



TOWN OF BRECKENRIDGE
OPEN SPACE & TRAILS

Breckenridge Open Space Advisory Commission

March 25, 2024

Council Chambers in Town Hall
150 Ski Hill Road, Breckenridge, CO 80424

THE TOWN OF BRECKENRIDGE IS HOLDING HYBRID MEETINGS. THIS MEETING WILL BE HELD IN PERSON AT BRECKENRIDGE TOWN HALL. ALL MEMBERS OF THE PUBLIC ARE INVITED TO ATTEND. IN PERSON ATTENDEES MUST NOT ACCESS THE VIRTUAL MEETING WHILE IN COUNCIL CHAMBERS.

This meeting will also be broadcast live over Zoom. Log-in information is available in the calendar section of our website: www.townofbreckenridge.com. Questions and comments can be submitted prior to the meeting to websiteopenspace@townofbreckenridge.com.

4:00 pm	<i>Site Visit to the Open Space Offices at 1760 Airport Road, Unit A in Breckenridge</i>	
5:30 pm	<i>Call to Order</i>	
5:35 pm	<i>Discussion/Approval of Minutes</i>	1
	<ul style="list-style-type: none">• February 26, 2024 Draft BOSAC Meeting Minutes	
5:40 pm	<i>Discussion/Approval of Agenda</i>	
5:45 pm	<i>Public Comment (Non-Agenda Items; 3-Minute Limit Please)</i>	
5:50 pm	<i>Staff Summary</i>	9
	<ul style="list-style-type: none">• Field Season Update• Seasonal Hires• Friends of Breckenridge Trails• Signage Workplan RFP Update• Camp Hale and Continental Divide National Monument Access Planning Grant• 2024 Project List with Maps• Joint BOSAC/Town Council Meeting	
5:55 pm	<i>Open Space Discussion</i>	26
	<ul style="list-style-type: none">• BOSAC Officer: Vice Chair Nomination• Dry Gulch Management• Laurium Trailhead Options• Council Matters Related to Open Space Topics• Other Matters	
7:30 pm	<i>Adjournment</i>	

I) CALL TO ORDER

Duke Barlow called the February 26, 2024, regular meeting of BOSAC to order at 5:32 pm. Other members of BOSAC present included Krysten Joyce, Chris Tennal, Bobbie Zanca, Nikki LaRochelle (virtual), and David Rossi. Staff members present included Anne Lowe, Tony Overlock, Scott Reid, Mark Truckey, Julia Puester, Shannon Haynes, and Alex Stach. Jay Beckerman, Town of Breckenridge Council Member, was present virtually. Members of the public included: Marika Page and Greg Ruckman. Katherine King from Summit County Open Space & Trails was also present.

II) APPROVAL OF MINUTES

A) BOSAC REGULAR MEETING – January 29, 2024.

The minutes were approved as presented.

III) PUBLIC COMMENTS

Ms. Haynes: Shannon Haynes, Town Manager speaking. I just wanted to briefly apologize for any miscommunication about the rescheduling of BOSAC meeting dates and clarify that the decision is up to the commission. Changing the dates would facilitate communication with the Town Council regarding meeting minutes, but also with land acquisitions and executive session materials. This is a suggestion; we are not trying to push the commission into changing their meeting date/times. We hope that you all will consider what is best for the commission and make a decision that works for all of you.

IV) STAFF SUMMARY

A) FIELD SEASON UPDATE

OST is currently focused on data collection and winter grooming. We also assisted Gold Run Nordic Center prepare for the 2024 Breckebeiner race with signage and messaging and have heard positive feedback regarding the event.

B) DRY GULCH TRAIL UPDATE

During the January 2024 BOSAC meeting, the commission and staff discussed the construction of potential new trails in 2024, one of which was a north-to-south connection through Golden Horseshoe and the Dry Gulch property. Since then, we've had a Golden Horseshoe Oversight Committee meeting and discussions with our partners at the County and Forest Service. As part of a joint effort to monitor wildlife in the Upper Blue River Watershed with Summit County Open Space and Trails, we set up a game camera in June of 2023 near the proposed path and it's showing a large amount of elk movement through the area. Additionally, this trail had a lukewarm

reception from BOSAC members. Staff have decided to hold off on this trail and will continue to monitor that area, which will hopefully give us a bigger snapshot of wildlife activity. Staff will continue to look for a north-south connection through the Golden Horseshoe to facilitate access, as this may not be the best location.

Ms. Zanca was curious about the proximity of the wildlife camera to the proposed trail route and OST staff replied that the current location was essentially right next to the proposed alignment. Ms. Joyce asked if we are considering other locations for a north-south connection in the Golden Horseshoe and if we have begun wildlife monitoring at those locations yet. Staff replied that the Town is only operating one camera (Dry Gulch) at the moment, but the County manages a few other wildlife cameras along Tiger Road and Rock Island Road. OST staff will consider acquiring additional cameras or rotating the Dry Gulch camera as we continue to plan for north-south connections in the Golden Horseshoe. Historically, in the Golden Horseshoe, the eastern portion of the Horseshoe has been more of a focus for wildlife movement and habitat, especially from CPW and the Forest Service perspective. A connection from Rock Island westward would have greater potential for a north-south connection without as many wildlife conflicts.

C) STATE TRAILS GRANT UPDATE

Staff was unfortunately not successful in obtaining a State Trails Grant for some of our proposed frontcountry infrastructure projects. There was an amazing amount of competition this year and the feedback we received was encouraging and thoughtful from the CPW review committee. The budget and cost were the main issues that the CPW review committee found, and we have seen this before when it comes to costs in small mountain resort communities. Sourcing lumber and paying for contractors is a little bit higher than some other parts of the state. Staff is still planning to proceed with all the proposed frontcountry infrastructure improvements from our project list and we will work with the Town's grants committee to take lessons from this year's process and return with a stronger application in another round.

D) JOINT BOSAC/TOWN COUNCIL MEETING

There will be a joint BOSAC and Town Council meeting on April 9, 2024, from 5 PM to 6 PM. And agenda will follow.

V) **OPEN SPACE DISCUSSION**

2023 State of the Open Space Report

Ms. Lowe presented a draft version of the *2023 State of the Open Space Report*, which summarizes open space acquisitions and highlights the program's accomplishments in 2023.

Mr. Barlow asked BOSAC and staff if it made sense to separate the Wellington Treatment Plant from “Charges for Services” in our 2023 Open Space Budget visual. OST staff explained that we do share costs for the treatment plant with Summit County Open Space & Trails and that we would look into how to separate that cost from other budgeted items. Ms. Zanca asked for staff to revise the percentages on the budget page. She also requested additional winter photos going forward.

There was a discussion between commission members on the term “singletrack” and whether the Town’s inventory of trails should be considered “singletrack” or if there was an alternative term that was more encompassing. OST staff clarified that the stats used in the report (68 miles) were referencing “singletrack” or “natural surface trails,” and not double-track, paved paths, or country roads. There was discussion about the distinctions and qualifiers for the term and how it might be used going forward.

2024 Project List

Ms. Zanca and Ms. Joyce recommended that we try to reference as many strategic goals from our Open Space & Trails Master Plan as possible for each project in our 2024 Project List. Ms. Joyce suggested separating said strategic goals into categories, such as primary and secondary. Trail construction for example, addresses Strategic Goal #2 Recreation, but a secondary goal could help us define additional purposes for projects.

BOSAC had questions about the realignment of a section of the Nightmare on Baldy Trail and potential trail construction at Copper Canyon. Commission members were curious on how staff balance trail maintenance and construction projects and if there would be a lack of maintenance when constructing a new trail. Staff reminded BOSAC that the Copper Canyon project would remain in the planning phase this season and that new trail construction on this property would likely be contracted out, primarily due to the terrain. Ms. Joyce also was curious about the process of planning efforts at the McCain Property. Ms. Lowe replied that she didn’t believe there would be any construction there until after vegetation takes hold and final surveying of the project was completed over the next two years, but that we could discuss planning efforts this year. Mr. Tennal asked about the progress of our “recommended loops” and if those would be involved in our trail planning efforts this summer. Mr. Overlock replied that there is a working list of loops, but the next step will be working with the Signage Workplan contractor on how to best sign those loops in the field.

Signage Plan RFP

Staff presented a draft copy of the Signage Workplan RFP. Ms. Lowe explained that we’ve tried to incorporate the main discussion points from BOSAC meetings last summer regarding the Signage Workplan and are looking for feedback. The document includes a lot of the required boilerplate language and background

information, but also ideally gives the contractor enough flexibility to figure out how our Signage Workplan comes together to meet our needs.

Ms. Zanca provided a number of important edits and suggestions related to the RFP timeline, dates, insurance requirements, budget, and scope of work. Ms. Lowe stated that we are trying to keep a level of flexibility in the document, and we learned a lot from our Master Plan RFP about adjusting deadlines and time windows. Ms. Zanca and Ms. Joyce were also curious about the type of contract we would be awarding and if the Town has a specific criterion for RFPs that we can lean on. Ms. Zanca has concerns about the word “complementary” regarding signage of our joint owners and partners and how that wording might create a problem for contractors. Ms. Lowe stated that our intent is to create a Signage Workplan that won’t force any of our partners (Summit County, USFS, etc.) to have to change their own signage throughout the County, as we manage our trails seamlessly across jurisdictions.

There was also a question regarding the formal agreement and the related terms and conditions. Mr. Rossi explained that he believed the Town would carry out a Service Agreement once a contract was awarded. Ms. Zanca explained that this might create confusion for the contractor on the pricing of the project, to which Mr. Rossi stated his understanding was that the respondents will provide their own pricing scenarios to which OST staff would evaluate the respondents RFP for price and other criteria. The winner would then go into a services agreement with the Town’s legal department.

Ms. Zanca stated she was also a bit concerned about the Scope of Work section in the RFP and the final deliverable. Ms. Lowe reiterated that we are really focused on providing the contractor with a lot of flexibility and that a large part of what we are asking for is for the contractor to review our existing signage, as well as our partner’s existing signage. Ms. Joyce agreed with Ms. Zanca that there are a lot of considerations in the RFP, but no concrete request at the end of the document. Mr. Rossi stated that the document addresses that in the RFP Requirements section and that staff was not trying to provide any specific prescriptions. Ms. Joyce agreed that was important, but she still thinks it’s important to have a part of the Scope of Work that says, “we would like to see a final signage package that incorporates the above considerations so that we can have “X, Y, Z.” Mr. Rossi stated he believes the document does address a specific prescription because the RFP says the contractor will produce wayfinding, regulatory signs, etc. and the text underneath are considerations to take as the contractor is creating those signs. Ms. Lowe stated that staff can adjust the Scope of Work to be clearer and have a concluding line that addresses the final product. Mr. Truckey suggested Ms. Zanca meet with Ms. Lowe on additional suggested edits in the document after the meeting.

BOSAC then discussed the proposed cost of the plan and the source and specifications of materials. Mr. Rossi explained that the contractor will provide

design guidelines and concepts while presenting their various design iterations. Mr. Rossi explained that design integration leads to implantation costs. This is the design phase, which would then follow with hiring a sign fabricator, which in turn leads to costs of materials and manufacturing. He stated that we are paying for a firm's expertise and an experienced designer. Mr. Rossi then said this is a bit subjective and that's one of the biggest challenges in the design world and that staff/BOSAC will know what is complementary when we physically see it.

Ms. Zanca asked about the evaluation criteria and weighting. Ms. Lowe stated that we did eliminate the weights, as we did not want to be held to them. There were also questions about the criteria and if they were "requirements," to which Ms. Lowe replied that we just wanted to include general guidelines to weigh when reviewing proposals.

Ms. Lowe replied that the selection committee would pick the top two or three and then would interview them using the previously mentioned criteria. Ms. Lowe stated it can be difficult to evaluate but we vet every candidate for things like approach, availability, costs, and previous body of work. Ms. Joyce stated that a lot of these questions are probably for the Town attorney to make sure all our boilerplate language is consistent across the board and legally compliant.

Ms. LaRochelle wanted to remind staff that we had identified "temporary signage" as a category of signage to address in the Signage Plan. We all shared several interesting and informative examples of temporary signage that we'd like to see included in the Signage Plan.

Updated BOSAC Rules to Change Meeting Schedule

Staff reiterated Ms. Haynes's statement that changing the meeting schedule is a BOSAC decision and completely up to the commission. Ms. Lowe presented the proposed date changes as listed in the BOSAC packet. Ms. Zanca wanted to know more details on how moving the dates would be beneficial for the Town Council. Ms. Lowe replied that the Town Council often meets the day after our BOSAC meeting, so it's helpful for acquisitions and gives us a longer timeline to get materials, information and a BOSAC recommendation to Council. Particularly with acquisitions, staff is under tight timelines to get things under contract. Ms. Joyce pointed out it allows additional time to ask questions, as well regarding acquisitions/major decisions.

BOSAC voted 5 to 1 to approve the updated BOSAC Rules to change the meeting schedule starting in May 2024.

Winter Uses Discussion

BOSAC suggested in November of 2023 that they would like to have a conversation on winter uses on our natural surface trails and if there was any potential to expand the “trail loops” idea to include winter users. Staff described the methodology of the study, camera locations, and some of the basic observations gathered so far.

Mr. Rossi asked about how frequently we would be rotating the cameras and monitoring other trails. Mr. Barlow asked about some of the parameters of the study and what categories we are sorting users into. Mr. Overlock explained that we would be rotating the cameras to target specific trails every two to three weeks and Mr. Stach explained the methodology of capturing users and the specific categories being used. Mr. Overlock stated that staff was curious about monitoring users at both the groomed system at Gold Run and busier trails in the French Gulch to see if there are distinct differences in users between the two areas. Mr. Overlock also stated that staff certainly does consider winter use when planning/constructing new trails, but sometimes there are factors that limit how much consideration goes into planning for winter user, like terrain and property boundaries.

Mr. Barlow stated he was excited to use this time to have a general conversation about winter use. He reminded the group that the State of the Open Space reported that winter use numbers are almost as high as the summer use numbers, but it doesn't feel as though winter use gets as much attention. Mr. Barlow wondered if we are underserving beginners – hikers and snowshoers. Some beginners just want to go for a walk and are bombarded by signage saying, ‘stay off the tracks.’ Are we coming up short regarding access and inclusion for winter users? It's not just bilingual messaging and wheelchair-friendly trails, but Mr. Barlow stated we have to consider different user groups and experience levels.

Mr. Barlow stated that he had some issues with how we communicate messages related to avoiding XC tracks, fat bike etiquette and snow compaction. He believes that the ski area and Nordic Centers provide that curated experience, but that our open spaces should encourage and welcome any and all types of users.

Mr. Rossi said he had a feeling hikers and dog walkers greatly outnumber skiers. So in talking about inclusion, we might be backwards there. He has seen the ‘Think Before You Sink’ signage and that it has its place in specific areas. He thinks we should accommodate both. Mr. Barlow said he felt the avoidance signage felt a little “elitist.”

Ms. Joyce reminded everyone that all trail users need to have an “awareness of a multitude of users.” She stated she agrees with Mr. Barlow that there are fewer places for walkers to go and that we don't want them to feel less welcome. Ms. Joyce also echoed that access is more than just language and ADA requirements.

