

### **Roll Call**

Jeff Cospolich called the June 18, 2012 BOSAC meeting to order at 5:38 pm. Other BOSAC members present included Chris Tennal, Devon O'Neil, Erin Hunter and Jeffrey Bergeron. Staff members present were Peter Grosshuesch, Mark Truckey, Chris Kulick, and Scott Reid. Eric Mamula, Town resident, was also present.

### **Approval of Minutes**

The minutes were approved as presented.

### **Approval of Agenda**

The agenda was approved as presented.

### **Public Comments**

Mr. Mamula – Addressed BOSAC about concerns over privacy. He stated he would rather not have a trail adjacent to his backyard and would prefer to buy the property. If a trail is developed he requests the Town plant a significant tree buffer between his property and the trail. Mr. Mamula stated he tried to purchase this Town owned property before but the Town Attorney stated it wasn't appropriate for a Council member to purchase land from Town. Mr. Mamula believed it was indicated during the subdivision of Revette's Landing that there was no need for a trail. He didn't believe there were any cases where we put in a trail after a subdivision was developed.

Mr. O'Neil – Any way we could see the planning verbiage from previous trails assessment Mr. Mamula makes reference to? (Staff – We can provide that information to members of BOSAC.)

### **Staff Summary**

#### **Historical Cabin Management**

#### **Cucumber Gulch Fires**

### **Open Space and Trails**

#### **Shock Hill Lodge Site Remediation**

Mr. Reid presented a hard rock remediation proposal on the Shock Hill Lodge site. In summary, the owners of the Shock Hill Lodge site have proposed an abandoned mine site cleanup under the State of Colorado's Voluntary Clean-Up (VCUP) program. The goal of the proposed action would be to consolidate and cap mine tailings containing elevated levels of lead and arsenic. The mine tailings at issue are located directly beneath the gondola, on the mine-scarred, west-facing hillside north of Josie's cabin. As proposed, the applicant would consolidate multiple piles, then cap and drain the 'repository' effectively.

Staff noted that BOSAC's role in this PMA variance request is strictly advisory. The Planning Commission and Town Council are the entities that must ultimately decide the variance request. However, BOSAC's input into the goals, approach and execution is requested. In addition, staff wanted to ensure that BOSAC members are aware of the proposal and can help educate other members of the public about the issue.

Due to these contamination issues the Town is rethinking whether we want to have the property deeded fee simple or have it recorded as private open space with a public trail easement.

Mr. O'Neil – Is this project being pursued for beautification purposes?

Mr. Grosshuesch – No this is what is being recommended by the State and the project's financing is dependent on a remediation meeting State guidelines.

Mr. Bergeron – Is there any chance to remediate piles on our property at same time? (Staff – We are unsure due to the applicant's desired timeline for his project. Staff will look into the possibility.)

Staff asked to two questions of BOSAC regarding this remediation proposal.

1. ***Does BOSAC agree with the proposal and staff report as written?*** (All members agreed)
2. ***Does BOSAC have any edits or additions to improve the proposal?***

Mr. Bergeron – Return the trail to an acceptable standard and possibly co-opting to take care of issues with our adjacent property.

Mr. Cospolich – Was concerned with possible re-vegetation issues.

### **BOSAC Norms**

Mr. Reid presented the BOSAC meeting norms that are reviewed annually with BOSAC members to ensure continued productive meeting environments. We would like to keep issue discussions at BOSAC meetings rather than through email. If BOSAC members have questions or concerns they should be brought to us ahead of time. A new item on the agenda will be Town Council issues.

Mr. Bergeron – How do we know if we will have consensus on issues to discuss if they are brought to staff ahead of time? (Mr. Reid – We want the BOSAC to discuss policy issues, not specific interests).

### **BOSAC Retreat**

Mr. Reid stated staff had tentatively scheduled a BOSAC retreat on September 5th with the City of Aspen and Pitkin County. As a first step in organizing the retreat, staff would like to confer with BOSAC that September 5th is an acceptable date for the majority of the BOSAC members. Potential discussion items are the transition from an acquisition agency to a management agency. Partnership models. Interaction with ski area operations, and budget issues.

1. ***Are you available for a September 5<sup>th</sup> BOSAC retreat in Aspen?***

BOSAC made the suggestion to switch the date to September 12th with September 5<sup>th</sup> as a back-up.

2. ***Does BOSAC have any additional comments or questions regarding the proposed retreat?***

Mr. O'Neil – I would like to have a discussion on enforcement practices and issues.

Mr. Cospolich – A conversation on the ACES program, public relations and messaging to public.

Mr. Bergeron – Equestrian issues are worth discussing.

Ms. Hunter – Can we schedule a time to talk about local issues at a later date?

**Environmental Art Installations** – Ms. Cram presented a proposal for environmental art installations on Town owned open space properties. The Breckenridge Public Art Commission (BPAC) would like to create one to three environmental installations on Town Open Space for the

Breck Bike Week event this year. The goal is to have the installations discovered by trail users. An environmental installation is essentially a sculpture made from sticks, rocks and other natural materials found on site. BPAC will work with the open space staff to select the best locations for the installations and will keep BOSAC updated on the final locations and other details about the project. The installations will be up from the end of June till the end of September. The BPAC will monitor the installations throughout the time to make sure they are in good order and safe. The BPAC will completely remove the installations at the end of the season no later than September 30<sup>th</sup>.

Mr. Bergeron – I think this is a great idea.

Mr. Cospolich – Is the project funded by the BPAC? (Ms. Cram – Yes). Where would installations be installed to be most visible. (Jenn will be working with staff to identify locations). Cool idea; it would be good to have a minor plaque to explain the concept to trail users.

Mr. Reid – Signage would be helpful to differentiate between this project and squatter or other activities.

All BOSAC members supported the Environmental Art Installation proposal.

### **Council Update Items:**

Mr. Truckey and Mr. Grosshuesch updated BOSAC on several Town Council projects and issues from the Council's top ten list. Updates included briefings on topics listed below.

Transit study

Breckenridge Grand Vacations development proposal.

Mr. Cospolich – Has it been discussed if this project is good for the Town or just the developers? (Mr. Grosshuesch – We are in a preliminary review of this project and haven't gotten that far yet.)

Mr. Bergeron – Are they asking for free density? (Mr. Grosshuesch – Again we are in preliminary discussions with them and a lot of details need to be worked out.)

Hidden Gems (Central Mountains Wilderness Proposal)

Possible childcare subsidies ballot item.

Accelerating development of arts district.

River walk park concept.

South Branch Library

SustainableBreck Biz

Summit Stage Issues (getting more equitable service).

Water infrastructure improvements.

Traffic Management

Public engagement process (The genesis for the Town Council updates).

### **Executive Session:**

Ms. Hunter made a motion to move into executive session at 6:50 pm to discuss property acquisition.

Mr. Tennal seconded the motion, which passed unanimously.

Mr. Bergeron motioned to come out of executive session at 8:33 pm, Ms. Hunter seconded the motion. The motion passed unanimously

**Next Meeting**

The next regularly scheduled meeting is on July 16, 2012 in the Administrative Conference Room at the Breckenridge Town Hall (150 Ski Hill Road).

Mr. O'Neil made a motion to adjourn the meeting, which was seconded by Ms. Hunter.

The meeting was adjourned at 8:34 p.m.

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Jeff Cospolich, Chair