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DO NOT SIGN THIS PETITION UNLESS YOU ARE A REGISTERED ELECTOR AND ELIGIBLE TO VOTE ON THIS MEASURE. TO BE A REGISTERED ELECTOR, YOU MUST BE A CITIZEN OF COLORADO AND REGISTERED TO VOTE.

Do not sign this petition unless you have read or have had read to you the proposed initiative or referred measure or the summary in its entirety and understand its meaning.

Summary: This initiated ordinance prohibits the City from rezoning the following properties for residential use: Centennial Valley (consisting of the property within the 2015 Centennial Valley General Development Plan); Redtail Ridge (consisting of the property within the 2010 ConocoPhillips General Development Plan); and Avista Adventist Hospital (consisting of the property within the Avista Adventist Hospital General Development Plan). The ordinance allows exceptions for housing that includes thirty percent (30%) on-site deed restricted inclusionary housing limited to households at or below eighty percent (80%) of the area median income (AMI).

Petition Representatives

Janette Kotichas
278 Juniper Street
Louisville, CO 80027

Jean Morgan
1131 Spruce Street
Louisville, CO 80027

INITIATIVE PETITION

This petition requests that an ordinance to add a section to Louisville Municipal Code Chapter 17.16, as shown below, be submitted to a vote if not passed by the City Council. (City Charter Article 7).

Section 17.16.360. Prohibition on Residential Rezoning.

A. Prohibition on Residential Rezoning in Certain Areas.

In order to support the fiscal health of the City and its ability to provide adequate service levels, no property located within the Centennial Valley, Redtail Ridge, or Avista Adventist Hospital zoning districts shall be rezoned or otherwise approved for residential use.

For the purposes of this ordinance, Centennial Valley zoning district shall include all areas covered by the 2015 Centennial Valley GDP, Redtail Ridge zoning district shall include all areas covered by the ConocoPhillips 2010 GDP, and Avista Adventist Hospital zoning district shall include all areas covered by the Avista Adventist Hospital 2002 GDP.

This prohibition shall apply to:

1. Any rezoning application that would designate property for residential uses;
2. Any amendment to, or new application for, a General Development Plan (GDP), Special Review Use (SRU), Planned Unit Development (PUD), or Small Area Plan that includes or enables residential use within the affected zoning districts.

B. Affordability exception.

Exceptions may be made for development of market-rate housing that includes 30% on-site deed-restricted affordable housing. For the purposes of this exception:

1. On-site deed-restricted affordable housing shall mean dwelling units that are restricted to ownership or rental by those households at or below 80% of the area median income ("AMI").
2. On-site deed-restricted affordable housing shall comply with the requirements in Louisville Municipal Code Chapter 17.76 "Inclusionary Housing" as published on May 1, 2025.
3. On-site deed-restricted affordable housing shall meet the requirements of 17.76.050 A. "On-site location." The on-site option shall be the only option to satisfy the requirements for this exception.

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Affidavit of Circulator

Affiant's Printed Name

Residence Address (Street # and Name)

City

County

Date Signed

- a. That the affiant has read and understands the laws governing the circulation of petition;
- b. That the affiant was eighteen years of age or older at the time the section of the petition was circulated and signed by the listed electors;
- c. That the affiant circulated the section of the petition;
- d. That each signature thereon was affixed in the affiant's presence;
- e. That each signature thereon is the signature of the person whose name it purports to be;
- f. That, to the best of the affiant's knowledge and belief, each of the persons signing the petition section was, at the time of signing, a registered elector; and
- g. That the affiant has not paid or will not in the future pay and that the affiant believes that no other person has paid or will pay, directly or indirectly, any money or other thing of value to any signer for the purpose of inducing or causing such signer to affix the signer's signature to the petition.

Affiant's Signature

Subscribed and sworn to me in the county of _____, State of Colorado, this _____ day of _____, 20 ____

Notary seal

Notary's Official Signature

Commission Expiration