Ms. Zanca asked the Winter Conditions webpage, how frequently the page is updated, and that it would be a great starting point for beginner winter users. There was a conversation about the idea of “experience degradation” and how conditions are unique in the winter seasons. Ms. LaRochelle chimed in that there are varied ways of thinking about this. She agreed with Mr. Barlow and Ms. Joyce that the Nordic Centers create a curated experience, and she thinks that when we focus on equity and inclusion, we need to not assume that one modality is superior to another or compromising another. She also brought up that there might be a space for winter-specific signage, as she notices many lost and confused trail users during the winter months.

Mr. Barlow mentioned that he thinks it is important that we pursue winter parking opportunities. He said we owe it to the access component to make sure we are providing adequate parking at the spaces. Mr. Rossi pointed out you we also have to factor in how the snowplow works at certain roads/trailheads.

Finally, there was a discussion on the price of Nordic skiing and making sure we provide a free, equitable opportunity for winter recreation. Mr. Tennal echoed statements from other BOSAC members that he believes we should not over-define or over program public lands.

Council Matters Related to Open Space Topics

N/A

Other Matters

Mr. Tennal announced that he accepted a new position that will involve a lot of international/national travel and he will not be able to continue as vice-chair. He stated he would recommend a new vice-chair appointment to replace him. BOSAC will think about the vice-chair position and make an appointment at the next meeting.

Ms. Lowe updated the committee on the Little Daisy purchase. Staff is currently working on the lease. Town code requires that any multi-year agreement that spans different fiscal years must go through a two-hearing process. The ordinance then is effective 30 days later. Staff want to ensure there is a lease ready to take care of the current tenants.

VI) EXECUTIVE SESSION

N/A

VII) ADJOURNMENT

A motion to adjourn the BOSAC meeting was made by Mr. Barlow, and Mr. Rossi seconded it. The February 26, 2024 regular meeting of BOSAC ended at 7:33 pm.

The next regular meeting of BOSAC is scheduled for March 25, 2024.

Duke Barlow, Chair

DRAFT

Memorandum

To: Breckenridge Open Space Advisory Commission
From: Open Space & Trails Staff
Re: March 25, 2024 Meeting

Staff Summary

Field Season Update

Since the last BOSAC meeting, staff have completed the following:

- Data collection at popular trailheads and trails.
- Grooming non-motorized routes; Gold Run Road, Dry Gulch, Fall Classic, Hard Luck, Slalom, Upper Flume, Middle Flume, and Tom's Baby.

Seasonal Hires

Seasonal OST Technician and Naturalist positions are posted. Staff is currently conducting interviews. If you know of any potential candidates, please reach out to staff or check the employment opportunities on the [Town website](#).

Friends of Breckenridge Trails

Staff is currently working on finalizing dates and projects for the 2024 season. BOSAC will be updated at our next meeting in April.

Signage Workplan RFP

The Town of Breckenridge (Town) is soliciting proposals for a Signage Workplan to support the Town's Open Space & Trails Master Plan. The RFP can be found on the [Town website](#). Qualified applicants can submit proposals to Alex Stach, Open Space & Trails Coordinator, at alexstach@townofbreckenridge.com, who will serve as the primary point of contact for this RFP, no later than 4:00pm MT on Friday, April 12, 2024. All questions must be received by March 25, 2024. Q&A's will be posted to the Town's website by March 27, 2024.

Camp Hale and Continental Divide National Monument Access Planning Grant

Our partners at Summit County were successful in securing a State Trails planning grant for the new Camp Hale and Continental Divide National Monument. The USFS and Town are partners with the County on this project to address the anticipated increase in visitors, which will exacerbate existing access and capacity issues caused by insufficient or a complete lack of developed parking and trailhead infrastructure, along with trail systems that were not designed for high levels of visitation. This planning process will include research, data collection and analysis, community and stakeholder engagement, and goal assessments to address current and future needs of the area. The planning grant is anticipated to be completed in early 2025.

2024 Project List with Maps

Enclosed in the packet is the 2024 Project List, which was reviewed and approved by BOSAC and Council, with corresponding new maps. As always, BOSAC members are encouraged to reach out to staff if they have any questions about projects.

Joint BOSAC/Town Council Meeting

Please mark your calendars for Tuesday, April 9th from 5-6pm for a joint BOSAC meeting with Town Council. An agenda will follow.

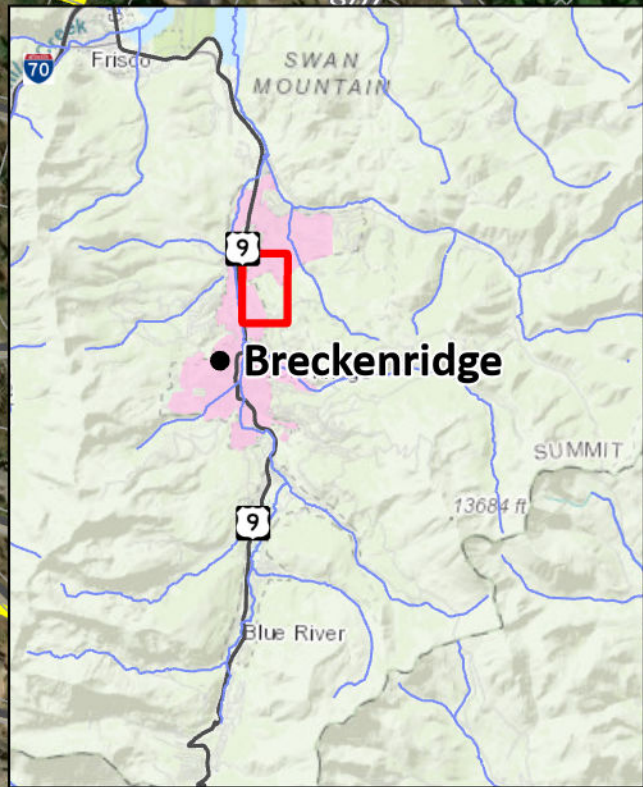
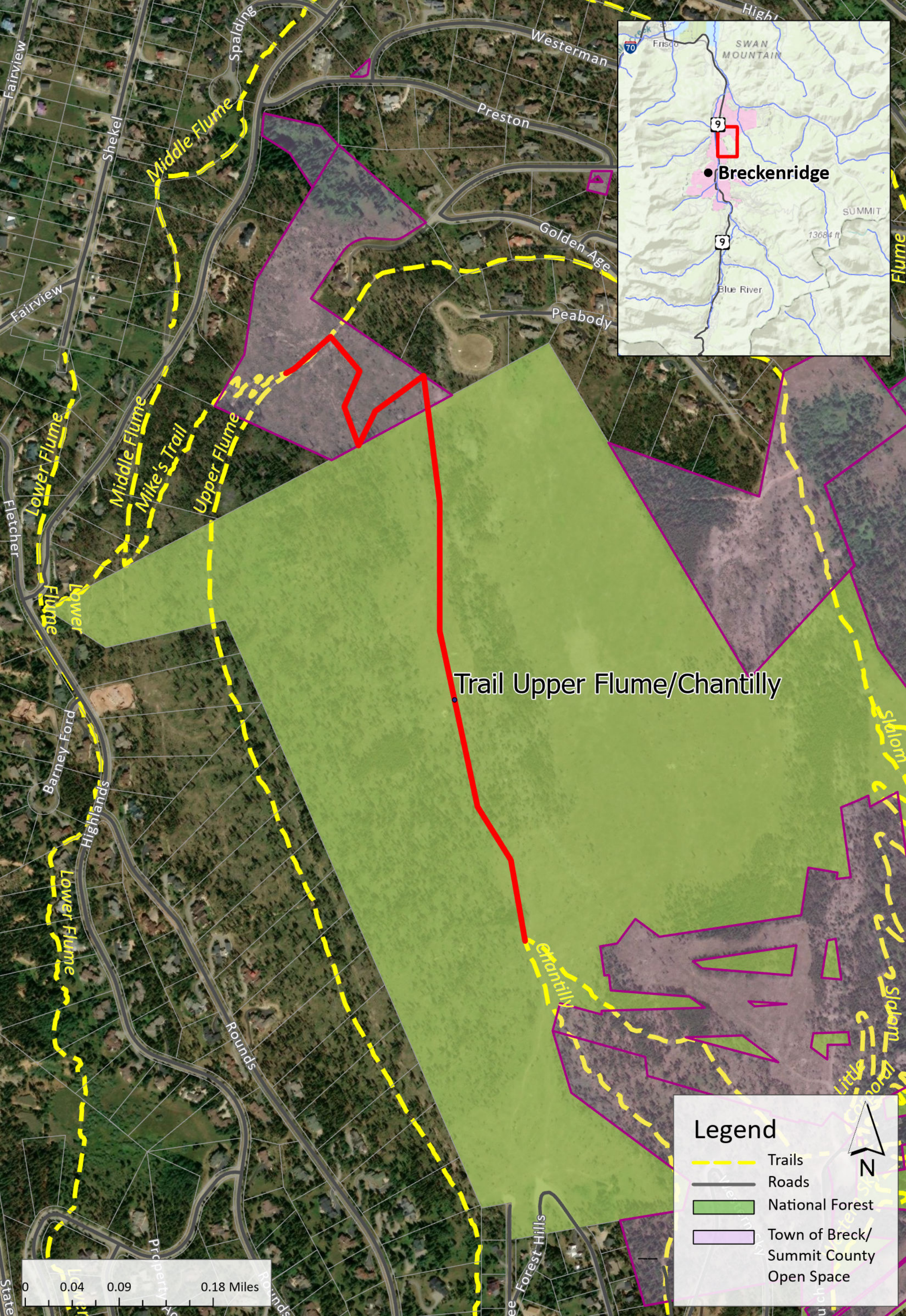
Project	Action	Master Plan Reference	Expected Completion	Partners
NEW TRAIL CONSTRUCTION & REALIGNMENTS				
New Trail: Name TBD	Construct new trail that will connect the Chantilly Trail to the Upper Flume/Mike’s Trail intersection. Provide valuable connection to French Gulch Trail system, improve user experience and overall circulation.	<u>Strategic Goal #2: Recreation</u> Strategic Initiatives: New Connection, System Wide Connectivity	Fall 2024	Summit County Open Space, USFS, CPW, One Track Mind Foundation, Rocky Mountain Youth Corps, Friends of Breckenridge Trails
Nightmare on Baldy Trail Realignment	Realign lower portion of trail to avoid fall line section of mining road.	<u>Strategic Goal #2: Recreation</u> Strategic Initiatives: Trail Plan & Design	Fall 2024	Summit County Open Space, Friends of Breckenridge Trails
River Trail Bridge Replacement: 45-foot pedestrian bridge	A hired contractor will replace the 45-foot pedestrian bridge (bouncy bridge) on the River Trail with a prefabricated bridge using the existing footprint.	<u>Strategic Goal #2: Recreation</u> Strategic Initiatives: Trail Plan & Design <u>Strategic Goal #3: Access & Inclusion</u> Strategic Initiatives: Trail Access, Accessibility	Fall 2024	Hired Contractor
Laurium Trailhead Assessment	Staff is working with a local civil engineer to perform a cost/disturbance assessment on three options to improve existing	<u>Strategic Goal #2: Recreation</u> Strategic Initiatives: Parking & Transit Access	Spring 2024	Summit County Open Space and Summit County Engineering, Road & Bridge

Project	Action	Master Plan Reference	Expected Completion	Partners
	trailhead. The three options include the existing trailhead, creating a new trailhead just east of the green gate, and creating a new trailhead south of the green gate.			
Copper Canyon Trail Planning	Assess property and boundaries for potential new trails. Provide valuable start to new connections on Baldy.	<u>Strategic Goal #2: Recreation</u> Strategic Initiatives: New Connection, System Wide Connectivity	Fall 2024	Summit County Open Space
ACCESSIBLE TRAIL IMPROVEMENTS				
Trollstigen Trail: Accessible Trail	Retrofit existing trail with crusher fines to accommodate users that are mobility impaired; add handrail to boardwalk and reduce plank spacing. Install new trailhead kiosk with user-based, accessibility information.	<u>Strategic Goal #3: Access & Inclusion</u> Strategic Initiatives: Trail Access, Communication, Accessibility	Fall 2024	Breckenridge Outdoor Education Center (BOEC)
Cucumber Gulch Preserve: Accessible Trail New Trailhead Kiosk	Retrofit existing accessible trail to accommodate users that are mobility impaired; regrade and install boardwalk/bridge over BNC pond. Trail will connect the Breckenridge Nordic Center to the avian interpretative site.	<u>Strategic Goal #3: Access & Inclusion</u> Strategic Initiatives: Trail Access, Communication, Accessibility	Fall 2024	

Project	Action	Master Plan Reference	Expected Completion	Partners
BOEC: Accessible Trail ADA Parking New Trailhead Kiosk	Create new wheelchair-friendly trail connecting the Sawmill Trailhead to Reservoir near Griffith Lodge. Add two additional parking spots to accommodate ADA parking. Install new trailhead kiosk with user-based, accessibility information.	<u>Strategic Goal #3: Access & Inclusion</u> Strategic Initiatives: Trail Access, Communication, Accessibility	Spring 2024	BOEC
Reiling Dredge Bridge: bump outs Reiling Dredge ADA Trailhead Kiosk	Construct two, 10'x20' bump outs on existing bridge to improve user circulation and provide safer passing and rest areas. Install new trailhead kiosk with user-based, accessibility information.	<u>Strategic Goal #3: Access & Inclusion</u> Strategic Initiatives: Trail Access, Communication, Accessibility	Spring 2024	Summit County Open Space BOEC
STEWARDSHIP PROJECTS				
Leave No Trace Gold Standard Site Designation	In order to be designated as a Leave No Trace Gold Standard Site, a location must meet the following criteria: Demonstrate successful implementation of Leave No Trace outdoor skills and ethics into management, programming, outreach and education efforts at the site.	<u>Strategic Goal #4: Stewardship</u> Strategic Initiatives: Habitat Protection, Management & Monitoring Challenges & Opportunities: High Use Areas Key Components:	Implement 2024 Apply 2025	Summit County Open Space, Breckenridge Tourism Office, Concessionaires

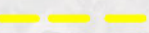
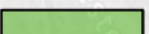
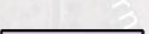
Project	Action	Master Plan Reference	Expected Completion	Partners
	<p>Formally train staff and community partners in Leave No Trace and outdoor ethics.</p> <p>Include Leave No Trace language and messaging on signs at trailheads, as well as in pamphlets and other distributed materials for visitors.</p> <p>Facilitate Leave No Trace interpretive programs, including naturalist talks, youth programs, and trail outings for visitors and volunteers.</p>	Communication - Etiquette & Education		
Keystone Drill	<p>Partnering with Breckenridge History to install the historic Keystone Drill and protective enclosure at the B&B Trailhead on the B&B interpretive trail.</p> <p>Staff will construct a wheelchair-friendly trail from B&B Trailhead to access viewing area.</p>	<p><u>Strategic Goal #1: Conservation</u></p> <p>Strategic Initiative: Cultural Values</p> <p><u>Strategic Goal #3: Access & Inclusion</u></p> <p>Strategic Initiative: Trail Access, Communication, Accessibility</p>	Summer 2024	Breckenridge History, Summit County Open Space
Friends of Breckenridge Trails	A series of volunteer events with a focus on new trail construction and maintenance, restoration of high use areas, and invasive weed removal.	<p><u>Strategic Goal #4: Stewardship</u></p> <p>Strategic Initiatives:</p>	Summer 2024	Summit County Open Space, Friends of Dillon Ranger District, Local business


