

TOWN OF BRECKENRIDGE
OPEN SPACE ADVISORY COMMISSION
Monday, January 18, 2010
ADMINISTRATIVE CONFERENCE ROOM, BRECKENRIDGE TOWN HALL
150 Ski Hill Road

- 5:30 Call to Order, Roll Call
- 5:35 Discussion/approval of Minutes – December 14, 2009
- 5:40 Discussion/approval of Agenda
- 5:45 Public Comment (Non-Agenda Items)
- 5:50 Staff Summary
- Hidden Gems Update
- 6:15 Open Space and Trails
- Gold Run Nordic Center Update
 - Trail Map Update
 - Pro Forma
- 8:00 Commissioner Issues
- 8:05 Adjourn

For further information, please contact the Open Space and Trails Program at 547.3110 (Heide) or 547.3155 (Scott).

Memorandum

To: Breckenridge Open Space Advisory Commission
From: Heide Andersen, Open Space and Trails Planner III
Mark Truckey, Asst. Director of Community Development
Scott Reid, Open Space and Trails Planner II
Re: January 18, 2009 meeting

Staff Summary**Hidden Gems**

Staff is still working on additional language to include in the letter to Rep. Polis regarding the Hidden Gems proposal. The additional information to be included is related to the use of mechanized equipment for clearing trails after blow downs, etc. in designated wilderness areas. Staff is also working on defining the boundaries for the Hoosier Ridge and Tenmile proposed wilderness areas so that allowances can be made for watershed protection. This is being analyzed in conjunction with the U.S. Geological Survey, U.S. Forest Service, and the Town Engineering Department. Staff may also be working on language to include in the legislation that would grant the ability to do pre-, during, and post-fire mitigation activities without the need to get approval from the Regional Forester or Forest Supervisor.

Open Space and Trails**Gold Run Nordic Center Update**

Diane McBride will be present at the BOSAC meeting to outline current and future issues at the Gold Run Nordic Center.

Trail Map Update

Staff has been working with Northline GIS, LLC to finalize the background and trail layers in a GIS environment. These layers will form the basis for the summer non-motorized trail map. Staff has also produced a request for proposal for a graphic design firm to finalize the map look and content. The graphic design proposals are due on 1/20, and then a trail map subcommittee will be meeting on 1/21 to review the content of the proposals.

Following the selection of the graphic artist, staff will work to get the graphic designer, Northline GIS representatives, and the BOSAC trail map subcommittee to finalize the designated loops and other aspects of the trail map. The draft will then be provided to BOSAC for review prior to production.

Staff requests BOSAC provide staff and the trail map subcommittee members thoughts regarding this process.

Pro Forma

Attached is the updated open space 10 year pro forma. Staff will take the BOSAC through the pro forma at our meeting and discuss some of the expenditure/revenue issues associated with it.

Roll Call

Dennis Kuhn called the December 14, 2009 BOSAC meeting to order at 5:35 pm. Other BOSAC members present included Monique Merrill, Ellen Hollinshead, Erin Hunter, Jeff Cospolich, and Peter Joyce. Staff members present were Heide Andersen, Scott Reid, and Scott Cline.

Approval of Minutes

The minutes were approved with the following additions:

Ms. Hollinshead: I would like to see the minutes include my idea of involving the Summit Fat Tire Society and Summit County in the map development.

Ms. Hunter: Please change my comment to reflect this thought: "My concern is whether or not BOSAC is promoting or marketing the trails."

Approval of Agenda

The agenda was approved as presented.

Public Comments

There were no public comments.

Staff Summary

Hidden Gems Letter

Ms. Hollinshead: My comments regarding financing and use of chainsaws in the wilderness did not appear in the Hidden Gems bill. We need funding for the enforcement of this new land designation. The chainsaw use will help with future blow downs. Quandary Trail, Mohawk Lakes and McCullough Gulch trails all need annual chainsaw use due to the health of the forest. We need the exception written into the bill.

Mr. Kuhn: It seems that to ask for these exceptions, we should just ask for an alternative designation.

Ms. Hollinshead: The organizers are going for lands that have dubious wilderness value, so they should be willing to compromise.

BOSAC agreed to suggest including these concepts in the Hidden Gems letter for Council consideration.

Executive Session

Ms. Hunter made a motion to enter into Executive Session to discuss property acquisition. Ms. Hollinshead seconded the motion. At 5:55 pm, BOSAC entered into Executive Session. Mr. Cospolich moved to exit Executive Session. Monique Merrill seconded the motion. BOSAC exited Executive Session at 6:37 pm.

Open Space and Trails

Josie's Cabin Proposal

Ms. Andersen introduced the proposal to install a propane heater in Josie's cabin.

Mr. Dayton provided a background on Josie's cabin, its renovation, and the need for a heating unit for day use during Nordic operations. Groups such as boy scouts and others overtake the current building when they come to the nordic center. Snowshoe tours seek a place to rest and stay warm. Putting a heater in the cabin would provide a sheltered and warm place to rest, and help accommodate groups.

