

ORDINANCE NO. _____
INTRODUCED BY: Fiedler

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BRIGHTON, COLORADO,
APPROVING THE HISTORIC LANDMARK DESIGNATION FOR 319 SOUTH MAIN STREET

WHEREAS, pursuant to the laws of the State of Colorado and the Brighton *Land Use and Development Code* (the "LUDC"), there was presented to and filed with the City of Brighton (the "City") an application (the "Application") to designate as a historic landmark the principal structure of 319 South Main Street, Lots 5 and 6 of Block 2 of the Brighton Subdivision, located in the northwest quarter of Section 7, Township 1 South, Range 66 West of the 6th Principal Meridian, (the "Property"); and

WHEREAS, the owners of the Property have provided consent to the requested nomination; and

WHEREAS, in accordance with the public notice requirements of the LUDC, a public notice was published on the City's website, and signs were posted on the Property, both for no less than fifteen (15) days prior to the Historic Preservation Commission public hearing; and

WHEREAS, on September 25, 2025, the Historic Preservation Commission held a public hearing to consider the nomination of the Property for designation as a historic landmark and provided a recommendation of approval to the City Council; and

WHEREAS, on November 4, 2025, the City Council opened a public hearing where it conducted its review and considered the Historic Landmark Designation pursuant to the applicable provisions set forth in the LUDC; and

WHEREAS, the City Council finds that the Property is at least fifty (50) years old and satisfies at least one (1) criterion from one (1) of the Eligibility Categories, as outlined in Section 10.03 B, Eligibility for Designation, of the LUDC; and

WHEREAS, the City Council finds that the modest Folk Victorian style, small front porch, second story balcony, lap siding, and gable-end windows are the defining features of the Property and shall be preserved to retain the historical significance for designation as a local landmark; and

WHEREAS, the City Council has reviewed the Application to nominate the Property as a historic landmark and finds and declares that the proposed designation will not be detrimental to the future development of the area, or the health, safety, or welfare of the inhabitants of the City; and

WHEREAS, the City Council finds that the designation of the Property as a historic landmark will, through preservation and protection, enhance the use of this cultural resource and will contribute to the artistic, social, economic, political, architectural, and historic heritage of the City for the benefit of the inhabitants of the City.

NOW THEREFORE, BE IT ORDAINED, by the City Council of the City of Brighton, Colorado, as follows:

Section 1. The City Council finds and determines that: 1) the proposed Historic Landmark Designation is in accordance with the guidelines for designation as a historic landmark; 2) the proposed Historic Landmark Designation is in accordance with the policy and intent of the Land Use and Development Code Section 10.03; and 3) the proposed Historic Landmark Designation is in accordance with the goals and objectives of the Comprehensive Plan and any other plan, policy or guidance adopted pursuant to that plan.

Section 2. The City Council hereby approves the Historic Landmark Designation for 319 South Main Street.

Section 3. As provided in City Charter Section 5.9(A), this Ordinance, either as presented or as amended, shall be published in full as it was adopted after the initial reading. This Ordinance shall be in full force and effect five days after its final publication, as provided in City Charter Section 5.8.

INTRODUCED, PASSED ON FIRST READING, AND ORDERED PUBLISHED, THIS 4th DAY OF NOVEMBER 2025

PASSED ON SECOND AND FINAL READING AND ORDERED PUBLISHED BY TITLE ONLY ON THIS 18th DAY OF NOVEMBER 2025

CITY OF BRIGHTON, COLORADO

GREGORY MILLS, Mayor

ATTEST:

NATALIE HOEL, City Clerk

Published in the *Brighton Standard Blade*

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Final Publication: December 4, 2025

APPROVED AS TO FORM:

JAMES GALLAGHER, Assistant City Attorney