Project	Action	Master Plan Reference	Expected Completion	Partners
		Habitat Protection, Trail Planning & Design		
Signage Workplan	Staff will work with contractor to improve signage, looking at: Best Management Practices, Inclusive/Dual language, Cleaning Clutter, and Improving Way Finding	<u>Strategic Goal #3: Access & Inclusion</u> Strategic Initiative: Communication Key Components: Communication (all)	Planning 2024 Implementing 2025	
Visitor Use Management	Trailhead, amenities, parking management strategies. Trailhead classification for needed amenities and infrastructure. Recommended trail loops with on the ground markers. Utilizing Freeride and Trolley to provide information to access trails.	<u>Strategic Goal #2: Recreation</u> Strategic Initiative: Parking & Transit Access Challenges & Opportunities: Trail/Trailhead Congestion <u>Strategic Goal #3: Access & Inclusion</u> Strategic Initiatives: Underserved Communities, Trail Access, Communication, Accessibility		Volpe Center, USFS, Summit County, municipalities in Summit County

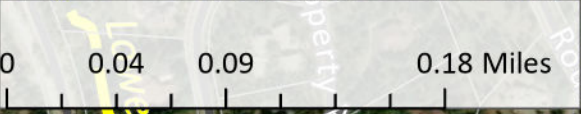


Trail Upper Flume/Chantilly

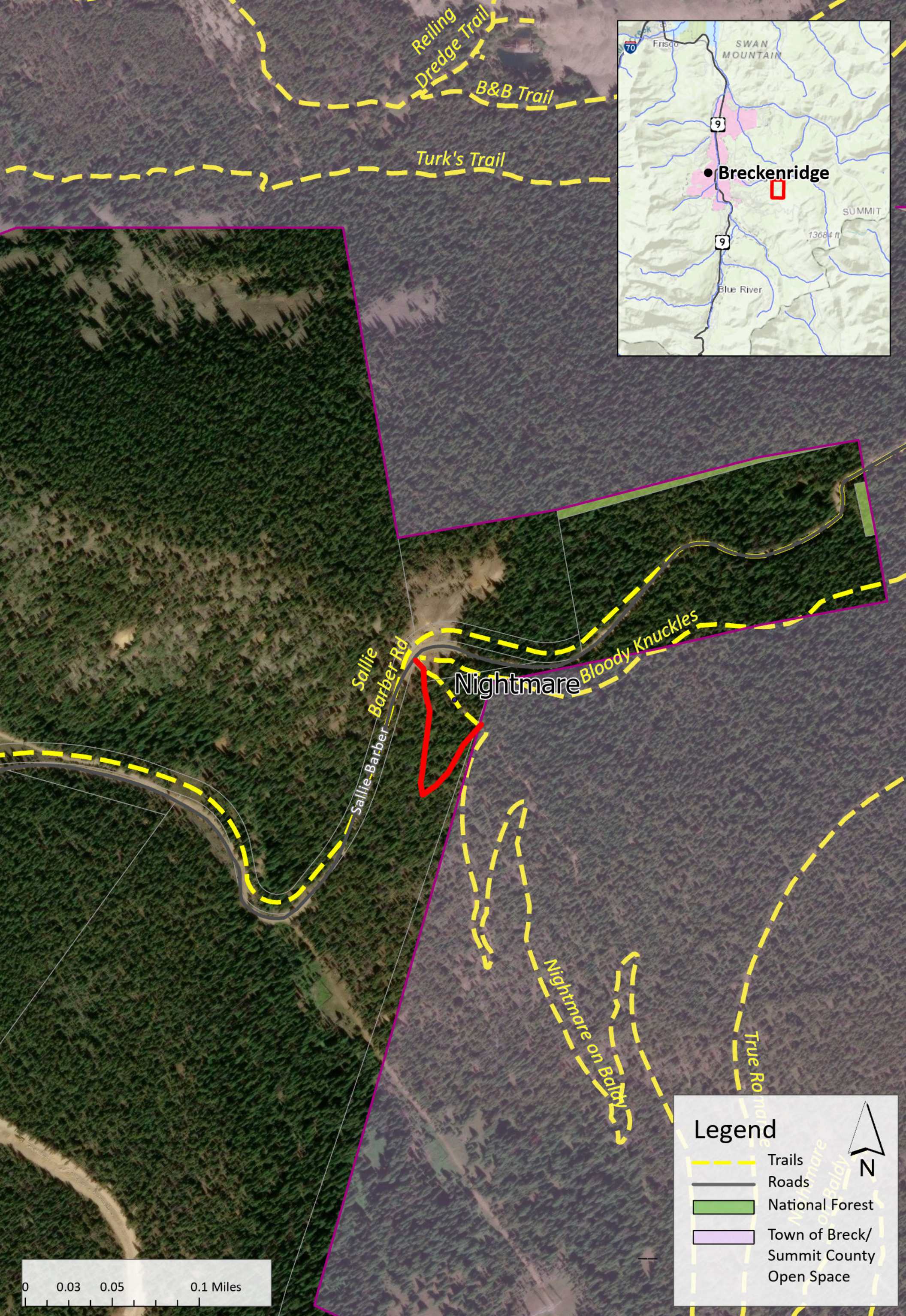
Legend

-  Trails
-  Roads
-  National Forest
-  Town of Breck/
Summit County
Open Space

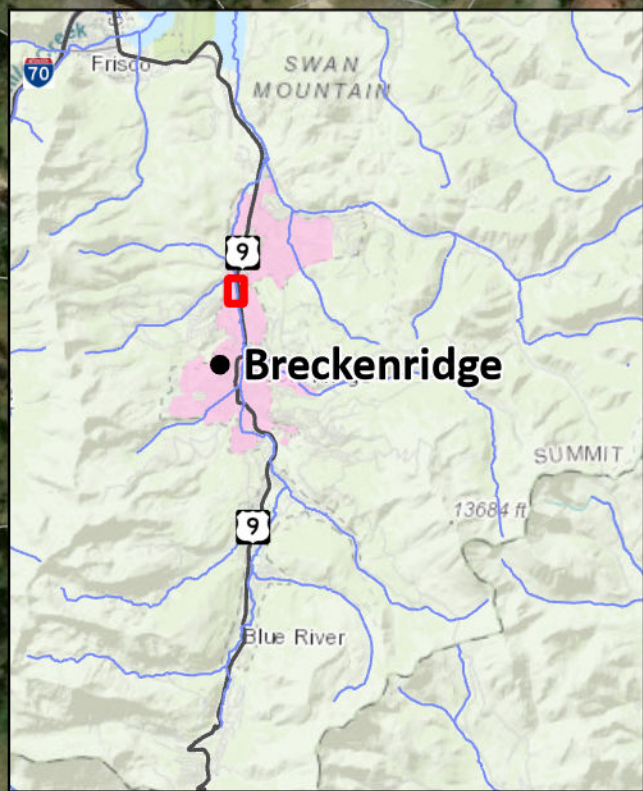

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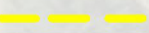
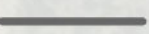
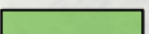
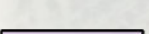
Trail Upper Flume/Chantilly

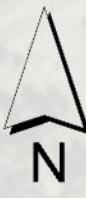


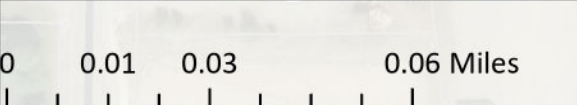
Nightmare



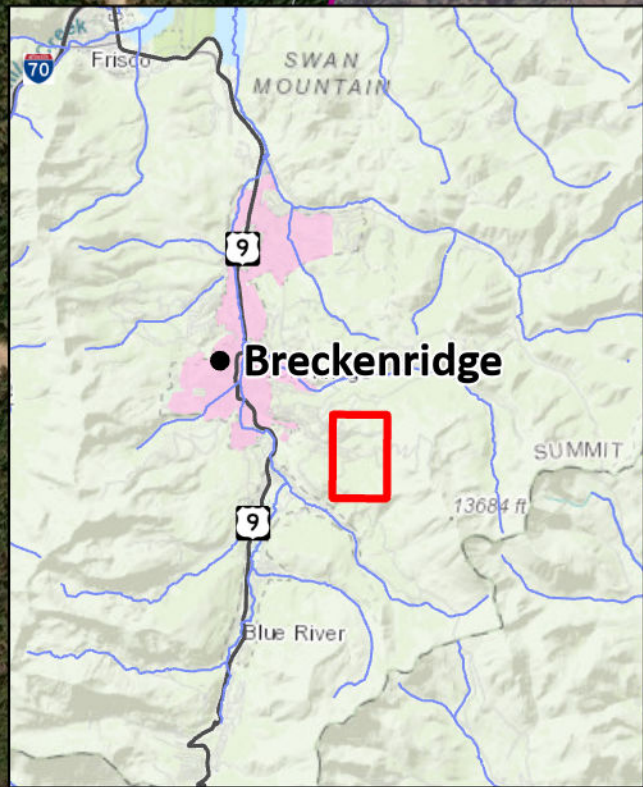
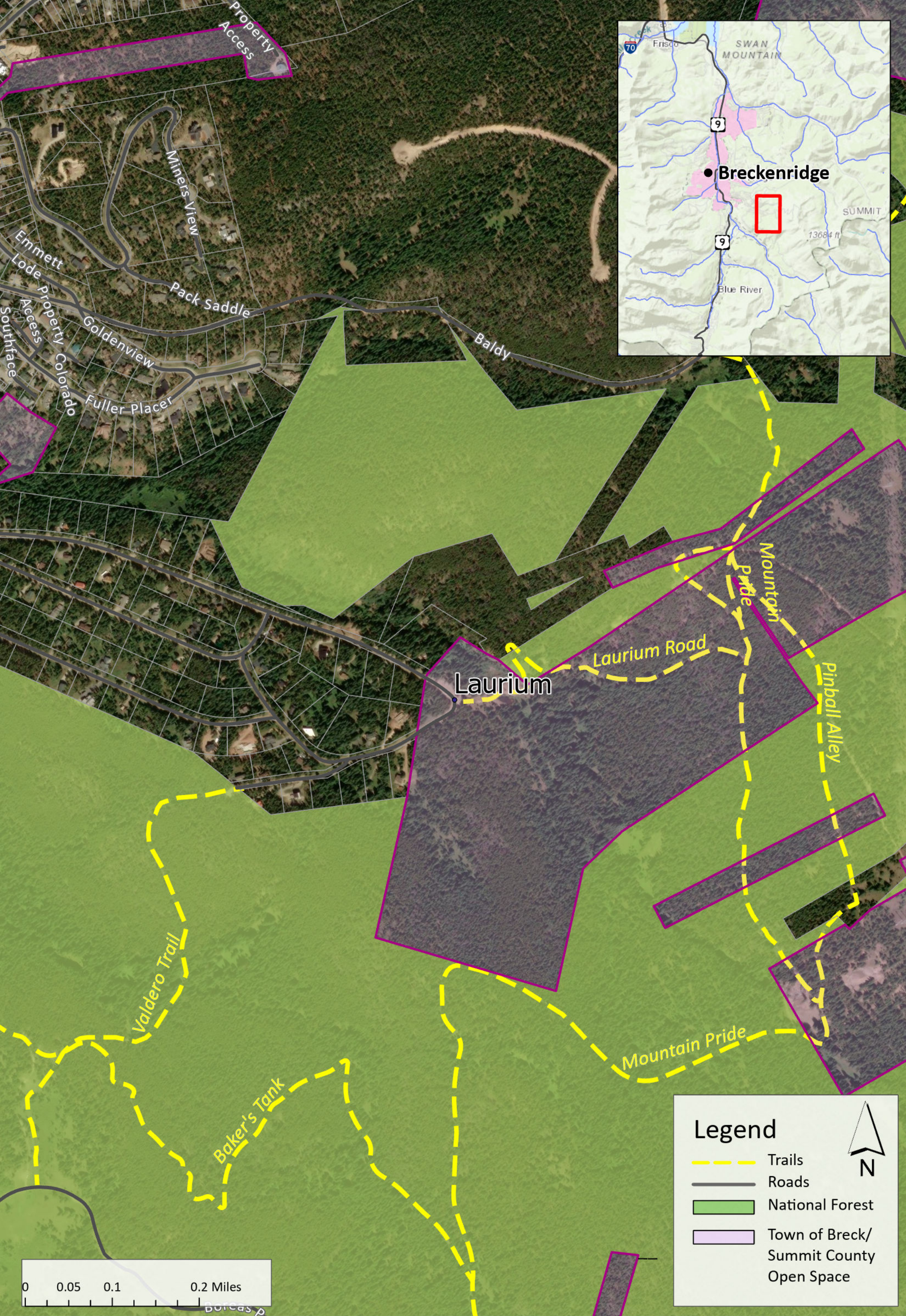
Legend