Mr. Kuhn: Stove just for heating, not for cooking, right? (Correct) Are there PMA regulations that dictate type of use? (Yes- staff will work on this with Daytons if BOSAC approves the concept.)

Ms. Merrill: Are there locks on the cabin? (Not currently.)

Therese Dayton: We don't really have multiple groups there at one time. I think we manage it within the set group size limits.

Mr. Joyce: Is there an existing flue or vent for the stove? (Yes)

Ms. Hollinshead: Is this for daytime use only? (Yes, although there are some star gazing events in the evenings.)

Ms. Andersen: This needs to be locked for evenings from a management standpoint.

Ms. Hollinshead: I agree with the concept of the heater, but we need to lock the cabin at night.

Ms. Merrill: I agree.

Ms. Hunter: I we worried about fire safety here?

Mr. Cospolich: I support it and I think a lock is necessary. Signage could help outline the hours of use allowed.

Mr. Kuhn: I have no issues, but we need to put in hours of use for the cabin.

BOSAC agreed to allow the proposal to move forward with some limitations, including no food allowed, the cabin should be locked at night, the heater should be locked when not in use, the site needs to be kept clean and tidy, and any trash must be removed by the users or the Daytons and their staff.

Trail Map Update

Mr. Reid provided an update on the trail map process.

Mr. Cospolich: I very much support the loop system. If you are going to direct people to a trail, they will necessarily be more people on those routes. I would be interested in serving on that subcommittee. The map is important, so I don't have a problem with having the group discuss it as a whole. I think the trail signage is important, probably more important than the map.

Mr. Joyce: I think the loop idea is terrific. Four loops is a good start, but I would support more loops as well. I support promoting our trails. I think we put the information out there and let the use follow. We want people to use the trails. I don't think we can have our own backyard trails and not share them.

Ms. Hunter: It seems to me that if the map is informative in terms of seasonal use and ability levels, people will self select. Accurate information is important. We should start small and see what happens. Properly signing and mapping is important.

Ms. Merrill: The hearty bikers will find their way. I am not concerned about these loops getting huge amounts of use. I am comfortable with four or five loops. I don't support the subcommittee idea because we all want to be on it and it will be inefficient that way.

Mr. Cospolich: I think there is a huge disparity among riders and their abilities.

Mr. Kuhn: This map is not for locals; it is for visitors or newcomers.

Ms. Hollinshead: I am worried about too many loops on the map. We don't have to give them everything. There is a guidebook out there that has some loops outlined. This will increase maintenance on these loops with more use. We don't need a lot of loops. Three or four loops are a good start. Make sure SFTS and County are involved in the mapping effort. I think the subcommittee is a bad idea because everyone wants to be on it.

Mr. Joyce: People who come to town for three days need a tool to help them put together rides for their trip.

Mr. Kuhn: This will be an iterative process and we will have to revise the map every year or so. I support the loop concept. Four to five loops is fine, as long as they are diverse and offer something for all levels of use. I support the subcommittee idea.

Mr. Cospolich: I think Ellen will be a good subcommittee member. I am supportive of a subcommittee with two members.

Ms. Hunter: I want this to be an efficient process.

BOSAC agreed that the loop concept made sense. Monique Merrill and Ellen Hollinshead were selected to be on the Trail Map subcommittee.

Upper Blue Nordic Master Plan Revision

Ms. Andersen provided an outline of the revision process.

BOSAC agreed that the revision is timely, the makeup of the subcommittee, and that Scott Yule is a good representative for the subcommittee. Ellen Hollinshead agreed to be on the Nordic Master Plan subcommittee as well.

Hoodoo Voodoo Trail and Dogs

Ms. Andersen outlined the background and concerns regarding dogs on Hoodoo Voodoo trail.

Mr. Cline outlined why the dog use is a concern on the Hoodoo Voodoo. Peabody and Preston loop are fine for dogs, but Hoodoo Voodoo is at question due to the steep hills, the sharp turns and the close proximity of the trail legs to one another.

Ms. Merrill: I can't imagine taking a dog on that loop. No dogs on that loop is fine.

Mr. Cospolich: I would like to dogs on leash, but that is impossible to enforce, so I am OK with getting rid of dogs on Hoodoo Voodoo.

Ms. Hunter: I agree. Close Hoodoo Voodoo to dogs.

Ms. Hollinshead: I agree with closing the trail to dogs.

Mr. Joyce: I agree.

Mr. Kuhn: I agree. Dogs can be scary in that area. Will signs be installed? (Yes) How do we enforce the closure? (Nordic staff will help educate visitors.)

BOSAC unanimously agreed to close Hoodoo Voodoo to dogs for safety reasons.

