

***Roll Call***

Matt Stais called the January 14, 2008 BOSAC meeting to order at 5:37 p.m. Other BOSAC members present included Scott Yule, Jeff Cospolich, Ellen Hollinshead, Jeffrey Bergeron, Dave November and Monique Merrill. Staff members present were Heide Andersen, Scott Reid, Mark Truckey, and Peter Grosshuesch. Turk Montepare (Volunteer Acquisition Specialist) and Todd Robertson of Western Lands Group were also present. Scott Cline, Drew Goldsmith and John Quigley were also present as members of the public.

***Approval of Minutes***

The minutes were approved as presented.

***Approval of Agenda***

The agenda was approved as presented.

***Public Comments***

Todd Robertson of Western Land Group was present on behalf of Paul Semmer of the USFS. He provided an update to BOSAC on the status of the Snake River Land Exchange.

Drew Goldsmith: What is BOSAC's stance on the Hidden Gems Wilderness project? I question why we need more wilderness in this area. I view this as a wilderness coalition pushing the idea, not federal employees. Who is behind it and who is pushing it? I want to know what BOSAC's stance is on this proposal. Also, I have a Conditional Use Permit with Summit County to plow Gold Run Road. The problem is that kids are sledding down the road. I have an obligation to keep the road safe and I think kids sledding on it are a hazard. I would also like a breakdown of distances of singletrack for different user groups in the GH.

Ms. Hollinshead: I understand that the Hidden Gems advocates removed all of Pennsylvania Gulch Road/ Dyersville area because the existing powerline precludes designation. Fredonia area is still in it.

Mr. Stais: BOSAC has not discussed the Hidden Gems Wilderness proposal yet and we all learn more before commenting.

John Quigley: My comments pertain to the Breckconnect gondola hours. 1) I think we should look at starting earlier at 7:00 am to reduce bus traffic on Ski Hill Road. Later hours would work too, but there is no bed base and economies of scale will dictate that happens at some point in the future. An earlier start would allow better experience so there aren't logjams and lines at the mountain. The Telluride experience is what I seek. 2) I think there is a need for signage from the gondola mid station to the Breckenridge Nordic Center trails. We need more wayfinding information to get people to the Nordic ski trails from the gondola midstation. We see more and people accessing the Nordic Center from the gondola, but there is no good signage. Also, the gondola is amazingly quiet.

Ms. Andersen: There is also an enforcement issue with people exiting at midstation and getting on the Nordic ski trails. No one is there to check tickets.

Mr. Stais: The issue with longer hours is when the gondola breaks down, not when it is running. Patrol would have to be working whenever the gondola is running. An evacuation scenario within the Preserve late at night could be a challenge and would hurt our efforts to protect the natural resource values in the Preserve.

### ***Executive Session***

Mr. Cospolich made a motion at 6:01 p.m. to enter into Executive Session to discuss property acquisitions. Mr. November seconded the motion. Mr. Stais motioned to come out of Executive Session. Ms. Hollinshead seconded the motion. The session ended at 6:23 p.m.

### **Staff Summary**

#### **BreckConnect Gondola Hours**

Mr. Bergeron: Currently, the gondola is not open an hour before and after the lifts are open. It should be open at 7:30. That would alleviate some of the congestion and busses. We should make the ski area honor the agreement and get employees to take the gondola instead of busses.

Ms. Hollinshead: It saves people driving, but you see wildlife in the morning and evening, so it could be bad for wildlife.

Mr. Stais: Is it a right or a requirement? We should talk to the ski area and have that dialogue.

Mr. November: How often do the busses run in the morning? (Every 20 minutes starting at 6:45 am.) We need to see which is better from an environmental standpoint.

Ms. Andersen: We will work with Christy Carello on the biological aspects and will work with the ski area to discuss this issue.

Mr. Yule: Busses will always be needed to get employees who operate the gondola and Peak 8. Talk to John Mauch about the requirements for operation. By the way, the production of electricity is more polluting than all vehicles combined.

Mr. Stais: We need to set up a methodology or a process for the ski area to expand hours for special events like the Grand Prix.

Staff will email pertinent permitting information to Jeffrey for the Council update. Council will dictate communications with ski area, not BOSAC.

#### **Cucumber VERP/Carrying Capacity Analysis**

Ms. Andersen: We will be contracting with both consultants to move ahead with this project.

Mr. Stais: Should we move everything more than a few thousand bucks like this up to Council? Should Council be intimately involved in the minutia of BOSAC expenditures?

Mr. Bergeron: I would love to see something like this kicked up to Council. The more thrown up to Council the better, as far as I am concerned. It will benefit the Town as a whole, not just BOSAC.

Mr. Yule: How much will it cost?

Ms. Andersen: \$26,000 for entire project. Then, ongoing annual research costs, which should be much less.

Mr. Grosshuesch: Expenditures for consultant studies should be reviewed by Council. However, staff pursues tasks outlined in previous Council-approved document. VERP plan should go to the Council, if in no other form than having Jeffrey review it in his update.

Staff will email BOSAC an example VERP plan from other locations. The proposed VERP expenditure will be brought to Council for discussion.

### **Open Space and Trails**

#### **Cucumber Gulch Preserve Signage and Access**

Mr. Yule: My concern is that the Cucumber signage decision was made for us. I would prefer a formal presentation to represent BOSAC's discussions and decisions accurately.

Mr. Stais: It is counterproductive to have Council review every expenditure of BOSAC's.

Mr. Bergeron: The expenditure of funds is Council's purview. It is my charge to represent what goes on here at BOSAC. Staff or BOSAC members are welcome to attend these meetings. I am giving my evaluation of what is going on. If staff wants to present and make a sales pitch, then fine.

Mr. Grosshuesch: We need to have a discussion at the end of BOSAC meetings outlining which ideas are half baked and which are fully formed and ready to go to Council.

Mr. Bergeron: Early on, I got the sense that Council would not rubber stamp the Peabody 5k loop. I don't want staff to devote time to something doomed to fail. I am also getting questions from former BOSAC members, four of which are Council members, and I just try to answer them directly. I have been very forthright about this meeting. Council had a problem with the Freeride Park sign and with the cost of the graphic artist. That's why they weighed in on the Cucumber signage.

Mr. Yule: I have been pushing for this graphic design work for years. It is in the Cucumber Gulch Recreation Master Plan. We need to get a professional opinion to move this ahead. I want a management plan for the signs.

Mr. Bergeron: I am all for a sign plan in Cucumber Gulch. But this body (BOSAC) could create a sign outline. We don't need a consultant. The question is: do we want to spend \$3,000 to get a sign that people don't want. Council is very sensitive to signs and capital expenditures right now.

Ms. Andersen: I have received another graphic design bid for \$1,100. Also, Design Workshop has worked on the Town wayfinding sign family. We may be able to piggyback on these materials and fonts for the Cucumber signage.

Mr. Grosshuesch: Getting a unified sign program is not just important for the look and the content. It is also important to have standardization so that users know they are in a managed protected area.

Ms. Hollinshead: We need to work with the Daytons on consistency with winter and summer signs. The issue is not how signs look. It is lack of signage in certain locations

BOSAC directed staff to discuss retaining the lower priced graphic artist to complete a Cucumber Gulch Preserve sign package.

Mr. Reid provided an overview of the various access points and highlighted two access points for discussion.

Mr. Cospolich: I think the access from the base of Peak 8 is a great trail and a great connection, but I am OK with limiting access and getting rid of that connection.

Ms. Hollinshead: I love the trail, but we need to reduce access points into the Gulch.

Mr. November We need to be cautious here. I would say remove the access and assess the need in the future.

Mr. Yule: I agree. We should review the need for that access in the future, but should not rebuild it this year.

Mr. Stais recused himself from the discussion of the second access topic because of his friendship with the neighbors of the 15-foot trail easement at hand.

Mr. Yule: I don't see the need for that access.

Mr. Bergeron: I agree, but we should not vacate it.

Mr. November: We should monitor it and fence the back of the property as needed.

BOSAC directed staff to retain the ownership of the easement, but not to formalize the trail.

### **Trails Master Plan**

Mr. Reid outlined the Trails Plan revision process and received input and direction from BOSAC on the various routes in the plan.

### **2008 Work Plan**

The work plan was tabled until the February meeting.

**Pro Forma**

Mr. Truckey outlined the Wellington Oro Water Treatment Plant costs and its impact on the Open Space pro forma. He also provided information on the 39 TDR's that the Shock Hill Lodge will need to begin construction, most likely to the benefit the Open Space fund at approximately \$800,000.

Mr. Bergeron: This treatment plant cost overrun is steep. This is almost all of BOSAC's funding for a year.

Mr. Stais: Please update the acquisition expenditures and the Nature/Nordic Center line items. We need some liquidity to acquire lands when they are available. We may need to push the Nature Nordic Center expenditure down the road. We also need to formalize an agreement on whatever the Shock Hill Lodge is bringing to the table for the Nature Nordic Center.

**Commissioner Issues:**

Mr. November: There are a lot of cars parking at the B&B Trail pull out.

Mr. Bergeron: I would like a synopsis of the Executive Session discussion tonight.

Mr. Yule: I have the same issue as Mr. November.

***Next Meeting***

The next BOSAC meeting is scheduled for 5:30 pm on February 11, 2007 in Breckenridge Town Hall.

Mr. Cospolich to adjourn the meeting and Ms. Hollinshead seconded. The meeting was adjourned at 9:52 p.m.