-  Trails
-  Roads
-  National Forest
-  Town of Breck/
Summit County
Open Space


N

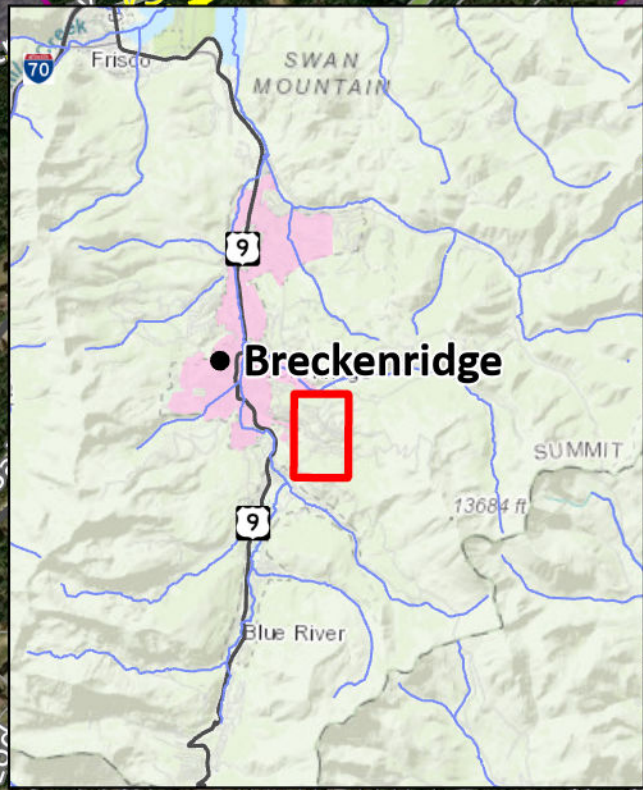


River Trail Bridge



Legend

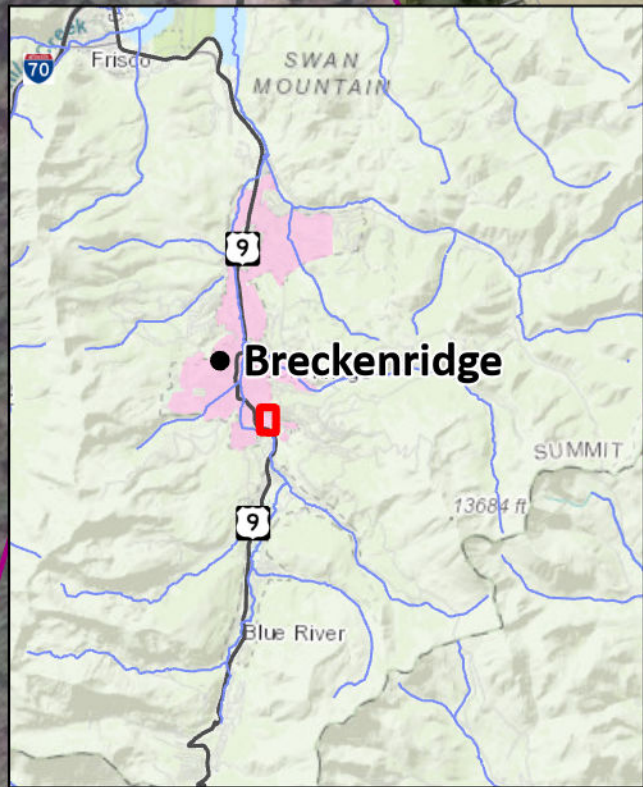
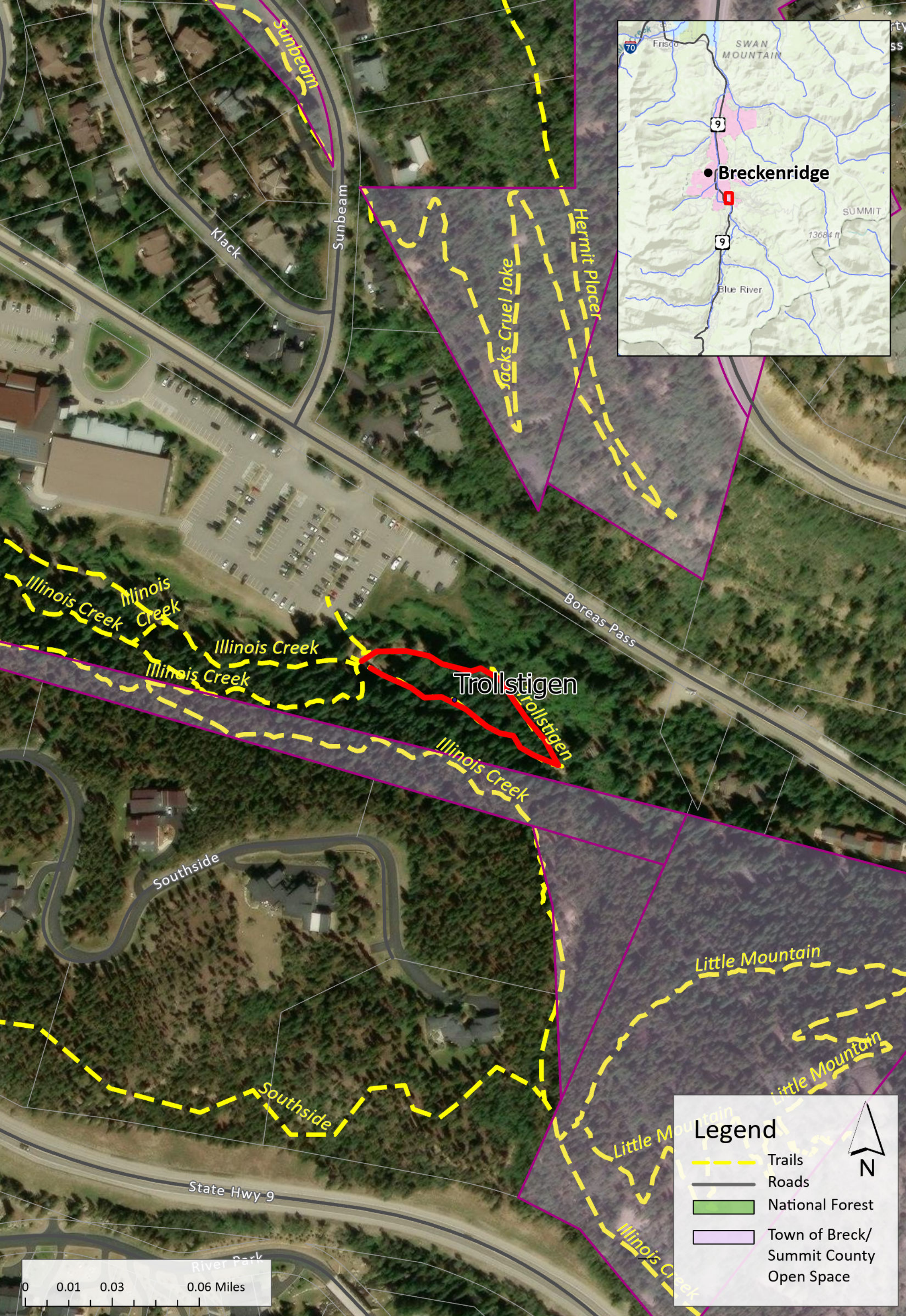
- Trails
- Roads
- National Forest
- Town of Breck/
Summit County
Open Space



Legend

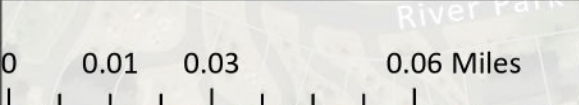
- Trails
- Roads
- National Forest
- Town of Breck/ Summit County Open Space

Copper Canyon

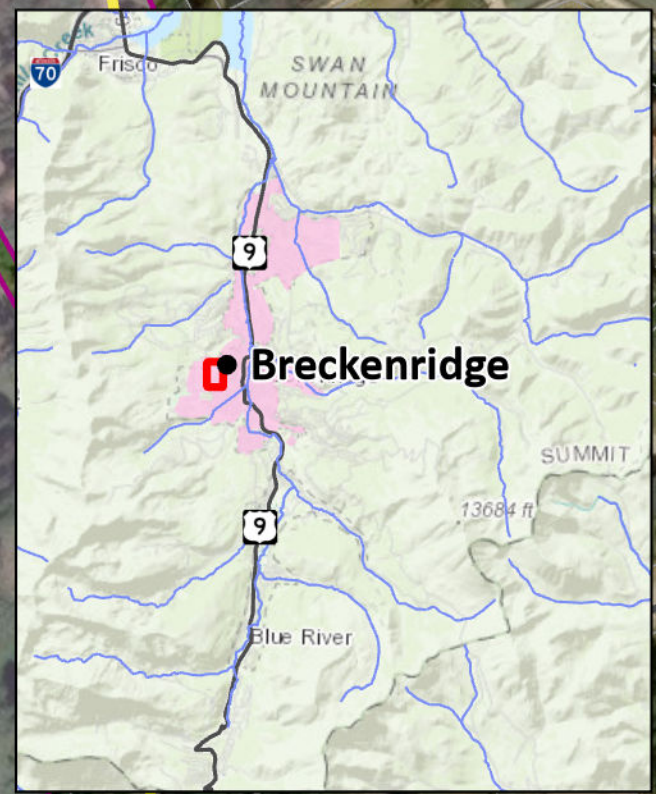


Legend

- - - Trails
- Roads
- National Forest
- Town of Breck/ Summit County Open Space



Trolstigen



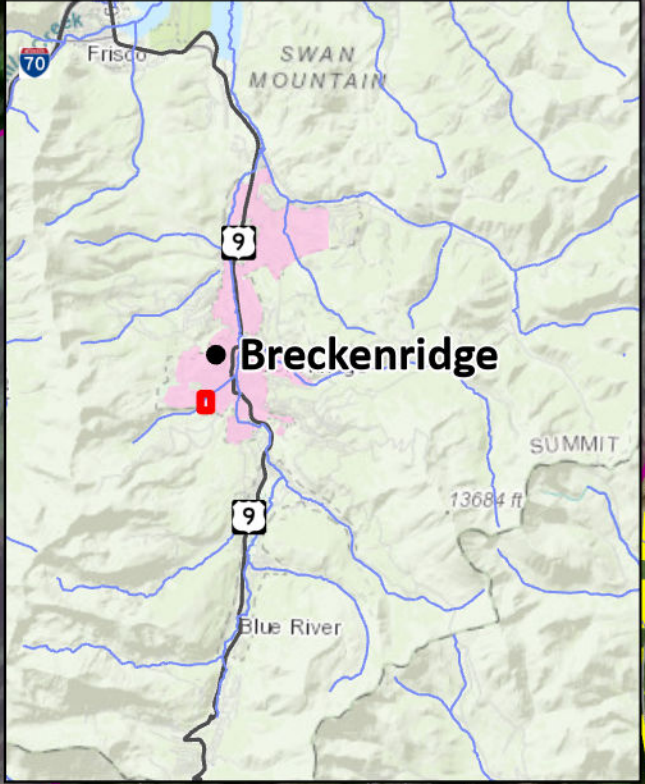
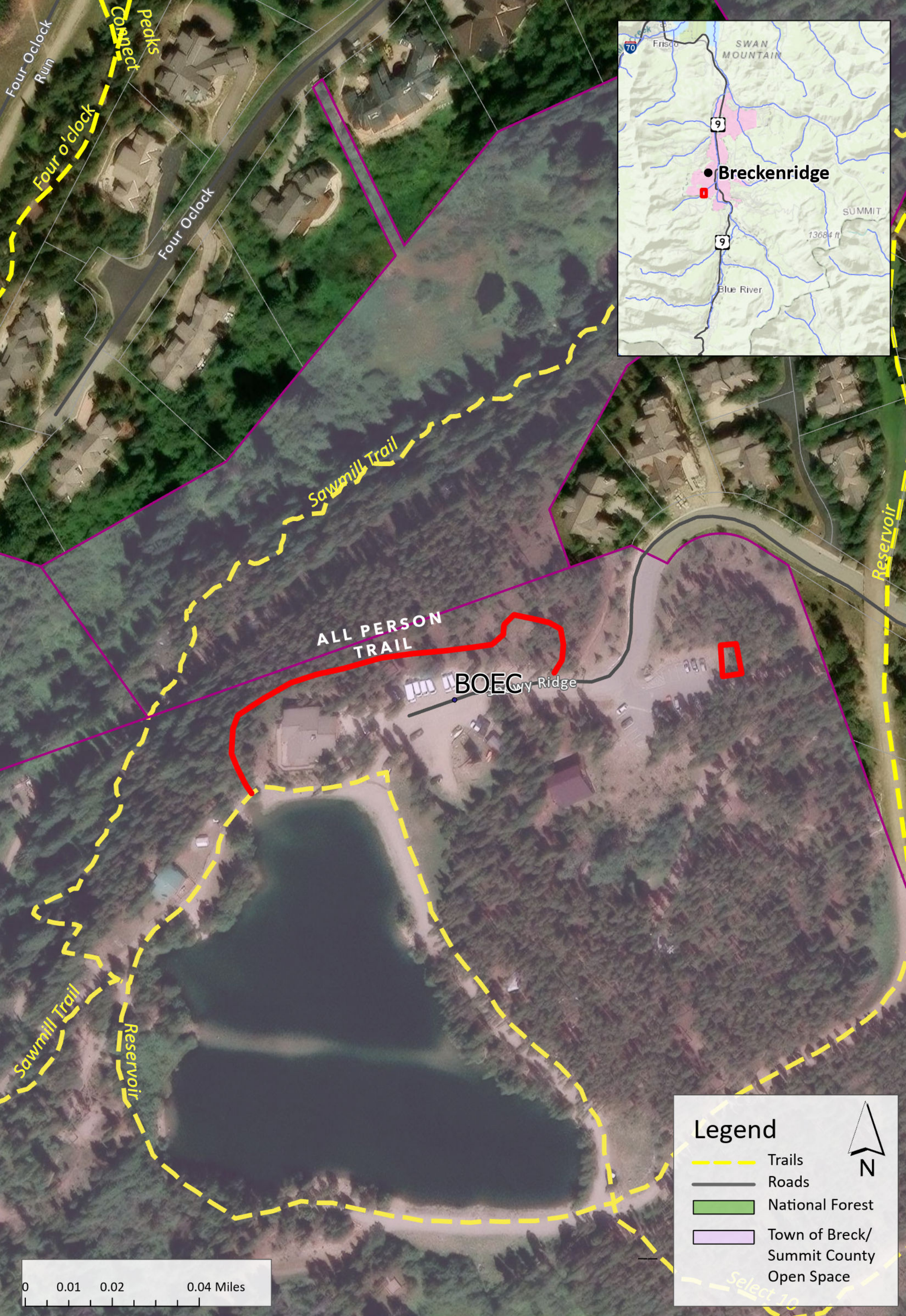
Cucumber Gulch Preserve

Legend


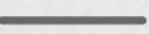
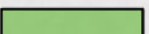
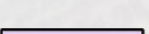
- Trails
- Roads
- National Forest
- Town of Breck/Summit County Open Space


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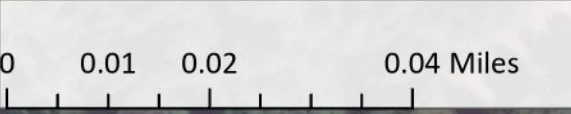
Cucumber Gulch Preserve



Legend

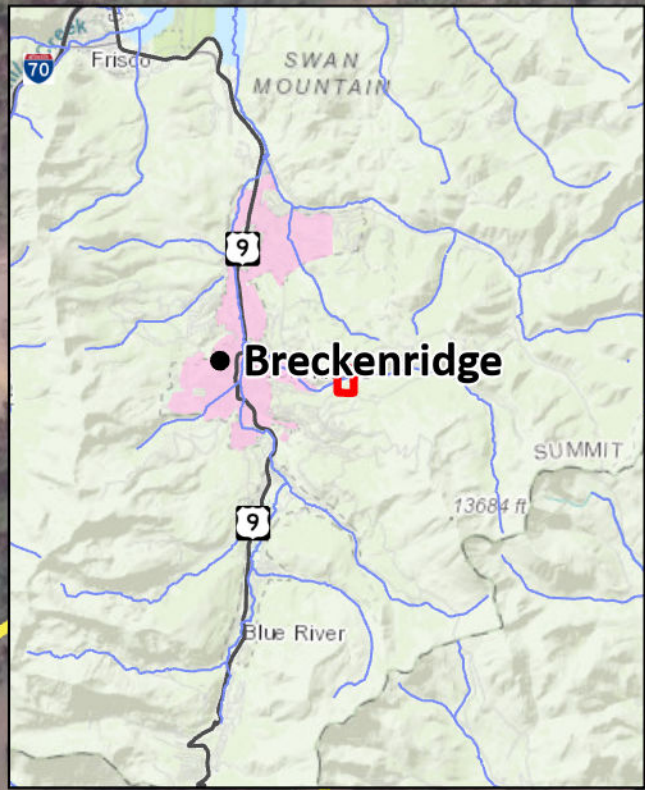
-  Trails
-  Roads
-  National Forest
-  Town of Breck/Summit County Open Space


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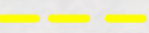
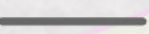





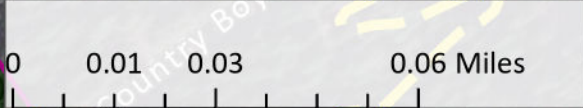


Reiling Dredge



Legend

-  Trails
-  Roads
-  National Forest
-  Town of Breck/ Summit County Open Space

Keystone Drill

Memorandum

To: Breckenridge Open Space Advisory Commission
From: Open Space & Trails Staff
Re: March 25, 2024 Meeting

Open Space & Trails Discussion

BOSAC Officer: Vice Chair Nomination

During the February BOSAC meeting, Mr. Tennial announced that he would no longer be able to serve as Vice Chair. Per the BOSAC Rules, The Vice Chair shall preside at those Commission meetings where the Chair is absent, disabled, or otherwise unable to act for any purpose. When acting as the presiding officer at a Commission meeting the Vice Chair shall have the same duties, responsibilities, and powers as granted to the Chair by Rule 9.2. The Vice Chair shall attest to the execution and approval of all official documents of the Commission, and perform such other duties as may be delegated to such person by the Chair. Last June, BOSAC voted to change officer terms from two-year to one-year positions.