Commissioner Issues

Ms. Hollinshead: Can we put a sign at the B&B Trailhead encouraging hikers to go on non-ski trails? Separating tracks would be helpful for the skiers. (Staff will work on signage for this.)

Mr. Cospolich: I would like to see usage numbers for the B&B Trail during winter. (Staff will work on this effort.)

Mr. Kuhn: We should evaluate whether to print the map without the USFS routes if the travel management plan is delayed.

Next Meeting

The next regularly scheduled BOSAC meeting is on January 18, 2009 at 5:30 pm in the Administrative Conference Room in the Breckenridge Town Hall (150 Ski Hill Road).

Ms. Merrill motioned to adjourn the meeting and Ms. Hunter seconded. The meeting was adjourned at 8:05 p.m.

Dennis Kuhn, Chair

	Audited	Adjusted												
EXPENDITURES	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	Comments	
Misc. Land Acquisitions	77,795	742,908	489,250	600,000	618,000	636,540	655,636	675,305	695,564	716,431	737,924	760,062	Budget line item 54421--2008 relects budgeted--still determining actual	
Cuc Wedge/Claimjumper Acquisition			1,140,000										Originally budgeted for 2008	
B&B Clean-up	1,383,756	54,587	53,000	54,590	56,228	57,915	59,652	61,442	63,285	65,183	67,139	69,153	54422, 2009 includes rollover of 50k (est.) for W/O treatment plant construction, VCUP expenses, and 50k O&M	
Debt Service B&B	188,766	351,238	342,738	339,238	335,488	331,488	332,238	327,488	322,488	317,238	317,238	317,238	55524, \$4.5mil bond @5% 20 yrs; based on principal and interest payments scheduled	
Debt Service Cucumber	493,214	399,033	385,324											
Nordic-Nature Bldg													Nature/nordic center eliminated for time being to balance budget	
Swan Mt Bike Path						90,000								
Administration	287,158	252,476	252,649	260,228	268,035	276,076	284,359	292,889	301,676	310,726	320,048	329,650	51111-51138 (wages and benefits), 52214-53321 (printing and postage), 53372-53374 (training, travel, and BOSAC), 5800 (garage fund), 3% annual growth	
Legal Services	0	0	5,000	5,150	5,305	5,464	5,628	5,796	5,970	6,149	6,334	6,524	53352, B&B Consent decree followup	
Consultants	84,889	71,415	70,000	72,100	74,263	76,491	78,786	81,149	83,584	86,091	88,674	91,334	53355, 3% annual growth, Cucumber monitoring, permitting	
Other professional services	142,465	199,441	216,500	222,995	229,685	236,575	243,673	250,983	258,512	266,268	274,256	282,483	53359 3% annual growth, forest mgmt, weed control, GH forest mgmt/health planning/historic stabilization	
Other contracted services	12,518	10,129	10,000	10,300	10,609	10,927	11,255	11,593	11,941	12,299	12,668	13,048	53399 and 53405, nature series non-labor expenses (ends in 2008), surveying and appraisals	
Trails construction and maintenance	181,843	67,586	170,500	175,615	180,883	186,310	191,899	197,656	203,586	209,693	215,984	222,464	54426, 54427, 54430, Town trails and landscape construction, towards GH trails, Friends of Breck, 3% annual growth	
TOTAL EXP	2,852,404	2,148,813	3,134,961	1,740,216	1,778,496	1,907,786	1,863,125	1,904,302	1,946,606	1,990,080	2,040,265	2,091,956		
REVENUES														
Sales Tax	1,805,729	1,661,271	1,677,883	1,694,662	1,711,609	1,728,725	1,746,012	1,763,472	1,781,107	1,798,918	1,816,907	1,835,076	Based on 1% annual growth	
Interest	111,925	53,496	66,600	41,460	23,669	25,839	34,338	42,243	41,172	39,479	36,989	33,568	2007 proposed, then previous year's average balance multiplied by 3%	
B&B Land Sales													Potential divestiture properties	
B&B Bond														
TDR Sales	87,202	72,643	50,000	132,000	50,000	703,000	50,000	50,000	50,000	50,000	50,000	50,000	Expected sale of 6 TDRs to Shock Hill in 2011 and 38 TDRs in 2013	
Grants			16,500										2009 Turk's Trail state grant 1/2 of total 33k grant (shared with County)	
Miscellaneous	6,972	4,375	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	Rental income	
TOTAL REV	2,011,828	1,791,785	1,815,984	1,873,122	1,790,278	2,462,564	1,835,350	1,860,715	1,877,279	1,893,397	1,908,896	1,923,644		
BEG. BALANCE	3,241,329	2,398,521	2,041,493	722,515	855,421	867,203	1,421,981	1,394,206	1,350,620	1,281,293	1,184,611	1,053,242	previous year's balance	
END BALANCE	2,398,521	2,041,493	722,515	855,421	867,203	1,421,981	1,394,206	1,350,620	1,281,293	1,184,611	1,053,242	884,930		