

RECORD OF PROCEEDINGS

Town of Estes Park, Larimer County, Colorado, June 20, 2002

Minutes of a Regular meeting of the **PUBLIC WORKS COMMITTEE** of the Town of Estes Park, Larimer County, Colorado. Meeting held in the Municipal Building in said Town of Estes Park on the 20th day of May 2002.

Committee: Chairman Barker, Trustees Doyley and Gillette
Attending: All
Also Attending: Town Administrator Widmer, Public Works Director Linnane, Fire Chief Dorman, Police Operations Commander van Deutekom, Construction Manager Sievers, Deputy Clerk van Deutekom
Absent: None

Chairman Barker called the meeting to order at 8:04 a.m.

HOSPITAL/PROSPECT AVE. ROAD CONNECTION PROJECT – CONTINUED FROM MAY 16TH MEETING.

Director Linnane summarized the road connection project request and outlined citizen concerns expressed to date. Additional audience comments were heard from John Hazlitt/325 Park View Ln.; Brenda Reins/165 Stanley Circle; and Byron Hall/161 Stanley Circle. Items discussed include: safety, breakaway barriers, and drainage. Andrew Wills/EPMC reported that neighborhood meetings are continuing and he requested additional time to allow Hospital staff and citizens to reach a consensus prior to consideration by the Town.

The Committee agreed and **continued this item to a future meeting to be determined.**

EMERGENCY ROAD CONNECTION AT PAWNEE MEADOWS SUBDIVISION – CONTINUED FROM MAY 16TH MEETING.

Director Linnane briefed the Committee on this request for the Town to construct an emergency, non-paved access connection between Cherokee Dr. and Pawnee Dr. He explained that the developer will be required to construct this road connection upon development of the subdivision. Director Linnane also reported that Estes Park's two access point requirement for new development is in line with comparison cities.

Fire Chief Dorman and Police Operations Commander van Deutekom confirmed that the existing access to the existing subdivision adequately meets safety requirements and Construction Manager Sievers identified easement locations that could be accessed in the event of an emergency.

Concluding all discussion, the **Committee denied the request for an emergency road connection between Cherokee Dr. and Pawnee Dr. at Pawnee Meadows Subdivision and encouraged the private developer to expedite construction of the road connection at the earliest possible convenience.**

MACGREGOR MOUNTAIN LODGE WATER TANK – REQUEST.

Director Linnane presented a proposed lease of water rights between the Town and the Warren and Ruth Clinton Charitable Remainder Unitrust, owner of MacGregor Mountain Lodge (Lessee). Presently, the Lessee's primary water supply is a domestic well, which has a very junior priority date. The Lessee is currently pursuing an augmentation plan in order to continue the current use of the well and is requesting to lease one acre-foot of the Town's Windy Gap water to be used in Lessee's augmentation plan. In consideration of the lease of the Windy Gap water, they agree to provide the Town the following benefits:

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1. Pay sum of \$200 per year for the lease of water
2. Upon extension of the Town's water system, to purchase a tap for the property
3. If the Town's future improvement to its water system requires construction of a storage tank on Lessee's property, Lessee will give an easement to the Town for such storage tank at no cost. (The Town's Water Master Plan indicates that the Fall River High Zone Tank may be located on or near Lessee's property.)

Town Attorney White has reviewed the proposed lease and is recommending the following modifications:

1. Paragraph 2.2 of the Lease be amended to provide the Lessee shall physically connect to the Town's water system when the system is available; and
2. The grant of easement for a storage tank include the grant of all necessary access easements and easements for distribution facilities from and to the storage tank.

There are no budget implications. The \$200 per year payment will more than defray the annual cost of pumping and delivering the one acre-foot of Windy Gap water (approximately \$50.00 per acre-foot per year). The granting of the easement for the storage tank and distribution lines will provide the Town with a tank site at no cost. Concluding all discussion, the **Committee recommends approval to lease MacGregor Mountain Lodge one acre-foot of Windy Gap water as compensation for a future tank site to include the modifications outlined above.**

REPORTS.

None.

Trustee Gillette noted citizen interest in Estes Park's fire evacuation plan and requested evacuation information be published in local newspapers to alleviate their concerns.

There being no further business, Chairman Barker adjourned the meeting at 8:47 a.m.

Rebecca van Deutekom, CMC, Deputy Town Clerk