

**TOWN OF MEAD, COLORADO  
RESOLUTION NO. 32-R-2024**

**A RESOLUTION OF THE TOWN OF MEAD, COLORADO, OPPOSING HB 24-1313,  
INCREASING HOUSING DENSITY IN TRANSIT-ORIENTED COMMUNITIES**

**WHEREAS**, for a century, the State of Colorado has committed both in statute and in the state constitution to the local control of land use planning and zoning issues because local governments are best positioned to regulate these matters; and

**WHEREAS**, zoning and land use cannot be viewed separately from the impacts of proposed uses of land on surrounding properties and a community as a whole, including ensuring that sufficient and safe infrastructure is available to handle increased population or more intense uses; and

**WHEREAS**, House Bill 24-1313, which would require higher density residential development near transit and allow the state to withhold vital transportation tax funding from local communities for failing to meet certain housing goals and other requirements, would place statewide mandates on local land use matters and rely on the judgment of state legislators and regulators who lack the understanding needed to make reasoned and informed decisions for local communities; and

**WHEREAS**, House Bill 24-1313 will undermine long-range planning efforts and will severely limit the Town's ability to maintain reasonable housing density regulations to ensure a high quality of life and sound environment for our current and future residents, workers, and business owners.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Trustees of the Town of Mead, Weld County, Colorado, that:

**Section 1.** It is the position of the Board of Trustees of the Town of Mead ("Board") that municipalities are best suited to determine appropriate zoning laws for their communities and that collaboration and cooperation are the key ingredients to finding a solution to Colorado's affordable housing problem. The Board specifically finds that collaboration and cooperation is preferred over top-down statewide mandates and potential penalties, including the ability of the state to withhold important transportation funding dollars.

**Section 2.** The Board opposes House Bill 24-1313 as written and strongly urges the General Assembly to vote NO on House Bill 24-1313.

**Section 3. Effective Date.** This resolution shall become effective immediately upon adoption.

**Section 4. Certification and Delivery.** The Town Clerk shall certify to the passage of this resolution and make not less than one copy of the adopted resolution available for inspection by the public during regular business hours. The Town Clerk shall also deliver a copy of this resolution to each of the bill's sponsors, and provide a courtesy copy to the Colorado Municipal League.

**INTRODUCED, READ, PASSED, AND ADOPTED THIS 25<sup>th</sup> DAY OF MARCH, 2024.**

**ATTEST:**

By:   
Mary E. Strutt, MMC, Town Clerk



**TOWN OF MEAD:**

By:   
Colleen G. Whitlow, Mayor