subject to the following parameters and restrictions:

- i. The net effective interest rate on the Loan, including the Bridge Loan, shall not exceed the maximum interest rate permitted under C.R.S. § 5-12-103;
- ii. The principal amount of the Loan shall not exceed \$20,351,000; and
- iii. The final maturity of the Loan shall not be later than September 30, 2028.

Section 6. Conclusive Recital. Pursuant to Section 11-57-210 of the Supplemental Act, the Note and the Loan Agreement shall contain recitals that the Note is issued pursuant to certain provisions of the Supplemental Act. Such recital shall be conclusive evidence of the validity and the regularity of the issuance of the Note after its delivery for value. Pursuant to Section 31-35-413, C.R.S., the Note and the Loan Agreement shall contain recitals that the Note is issued pursuant to Title 31, Article 35, Part 4, C.R.S. Such recital shall conclusively impart full compliance with all the provisions of such statute, and the Note issued containing such recital shall be incontestable for any cause whatsoever after its delivery for value.

Section 7. Ratification and Approval of Prior Actions. All actions heretofore taken by the officers of the City and members of the City Council, not inconsistent with the provisions of this Ordinance, relating to the Financing Documents, or actions to be taken in respect thereof, are hereby ratified, approved, and confirmed.

Section 8. Pledge of Revenues. The City hereby irrevocably pledges the Net Revenues derived or to be derived from the operation of the System, or any part thereof, to the payment of the Financing Documents, which pledge is subordinate to the pledge securing the Prior Loans. The creation, perfection, enforcement, and priority of the pledge of revenues to secure or pay the Financing Documents provided herein and therein shall be governed by Section 11-57-208 of the Supplemental Act and this Ordinance. The amounts pledged to the payment of the Financing Documents shall immediately be subject to the lien of such pledge without any physical delivery, filing, or further act. The lien of such pledge shall have the priority described in the Note or the Loan Agreement. The lien of such pledge shall be valid, binding, and enforceable as against all persons having claims of any kind in tort, contract, or otherwise against the City irrespective of whether such persons have notice of such liens.

Section 9. Limitation of Actions. Pursuant to Section 11-57-212 of the Supplemental Act, no legal or equitable action brought with respect to any legislative acts or proceedings in connection with the Financing Documents shall be commenced more than thirty days after the authorization of the issuance of the Note.

No elected or appointed officers or agents of the City shall be subject to any pecuniary liability in connection with any agreement, covenant, or undertaking by the City, or by them, contained in any document executed in connection with the authorization, execution, and delivery of the Financing Documents or this Ordinance or with respect to any action taken or omitted to be taken in good faith with reference thereto.

Section 10. Limited Obligation; Special Obligation. The Financing Documents are payable solely from the Net Revenues, and the Financing Documents do not constitute a debt within the meaning of any constitutional or statutory limitation or provision.

Section 11. Disposition and Investment of Loan Proceeds. The proceeds of the Loan shall be drawn from time to time upon the prior approval of RUS as provided in, and subject to the conditions set forth in, the Financing Documents, and shall be applied to pay the costs and expenses of acquiring, constructing and equipping the Project, including costs related thereto and, to the extent permitted under federal tax laws, reimbursement to the City for capital expenditures heretofore incurred and paid from City funds in anticipation of the incurrence of long-term financing therefor, and all other costs and expenses incident thereto, including without limitation the costs of obtaining the Loan. Neither CoBank nor any subsequent owner(s) of the Note shall be responsible for the application or disposal by the City or any of its officers of the funds derived from the Loan. In the event that all of the proceeds of the Loan are not required to pay such costs and expenses, any remaining amount shall be used for the purpose of paying the principal amount of the Loan and the interest thereon, as applicable.

Section 12. City Representative. The Mayor, the City Manager and the City Clerk are hereby designated as the authorized officers for the purpose of performing any act or executing any document relating to the Loan, the City, or the Financing Documents. A copy of this Ordinance shall be furnished to CoBank as evidence of such designation.

Section 13. Estimated Life of Improvements. It is hereby determined that the estimated life of the Project to be financed with the proceeds of the Loan is not less than the final maturity of the Loan.

Section 14. Direction to Take Authorizing Action. The appropriate officers of the City and members of the Board are hereby authorized and directed to take all other actions necessary or appropriate to effectuate the provisions of this Ordinance, including but not limited to executing such certificates, agreements and affidavits as may reasonably be required by CoBank.

Section 15. Ratification and Approval of Prior Actions. All actions heretofore taken by the officers of the City and members of the City Council, not inconsistent with the provisions of this Ordinance, relating to the Financing Documents, or actions to be taken in respect thereof, are hereby ratified, approved, and confirmed.

Section 16. Severability. If any section, paragraph, clause, or provision of this Ordinance shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause, or provision shall not affect any of the remaining provisions of this Ordinance, the intent being that the same are severable.

Section 17. Repealer. All orders, resolutions, bylaws, ordinances or regulations of the City, or parts thereof, inconsistent with this Ordinance are hereby repealed to the extent only of such inconsistency.