Staff requests that BOSAC nominate a Vice Chair to serve out the remainder of the one-year term. The April BOSAC meeting typically serves as the annual meeting in which the BOSAC officer terms of Chair and Vice Chair are elected. The Chair and Vice Chair will be elected at the upcoming April meeting.

Dry Gulch Management

As BOSAC will recall, Council directed staff to complete a management plan for the Dry Gulch property in the Golden Horseshoe, which was acquired last spring. Staff has been waiting for Breckenridge History to complete an inventory and assessment of the structures and historic remnants and artifacts on the property before completing a management plan.

A management plan is designed to be a dynamic, living document that identifies a property with photos, maps, and descriptions, guides the overall uses of the property, and outlines a strategy for accomplishing the property management objectives, typically with short- and long-term action items. For reference, the Dry Gulch property is located in the midcountry management zone. It contains a winter trail as part of the the Gold Run Nordic Center operations and the Dry Gulch Trail. It has a number of structures on the property, both modern and historic. Staff has been collecting wildlife information via a trail camera to better understand wildlife habitat and uses on the property.

Staff learned recently from Summit County Environmental Health that we will need to address two septic systems on the property this summer. The septic permits slipped through the cracks upon purchase of the property and we will need to either agree to repair or abandon the two septic systems. If we choose to abandon, we will likely have to remove them from the property and restore the area this summer.

Breckenridge History has prepared a memo outlining their recommendations for the property, enclosed. Larissa O'Neil will be present to explain the recommendations and answer any questions.

Staff requests that BOSAC review the enclosed memo and map and provide feedback on the following:

- 1. Does BOSAC have any questions for Breckenridge History on their recommendations for the structures and artifacts on Dry Gulch and potential use of the property?**
- 2. Does BOSAC have initial management recommendations for the Dry Gulch property?**

Laurium Trailhead Options

Staff has been working with Summit County and a local engineering firm, Civil Insight, to explore options for the Laurium Trailhead to provide safe parking and access without impairing the historic or natural resources on site. Please see the enclosed trailhead proposal with several different options and a decision-making framework.

The current roadside parking area (Figure 2) has a capacity of 8-10 vehicles, is heavily sloped and presents a public safety hazard during winter conditions. The capacity of the roadside parking area is also greatly diminished in winter due to snow storage and the need for users to leave large gaps between vehicles due to the risk of sliding. The staff recommended option will maintain or increase the overall capacity of the parking area and will adhere to Summit County Land Use and Development Code standards for Driveways and Parking Areas (Section 5107).

Jordan Mead from Summit County Open Space will be present to provide input and feedback from Summit County Road and Bridge, who manage County Road 528. Staff requests that BOSAC review the trailhead improvement projects and provide feedback on the following:

- 1. Does BOSAC have any questions regarding the different options?**
- 2. Does BOSAC support moving forward with our partners on Option 5?**

Council Matters Related to Open Space Topics

Jeffrey Bergeron, in his role as Council liaison to BOSAC, will provide updates on open space-related topics that Council has recently discussed.

Other Matters

This standing agenda item is intended to provide commissioners an opportunity to raise questions for a brief discussion and response, or to suggest items for upcoming agendas.



March 19, 2024

To: BOSAC
From: Larissa O'Neil
Re: Dry Gulch Planning

Background

The ca. 1900 Lightburn Tunnel, located on today's 35-acre Dry Gulch property, was a short, failed attempt to undercut the Gold Run Group of claims. The hoped-for 3,000-foot-long tunnel only made it to 1,700 feet, and the small surface plant consisted of a tunnel house, blacksmith shop, motor-powered ventilation blower, and a few residential buildings. Miners found nothing of worth and investors pulled the plug within a few short years.

In 1969, Glenn Campbell purchased Dry Gulch, including the collapsed Lightburn tunnel and remaining historical structures. He rebuilt a portion of the tunnel, repurposed the ca. 1900 buildings, imported old mining equipment from other Gold Run Gulch mine sites, and constructed several new structures, including a kitchen, restrooms, central gathering/tour building, replica mine shaft and concentration mill (the Lightburn operation did not have a shaft or mill). Dry Gulch was the hub for Campbell's jeep and snowmobile tour business, Tiger Run Tours.

John Cooney purchased Dry Gulch in 2006, ran a short-lived wedding/event business on site, and retained the property for limited personal uses thereafter, until the 2023 Town purchase.

Current structures and artifacts on site

1900s structures/remnants original to site

- Tunnel entrance (rebuilt to approximately 200 feet in 1970s)
- Blacksmith shop
- Boardinghouse (modified in 1970s)
- Collapsed boardinghouse
- Privy pit
- Boardinghouse platform
- Cabin
- Explosives magazine shed (moved to site, original location unknown)

1970s structures

- Reproduction mine shaft
- Reproduction concentration mill
- Fuel tank
- Sheds (2)
- Main, false-fronted building
- Kitchen/food prep building

- Quonset hut
- Restrooms
- Modern cabin
- Decks and walkways

Artifacts

- Approximately 100 artifacts are on the property, including drills, saw blades and compressors collected from area sites and brought to Dry Gulch. Artifact inventory on following pages.

Completed actions (summer 2023)

- Secured all buildings and mine portal entry to prevent access (ToB Open Space & Trails)
- Inventoried all artifacts on site and moved smaller items into the main building (Breck History)

Proposed actions (near term):

- Demo non-functional bathrooms and catering building.
- Keep all artifacts on site. There are many duplicate and large objects. (BH)
- Move additional small objects into main building. (BH)
- Complete structural assessment of remaining structures, historical and contemporary, not including bathrooms, catering kitchen or Quonset hut. Seek recommendations from engineer regarding the safety/structural integrity of all buildings. (BH)
- Install outdoor interpretive signs telling the story of the site's two periods of significance. (BH)

Possible actions (long term):

- Stabilize remaining structures as needed to prevent serious deterioration.
- Develop long term plan for artifacts. Interpret outside artifacts on site. Identify new locations for smaller artifacts and move off site. Consider moving some larger artifacts back to their original locations or to other Breck History project sites.
- We anticipate limited Breck History uses for the property, the focus being passive outdoor experiences for the visiting public, such as interpretive signs. This would be similar to how people experience the Jessie Mill, Reiling Dredge and Sallie Barber. Limited guided tours are also a consideration down the road.
- Explore site accessibility options (i.e. vehicular access to Dry Gulch on occasion) for more inclusive programming.
- Include Dry Gulch on a Gold Run Gulch interpretive loop with other mining era sites such as the Jessie mill, Preston townsite, Extension mine/mill and Jumbo mine.

Recommendation

- Dry Gulch has value as a historical resource and destination, with opportunities for passive outdoor interpretation and stabilization (as well as some possible structure demolition). It also has the potential to be interpreted as part of a greater Gold Run Gulch historical loop. Given other recreational possibilities and environmental considerations, Breck History supports a planning study by an outside agency.

Dry Gulch artifact inventory

Outside – Starting at the boardinghouse/east side, moving west past the main flat area

Part of a stove
Ditch digger/scrapper with chain
De-waterer(?) with belt
2 ore buckets
Fan blower
Rail
Winch with brake system
Heavy duty chain
Wheel from a mill
Tank
Gear
Pulley
Ore car (in Lightburn adit)
Bell for mine and sign
Assay office crusher (mounted at blacksmith building)
Harness
Lantern
Gears, various sizes
Wheelbarrow
Pipe
Part of a stove
Shovels (about 8)
Lantern
Large ladle
Another ladle
De-watering piece
Galvanized bucket
Small blower
Cans
Stove door
Spiral wood post
Large clamp (for ice?)

Inside main building

3 pneumatic drills
Saw blades (several)
Grizzly (?)
Wrench
Ladle with sieve
Tiger Run Tours sign

Wheels/gears
Ladles (3)
Saws
Jaw crusher Traylor sign
Snowmobile/jeep sign
Wilfley mine/smelter supply CO sign
Gold pans (some with holes)
Pick axe
Clamp
Mercury container
Carbide lamp head
Wooden wheel
Pick axes and heads
Saw blade with wood exterior (for shipping) mounted on wall

In historic cabin up the hill

Helpmate Universal Stove
Small white table
Lantern
Horseshoe

Leaning up against tree in main part of site (near lawn)

Device used to reduce or increase speed of a belt

South side of parking – part of/adjacent to open air shelter

Winch
Wagon
Wheelbarrow
Ore chute (new build)
Wire
Pump - Chicago Pneumatic Tool Co.

Below, south side of parking lot

Wilfley table
Ball mill
Crusher

Dry Gulch Photos



Historic cabin



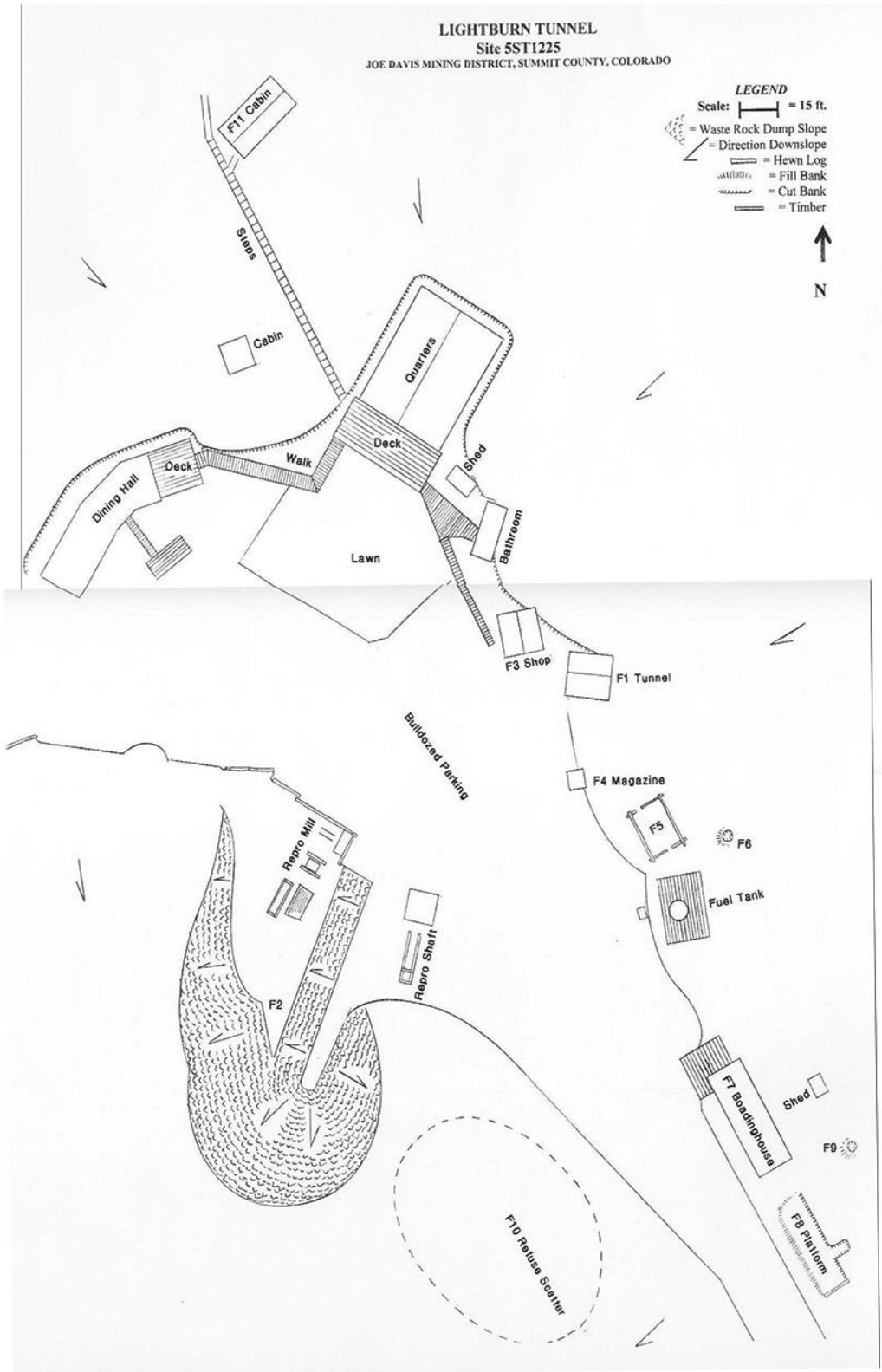
Historic boardinghouse

Historic boardinghouse remains

Dry Gulch Photos



Dry Gulch Photos



Dry Gulch Photos

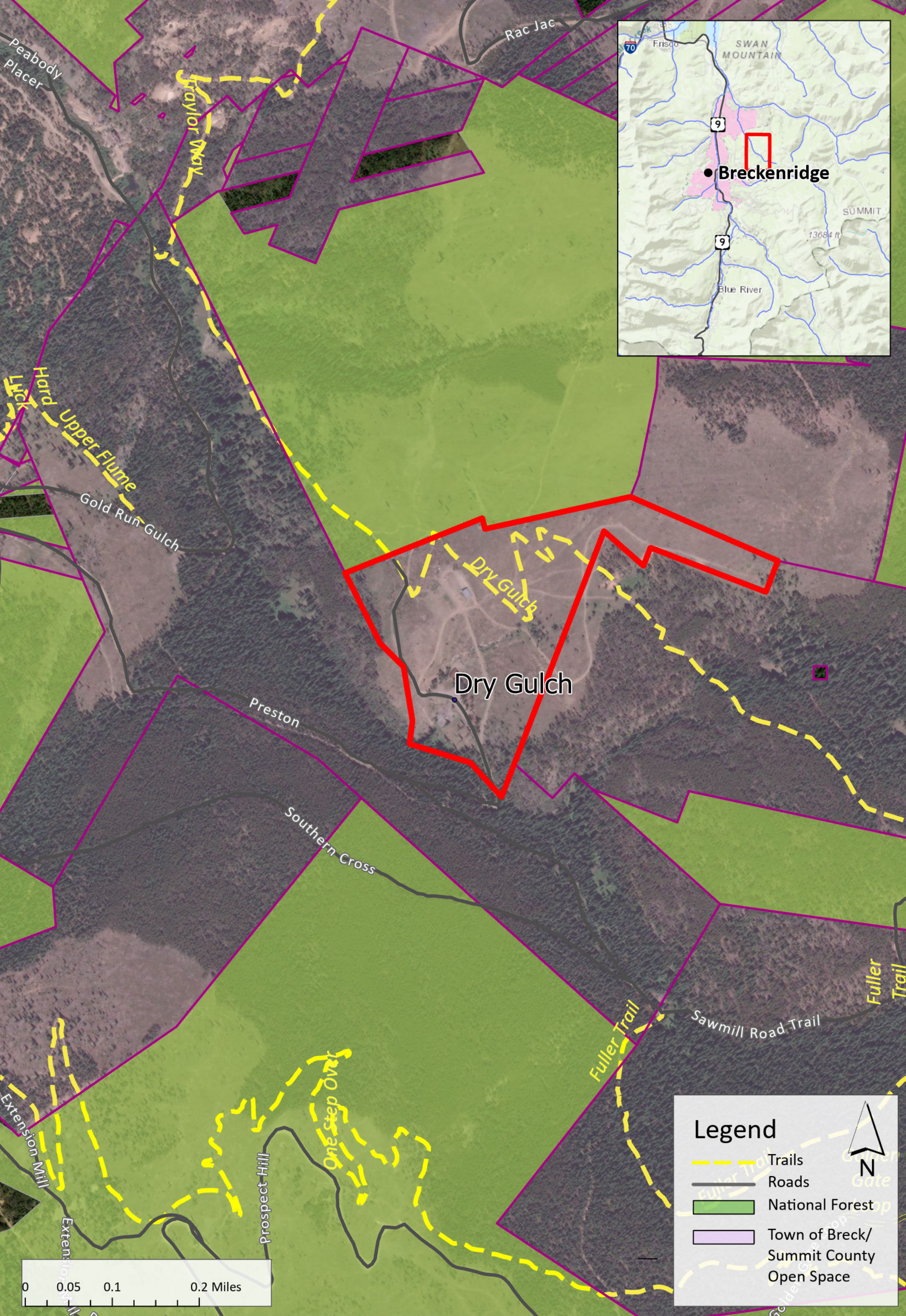


Dry Gulch Photos



Dry Gulch Photos





Dry Gulch

Laurium Trailhead Proposal

Current Issues & Need:

- Parking area has a downhill grade of 14% and the east-west grade of 14 %. Steep grades cause inefficient parking, vehicles getting stuck, and damage to vehicles.
- Current parking in the winter reaches maximum capacity on the weekends, which is approximately 15 spots.
- Safety concerns with trailhead parking adjacent to the County Road.
- Overflow parking is illegally occurring on County Road 528.
- Summit County plow truck drivers have had issues with plowing the current parking area due to the steep grades.

Options:

Following the initial proposals for the Laurium Trailhead presented to BOSAC and Town Council in 2023, staff and its partners at Summit County Staff hired Civil Insight, a local engineering firm, to assess several different options for parking at the Laurium property and along County Road 528. Civil Insight prepared five options, attached with site plans.

A summary of the options and the pros/cons of each from Civil Insight are presented below.

Option 1: SCR 528 Parking

- Requires significant re-grading of SCR 528 to achieve marginal grading improvements at the existing, head-in parking location,
- Nine (9) spaces with grades that do not conform to Summit County standards,
- Approximate earthwork: 800 CY import for roadway construction and 300 CY import for parking. No excavation (cut) generated,
- Re-grading of existing road at 14+% does not conform to Summit County standards, and creates a worse condition than presently exists,
- Re-grading of existing road has unknown impacts to existing utilities which will need to be adjusted to proper bury depth,
- Retaining wall is not required per the Town design, but if desired in lieu of fill, would be approximately 250 face feet, and have a maximum height of 5' (not including keyway at toe of wall). Walls may require fall protection, etc.
- No accessible parking possible,
- Snow removal for parking would not be impacted,
- Summary: a lot of work for marginal gain, marginal safety improvement from present conditions, limited parking.

Option 2 and 3: Trailhead Parking Lot

- These two options are essentially the same with option 2 conforming to the 60'x60' requirement from the Scope of Work and option 3 replicating the design by the Town at 60'x100',
- 14 and 18 spaces respectively,
- Earthwork is balanced: approximately 325 CY excavation to embankment for the smaller lot and 370 CY excavation to embankment for the larger lot,
- Parking lot and grading works well without retaining walls; however, impacts to wetlands (and setbacks) are unknown,
- Culvert installation at entry from County Road,

- Accessible parking could be accommodated, but would require a change from these designs,
- Snow removal becomes more of a chore with the parking lot off the normal street circulation, requiring snow plow turnaround or backing into County Road,
- Summary: these options work well, and a larger parking lot doesn't appear to have much impact on earthwork, etc. Would choose the larger lot if possible.

Option 4: Offsite Parking Lot

- Could not get the parking lot as high as shown on the Scope of Work due to limitations in the driveway grades which conform to Summit County standards,
- 12 parking spaces (though this could be scaled up),
- Earthwork out of balance requiring haul-off of excess, though this could be balanced by pushing the parking field into fill. Presently 700 CY excavation and 400 CY of embankment,
- Excessive excavation is mainly at the driveway entry from SCR 532 to get through the ditch bank,
- Pushing lot into fill may require retaining walls as the lower edge fill slope is almost intersection SCR 532 ditch,
- Culvert installation at entry from County Road which will require downstream ditch work,
- Accessible parking could be accommodated, but would require a change from these designs,
- Snow removal becomes more of a chore with the parking lot off the normal street circulation, requiring snow plow turnaround or backing into County Road,
- Trailhead is more distant. Possible connector trail construction?
- Summary: like option 1, this is a lot of work for marginal gain in parking.

Option 5: SCR 532 Widening

- This was not a part of the Scope of Work; however, we explored the potential for widening SCR 532 above the trailhead, which is similar to Option 1, so we felt was on the table,
- 34 spaces presently shown; however, this could be scaled back-goal would be to place excavation from above the road to the downhill side to create a balanced site,
- Approximate earthwork as shown: excavation to embankment 675 CY (no haul off),
- Design accommodates accessible parking requirements due to existing roadway being flat in the limits,
- Snow removal accommodated in the normal roadway plowing operation with additional passes. Parking has been designed with tapers at either end so plows can sweep in to, and out of the parking fields,
- Some drainage improvements/water quality could be incorporated into the design (see attached sketch), particularly below the fill portion and above existing homes downhill of the project,
- No re-grading of the roadway would be required (this was quicker to design for a preliminary look). Parking could match the existing roadway edges,
- Additional depth from street could be incorporated if there were concerns from road and bridge with all of the on-street parking/backing movements,
- Summary: with the flat nature of the road and Summit County controlling the land, this section of road makes an ideal parking lot. Earthwork can be balanced, and the project can be scaled/phased, maximizes existing infrastructure, a lot of parking could be created.

A few last coordination items:

- Please note that these earthwork values are very preliminary and will need more fine-tuning as the project design progresses. Embankment values assume a 15% compaction rate.
- All cut and fill slopes are shown at 2:1, though we could try 3:1 and see how that works, particularly with option 5.
- I think it is important to incorporate some signage on Boreas Pass Road at the bottom of SCR 528 to the affect that "LAURIUM TRAILHEAD, LIMITED PARKING, 4-WHEEL DRIVE RECOMMEND" or the like, because once the parking is improved, more people will want to use the trailhead.
- Plans have been prepared on 11"x17" sheets, but we could change this over to 24"x36" sheets which would allow more detail. The 11"x17" are just easier to handle/print/review/view on a screen/etc.

Staff Recommendation:

Option 5

Estimated Cost:

Depending on site specific recommendations from Summit County Road & Bridge, the total costs will range from \$25,000 to \$50,000, split with the County. Option 5 is estimated to be the least expensive option and it also would disturb the smallest area out of all available options.

Management Plan Considerations:

See attached checklist.



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ISSUE: PRELIMINARY DESIGN	DRAWN: D. LEINWEBER
FILE: LTH GRADE.DWG	JOB NO.: 2024-01

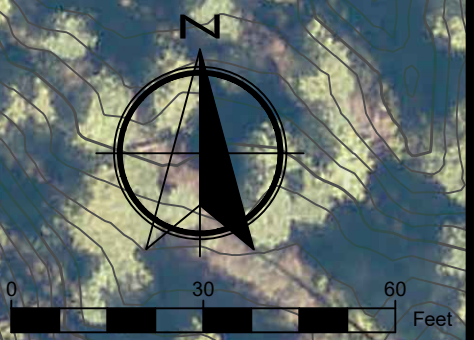
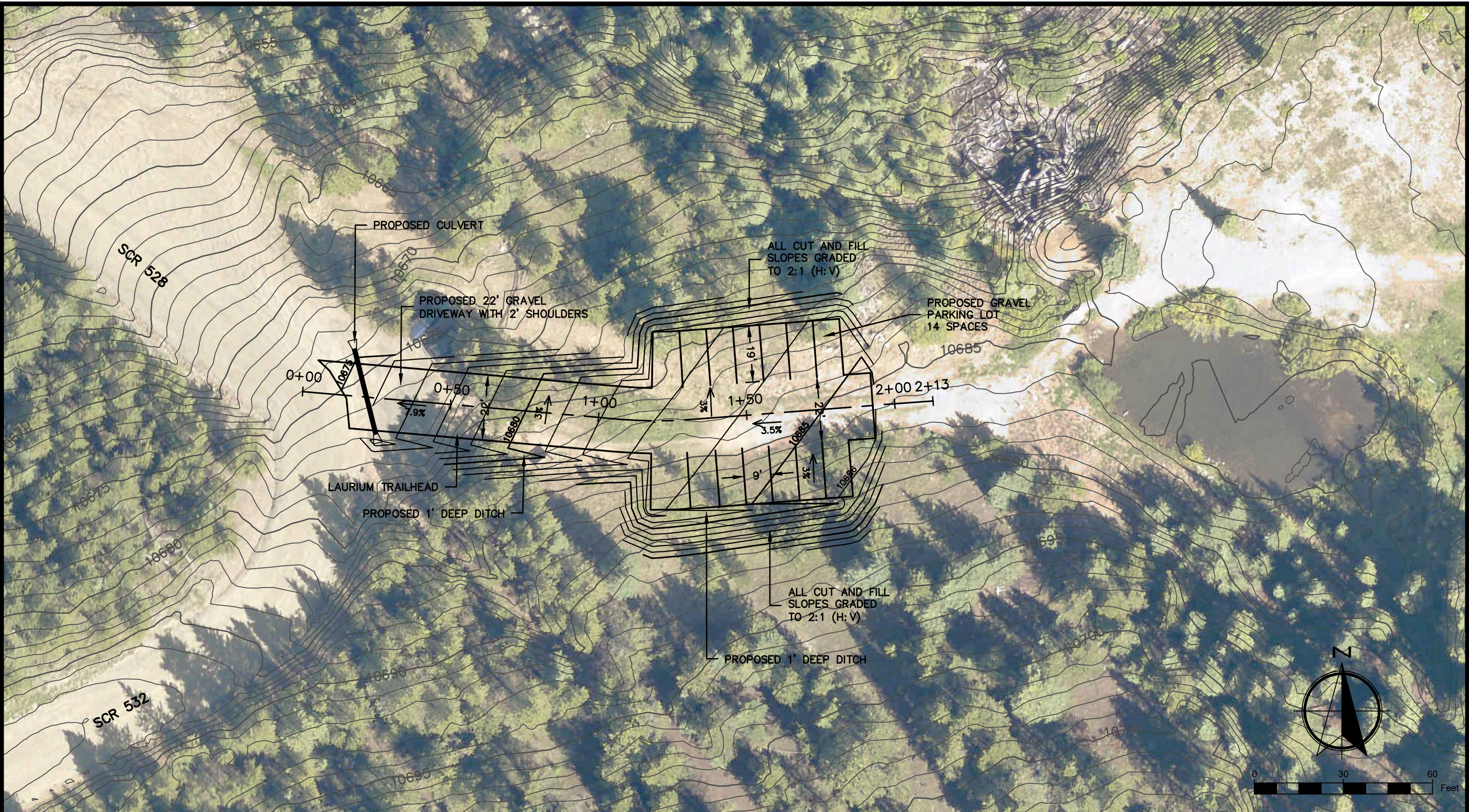
CIVIL INSIGHT
 235 SO. RIDGE ST - P.O. BOX 7644
 BRECKENRIDGE, CO 80424
 (970) 771-2940 / (970) 376-4858
 DON@CIVILINSIGHT.NET

Option 1
 SEAL

LAURIUM TRAILHEAD PARKING IMPROVEMENTS

SUMMIT COUNTY, COLORADO
 GRADING PLAN-OPTION 1 SCR 528 REGRADING AND SURFACE PARKING

SHEET:
 1 OF 9
 42



SCALE: 1"=30'	DATE: MARCH 6, 2024
ISSUE: PRELIMINARY DESIGN	DRAWN: D. LEINWEBER
FILE: LTH GRADE.DWG	JOB NO.: 2024-01

Option 2

LAURIUM TRAILHEAD PARKING IMPROVEMENTS

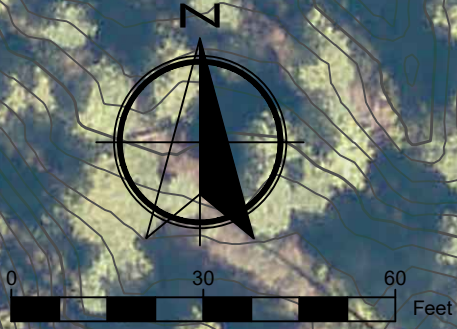
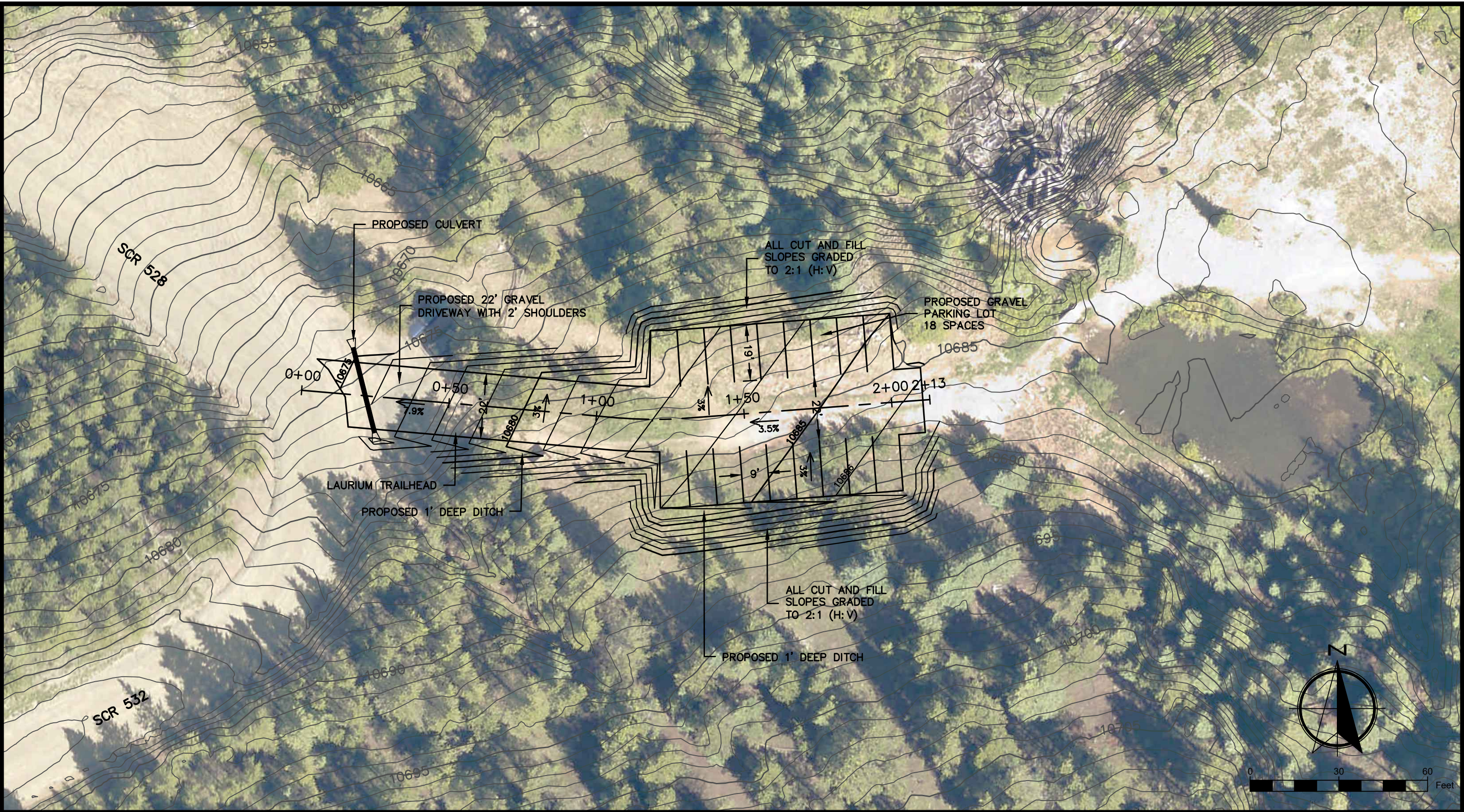
SUMMIT COUNTY, COLORADO
GRADING PLAN-OPTION 2 60'X60' TRAILHEAD PARKING LOT

SHEET:
2 OF 9

43

235 SO. RIDGE ST - P.O. BOX 7644
BRECKENRIDGE, CO 80424
(970) 771-2940 / (970) 376-4858
DON@CIVILINSIGHT.NET

SEAL



SCALE: 1"=30'
 ISSUE: PRELIMINARY DESIGN
 FILE: LTH GRADE.DWG

DATE: MARCH 6, 2024
 DRAWN: D. LEINWEBER
 JOB NO.: 2024-01



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Option 3

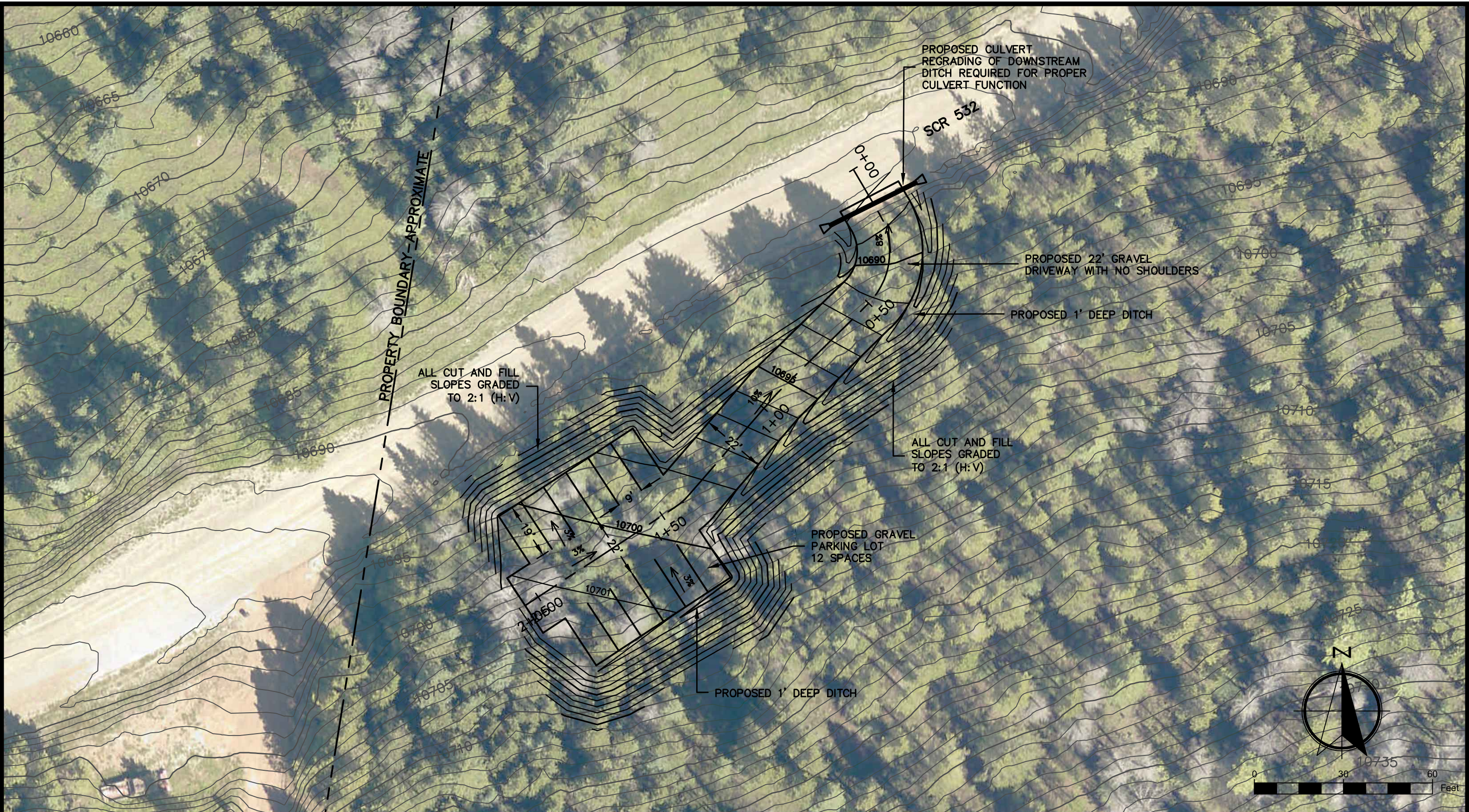
SEAL

LAURIUM TRAILHEAD PARKING IMPROVEMENTS

SUMMIT COUNTY, COLORADO
 GRADING PLAN-OPTION 3 60'X100' TRAILHEAD PARKING LOT

SHEET:

3 OF 9



SCALE: 1"=30'	DATE: MARCH 6, 2024
ISSUE: PRELIMINARY DESIGN	DRAWN: D. LEINWEBER
FILE: LTH GRADE.DWG	JOB NO.: 2024-01

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Option 4

LAURIUM TRAILHEAD PARKING IMPROVEMENTS

SUMMIT COUNTY, COLORADO

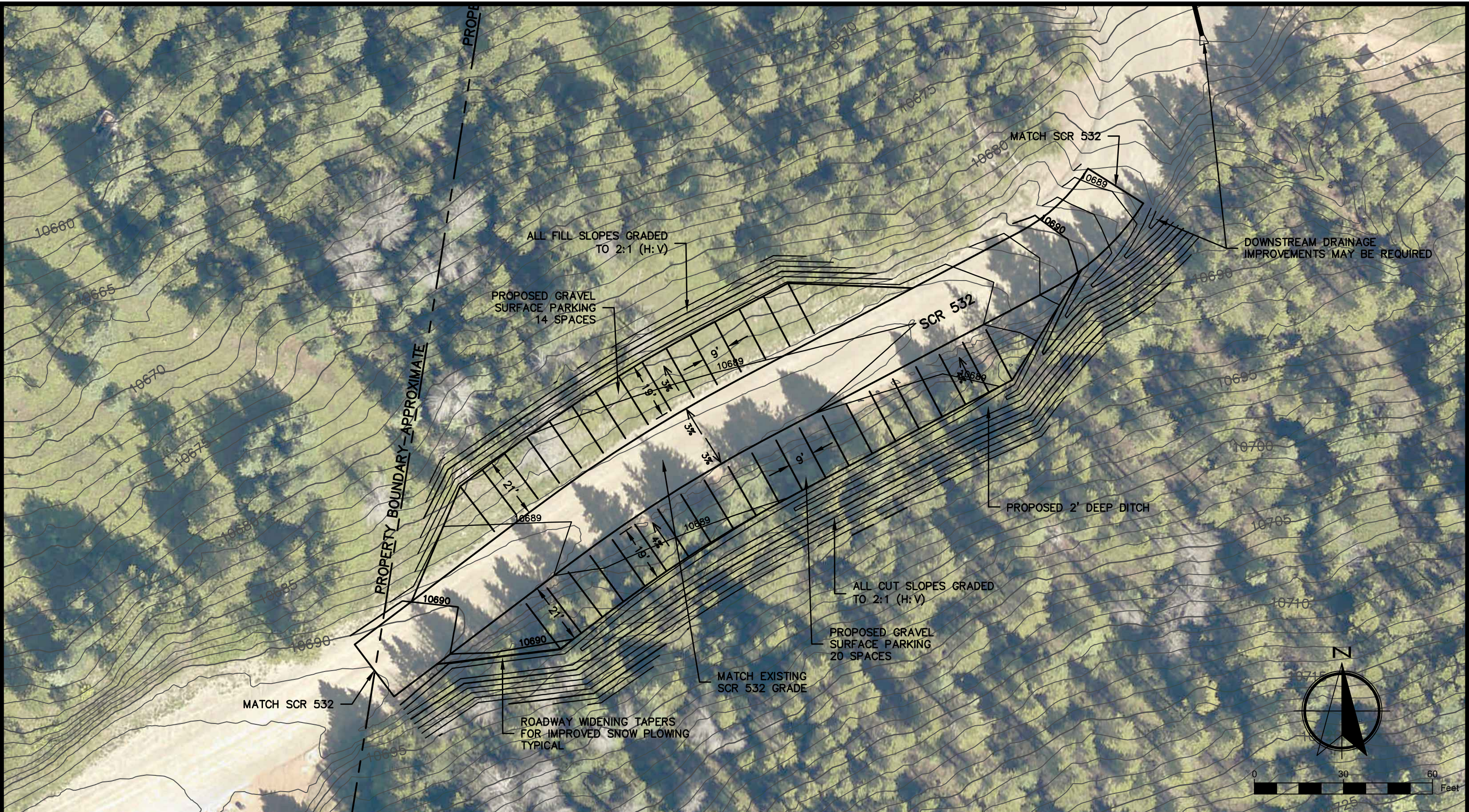
GRADING PLAN-OPTION 4 OFFSITE PARKING LOT

SEAL

SHEET:

4 OF 9

45



SCALE: 1"=30'	DATE: MARCH 6, 2024
ISSUE: PRELIMINARY DESIGN	DRAWN: D. LEINWEBER
FILE: LTH GRADE.DWG	JOB NO.: 2024-01
CIVIL INSIGHT	235 SO. RIDGE ST - P.O. BOX 7644 BRECKENRIDGE, CO 80424 (970) 771-2940 / (970) 376-4858 DON@CIVILINSIGHT.NET

Option 5

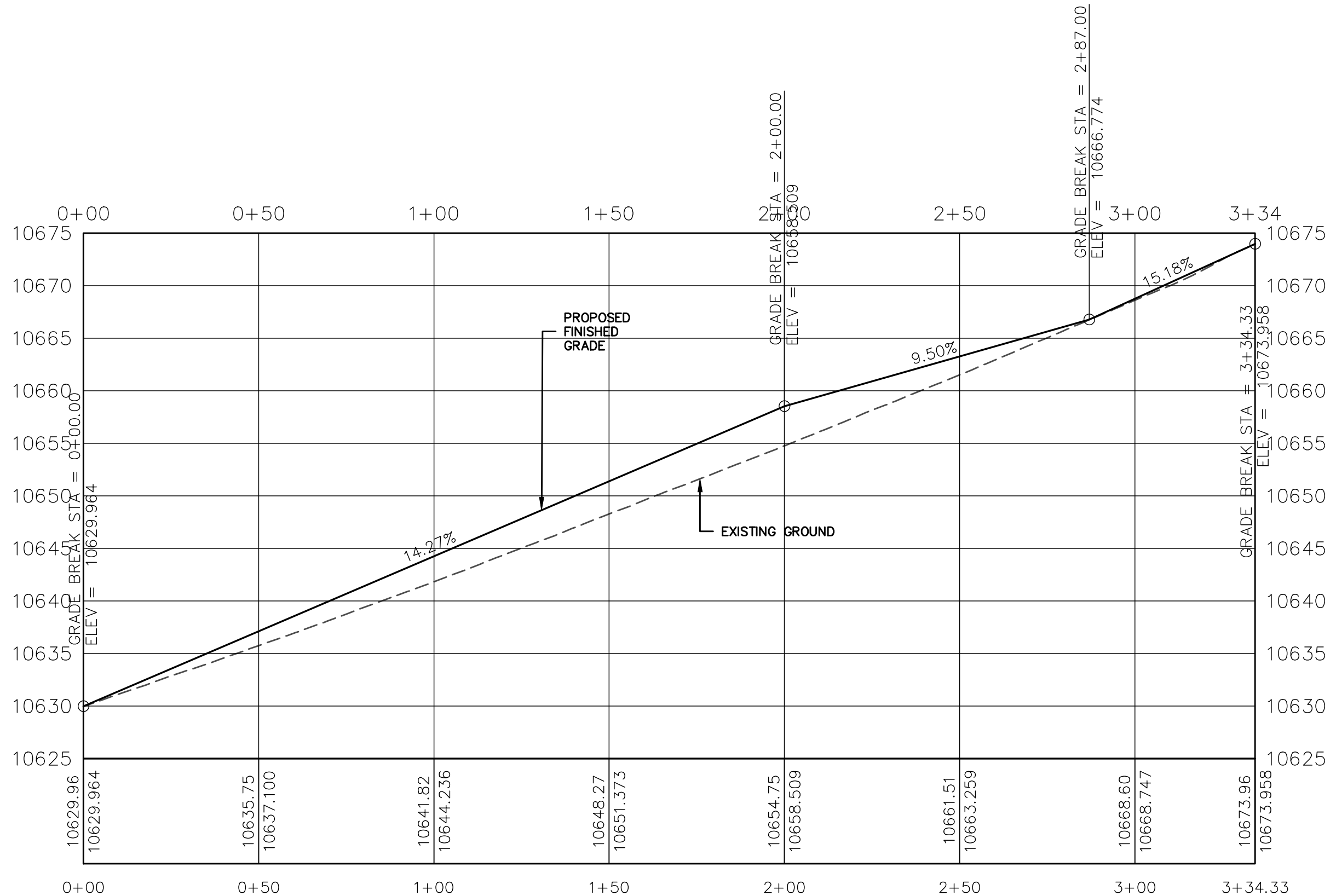
SEAL

LAURIUM TRAILHEAD PARKING IMPROVEMENTS

SUMMIT COUNTY, COLORADO
GRADING PLAN-OPTION 5 SCR 532 WIDENING

SHEET:
5 OF 9

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HORIZONTAL SCALE: 1"=30'
 VERTICAL SCALE: 1"=10'

SCALE: 1"=30'	DATE: MARCH 6, 2024
ISSUE: PRELIMINARY DESIGN	DRAWN: D. LEINWEBER
FILE: LTH GRADE.DWG	JOB NO.: 2024-01



235 SO. RIDGE ST - P.O. BOX 7644
 BRECKENRIDGE, CO 80424
 (970) 771-2940 / (970) 376-4858
 DDN@CIVILINSIGHT.NET

**Option 1
 Profile**

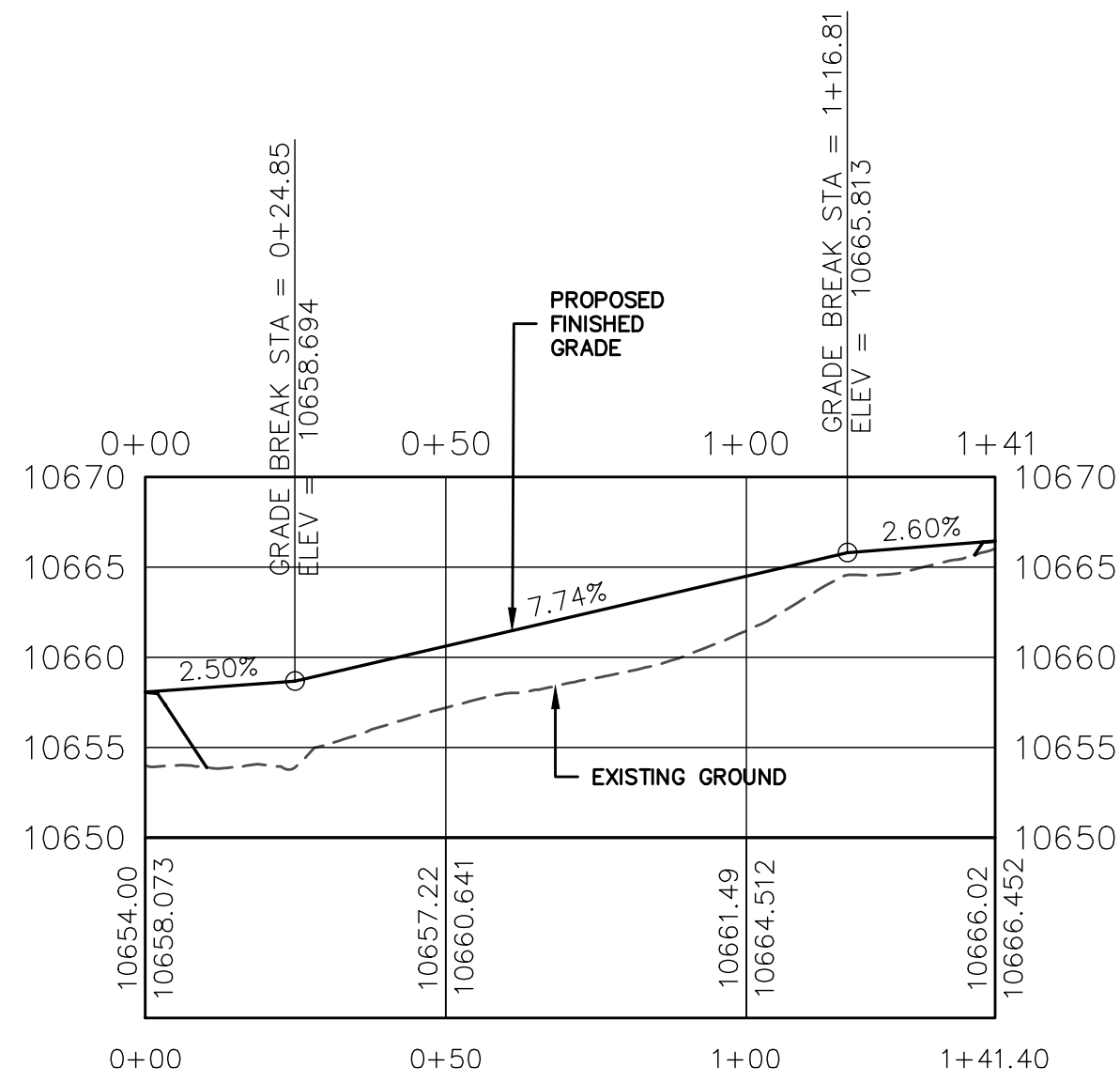
SEAL

LAURIUM TRAILHEAD PARKING IMPROVEMENTS

SUMMIT COUNTY, COLORADO
 PROFILE-OPTION 1 SCR 528 CENTERLINE

SHEET:

6 OF 9



HORIZONTAL SCALE: 1"=30'
 VERTICAL SCALE: 1"=10'

SCALE: 1"=30'	DATE: MARCH 6, 2024
ISSUE: PRELIMINARY DESIGN	DRAWN: D. LEINWEBER
FILE: LTH GRADE.DWG	JOB NO.: 2024-01



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**Option 1
 Profile**

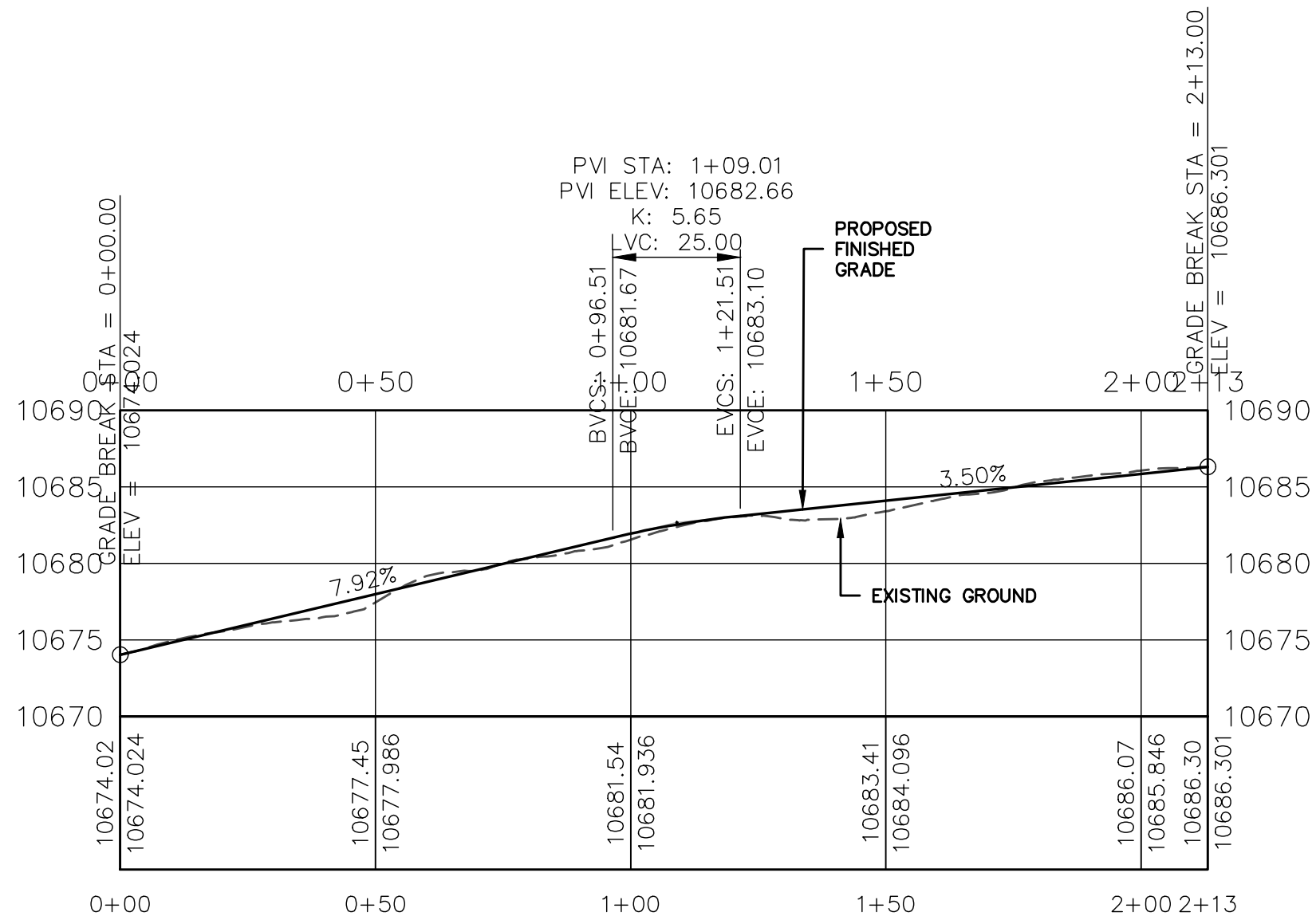
SEAL

LAURIUM TRAILHEAD PARKING IMPROVEMENTS

SUMMIT COUNTY, COLORADO
 PROFILE-OPTION 1 SCR 528 NORTH EDGE OF PARKING

SHEET:

7 OF 9



HORIZONTAL SCALE: 1"=30'
 VERTICAL SCALE: 1"=10'

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**Options
 2-3 Profile**

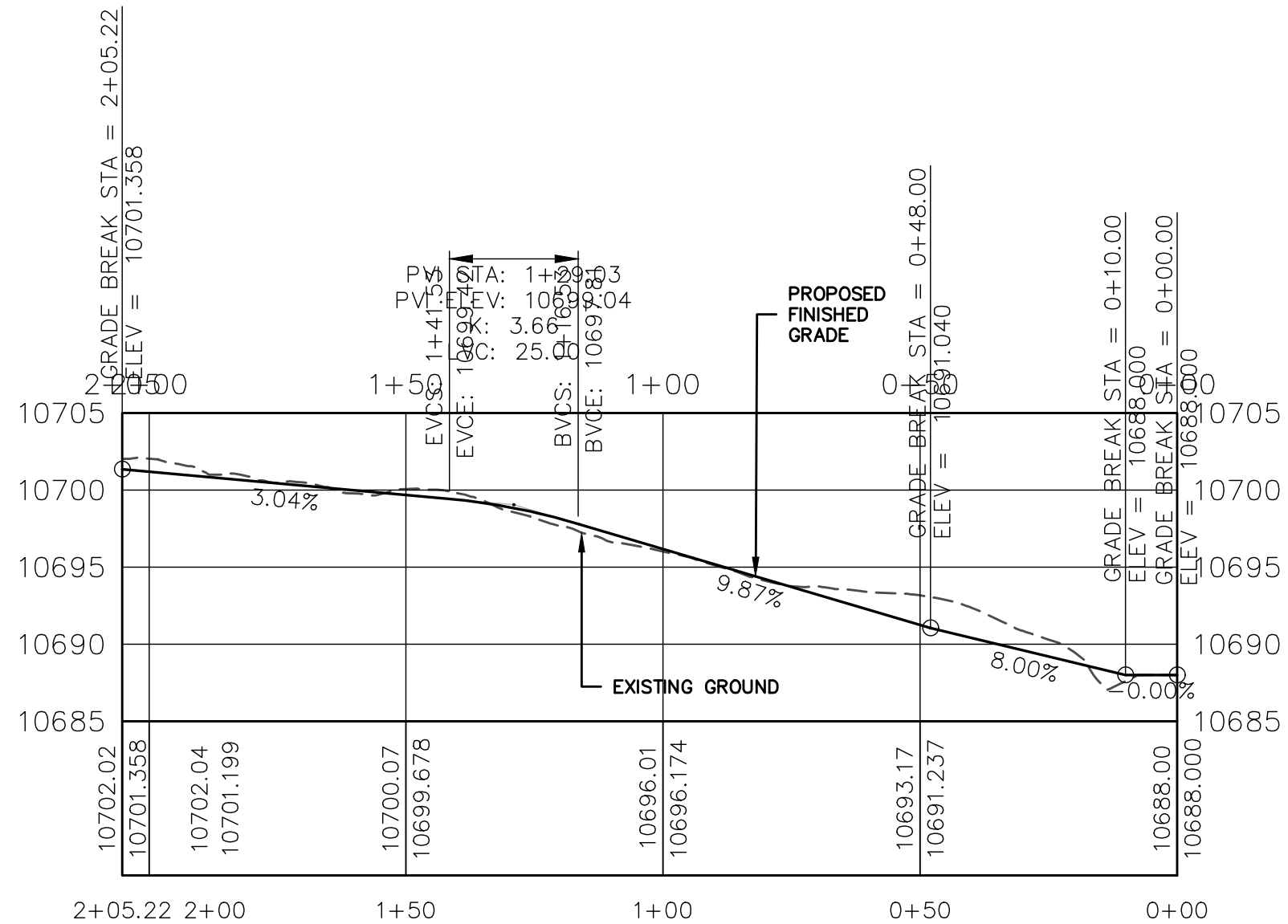
SEAL

LAURIUM TRAILHEAD PARKING IMPROVEMENTS

SUMMIT COUNTY, COLORADO
 PROFILE-OPTION 2 AND 3 TRAILHEAD PARKING

SHEET:

8 OF 9



HORIZONTAL SCALE: 1"=30'
 VERTICAL SCALE: 1"=10'

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**Option 4
 Profile**

SEAL

LAURIUM TRAILHEAD PARKING IMPROVEMENTS

SUMMIT COUNTY, COLORADO
 PROFILE-OPTION 4 OFFSITE PARKING

SHEET:

9 OF 9

TRAIL/ TRAILHEAD	CONSERVATION		USER EXPERIENCE		COMMUNITY CONTEXT		MANAGEMENT	
	DOES THE PROPOSED TRAIL:		DOES THE PROPOSED TRAIL:		DOES THE PROPOSED TRAIL:		DOES THE PROPOSED TRAIL:	
The Larium Trailhead - Option 5 (Frontcountry Management Zone)	Avoid sensitive habitat and areas of high quality natural resources?	X	Provide new or unique experiences?		Impact the surrounding area either positively and/or negatively?	X - positively	How feasible is construction?	X
	Minimize new fragmentation of habitat blocks?	X	Provide an experience that the differently-abled could benefit from in open space?		Provide access to underserved communities?		How intense will the maintenance be?	Minor
	Utilize existing roads or disturbance corridors?	X	Provide trail access and open space experiences for all age groups?	X	Create a needed community connection?		Is the proposed trail compatible with the Management Zone in which it falls?	X
	Provide an opportunity to decommission roads or other disturbances?	X	Improve user experience and circulation?	X				
			Reduce potential for user conflict?	X				
			Support distribution of users to minimize hot zones?					