Section 18. Ordinance Irrepealable. After the Note is issued, this Ordinance shall constitute an irrevocable contract between the City and CoBank, and shall be and remain irrepealable until the Note and the interest thereon, as applicable, shall have been fully paid, satisfied, and discharged. No provisions of any constitution, statute, charter, ordinance, resolution or other measure enacted after the issuance of the Note shall in any manner be construed as impairing the obligations of the City to keep and perform the covenants contained in this Ordinance.

Section 19. Recordation. A true copy of this Ordinance, as adopted by the City Council, shall be numbered and recorded on the official records of the City and its adoption and publication shall be authenticated by the signatures of the Mayor and the City Clerk, and by a certification of publication.

INTRODUCED, READ AND ADOPTED ON FIRST READING AND ORDERED PUBLISHED THIS 26TH DAY OF AUGUST, 2025.

Published in: Rocky Ford Daily Gazette

Publication date: \_\_\_\_\_

FINALLY ADOPTED AND ORDERED PUBLISHED BY TITLE THIS 9TH DAY OF SEPTEMBER, 2025.

Published in: Rocky Ford Daily Gazette

Publication date: \_\_\_\_\_

Effective date: September 9, 2025

\_\_\_\_\_  
Duane L. Gurulé, Mayor

(CITY SEAL)

ATTEST:

\_\_\_\_\_  
Stacey Milenski, Interim City Clerk

STATE OF COLORADO            )  
  )  
COUNTY OF OTERO            ) ss.  
  )  
CITY OF ROCKY FORD         )

I, Stacey Milenski, the duly appointed, qualified and acting Interim City Clerk of the City of Rocky Ford, Colorado (the "City") do hereby certify:

1. That the foregoing pages are a true, correct, and complete copy of an ordinance adopted by the City Council of the City (the "City Council") at a regular meeting of the City Council, by vote had and taken at an open, regular meeting of the City Council held at the City Hall, in the City of Rocky Ford, Colorado, on August 26, 2025, convening at the hour of 6:00 p.m., and an open, regular meeting of the City Council held at the City Hall, in the City of Rocky Ford, Colorado, on September 9, 2025, convening at the hour of 6:00 p.m., as recorded in the regular book of official records of the proceedings of said City kept in my office.

2. The adoption of the Ordinance on first reading was duly moved and seconded and the Ordinance was adopted by an affirmative vote of a majority of the members of the City Council at the special meeting of the City Council on August 26, 2025, as follows:

Name	"Yes"	"No"		Absent	Abstain
Duane Gurulé, Mayor					
Nanette Mosby, Mayor Pro Tem/Ward I					
Nicole Roberts, Ward I					
Johnny McMurray, Ward II					
Nicholas Martinez, Ward II					
Robert Barron, Ward III					
Thomas Mullins, Ward III					

3. The adoption of the Ordinance on second and final reading was duly moved and seconded and the Ordinance was adopted at a regular meeting of the City Council on September 9, 2025, as follows:

Name	"Yes"	"No"	Absent	Abstain
Duane Gurulé, Mayor				
Nanette Mosby, Mayor Pro Tem/Ward I				
Nicole Roberts, Ward I				
Johnny McMurray, Ward II				
Nicholas Martinez, Ward II				
Robert Barron, Ward III				
Thomas Mullins, Ward III				

4. The members of the City Council were present at the meeting and voted on the passage of such Ordinance as set forth above.

5. There are no bylaws, rules, or regulations of the City Council which might prohibit the adoption of said Ordinance.

6. That notices of the regular meeting on August 26, 2025, and regular meeting on September 9, 2025, in the forms attached hereto as **Exhibit A**, were posted in a designated public place within the boundaries of the City no less than twenty-four hours prior to the meeting as required by law.

7. The Ordinance was published in the Rocky Ford Daily Gazette, a newspaper of general circulation in the City, after its first and second readings, in accordance with the laws of the State. The affidavits of publication are attached hereto as **Exhibit B**.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said City this 9th day of September, 2025.

---

Stacey Milenski, Interim City Clerk

(SEAL)

EXHIBIT A

(Attach Meeting Notices)

EXHIBIT B

(Attach Affidavits of Publication)



## City Manager's Report

**To:** Mayor Gurulé and City Council Members  
**From:** Stacey Milenski  
**Date:** August 26, 2025

### PROPERTIES:

- Liberty School: No update
- Brewer Construction Site: No update
- 1149 Railroad Update: No update
- 400 S Main Update: No update
- 8th & Pine Sale: No update

### NEW/OLD BUSINESS/UPCOMING:

- Sidewalk Improvement Plan: Update/Elegant Concrete
- 50/50 Sidewalk Program: Update
- Sally Cope is working with Black Hills Energy on an incentive program for the lighting in the arena
  - Approved in the amount of \$34,000
  - Update: Expo Building has also been approved, unsure of the amount
- Meeting with Directors on Thursday, 8/28, regarding department budgets
  - Recommendations from the Finance Director will be presented to the Council after meeting with the Directors

### DEPARTMENT UPDATES:

- Rocky Ford Fire Department:
- Rocky Ford Police Department:
- Rocky Ford Communications:
- Rocky Ford Public Works:
- Rocky Ford Parks and Recreation/Cemetery:
- Rocky Ford Public Library:
- Rocky Ford Museum: