



BRECKENRIDGE TOWN COUNCIL WORK SESSION

Tuesday, February 24, 2015; 3:00 PM

Town Hall Auditorium

ESTIMATED TIMES: *The times indicated are intended only as a guide. They are at the discretion of the Mayor, depending on the length of the discussion, and are subject to change.*

3:00-3:10pm	I	<u>PLANNING COMMISSION DECISIONS</u>	2
3:10-3:45pm	II	<u>LEGISLATIVE REVIEW*</u>	
		Sign Code Ordinance Amendment	12
		Hash Oil Extraction Ordinance Amendment	24
		Pinewood Village 2 Property Transfer to LIHTC LLLP	29
		Resolution for 2014 Budget Appropriations	36
		Resolution for Budget Rollovers	43
3:45-4:45pm	III	<u>MANAGERS REPORT</u>	
		Forest Service Summer Use EIS	45
		Public Projects Update	52
		Housing/Childcare Update	
		Committee Reports	74
		Financials	79
4:45-5:45pm	IV	<u>OTHER</u>	
		Restaurant Bundled Costs Analysis	90
		Snack Bar/Deli PIFs Analysis	92
5:45-6:30pm	V	<u>PLANNING MATTERS</u>	
		Town-Owned Property Density Review	95
		SustainableBreck Annual Report	101
6:30-7:15pm	VI	<u>EXECUTIVE SESSION - NEGOTIATIONS</u>	

Note: Public hearings are not held during Town Council Work Sessions. The public is invited to attend the Work Session and listen to the Council's discussion. However, the Council is not required to take public comments during Work Sessions. At the discretion of the Council, public comment may be allowed if time permits and, if allowed, public comment may be limited. The Town Council may make a Final Decision on any item listed on the agenda, regardless of whether it is listed as an action item. The public will be excluded from any portion of the Work Session during which an Executive Session is held. Report of the Town Manager; Report of Mayor and Council members; Scheduled Meetings and Other Matters are topics listed on the 7:30 pm Town Council Agenda. If time permits at the afternoon work session, the Mayor and Council may discuss these items.

MEMORANDUM

To: Town Council

From: Peter Grosshuesch, Director of Community Development

Date: February 18, 2015

Re: Planning Commission Decisions of the February 17, 2015, Meeting.

DECISIONS FROM THE PLANNING COMMISSION AGENDA OF FEBRUARY 17, 2015:

CLASS C APPLICATIONS:

None.

CLASS B APPLICATIONS:

None.

CLASS A APPLICATIONS:

- 1) AT&T Wireless Temporary Communications Facility at Gold Creek Condos, PL-2015-0009, 326 North Main Street

Install a temporary wireless facility consisting of 3 steel skids with six 6' tall panel antennas (2 per skid, screened and painted to match the building color) at the north, east and west rooftop elevations for twelve months and mechanical equipment in the basement. Approved.

- 2) AT&T Wireless Permanent Communications Facility at Gold Creek Condos, PL-2015-0005, 326 North Main Street

Construct a new permanent wireless facility consisting of a total of twelve 8' tall panel antennas concealed within 3 new rooftop dormer elements (previously approved) with modifications to conceal the antennas. Approved.

- 3) Verizon Wireless Communication Facility – Kingdom Park Ball Field Site, PL-2014-0177, 880 Airport Road

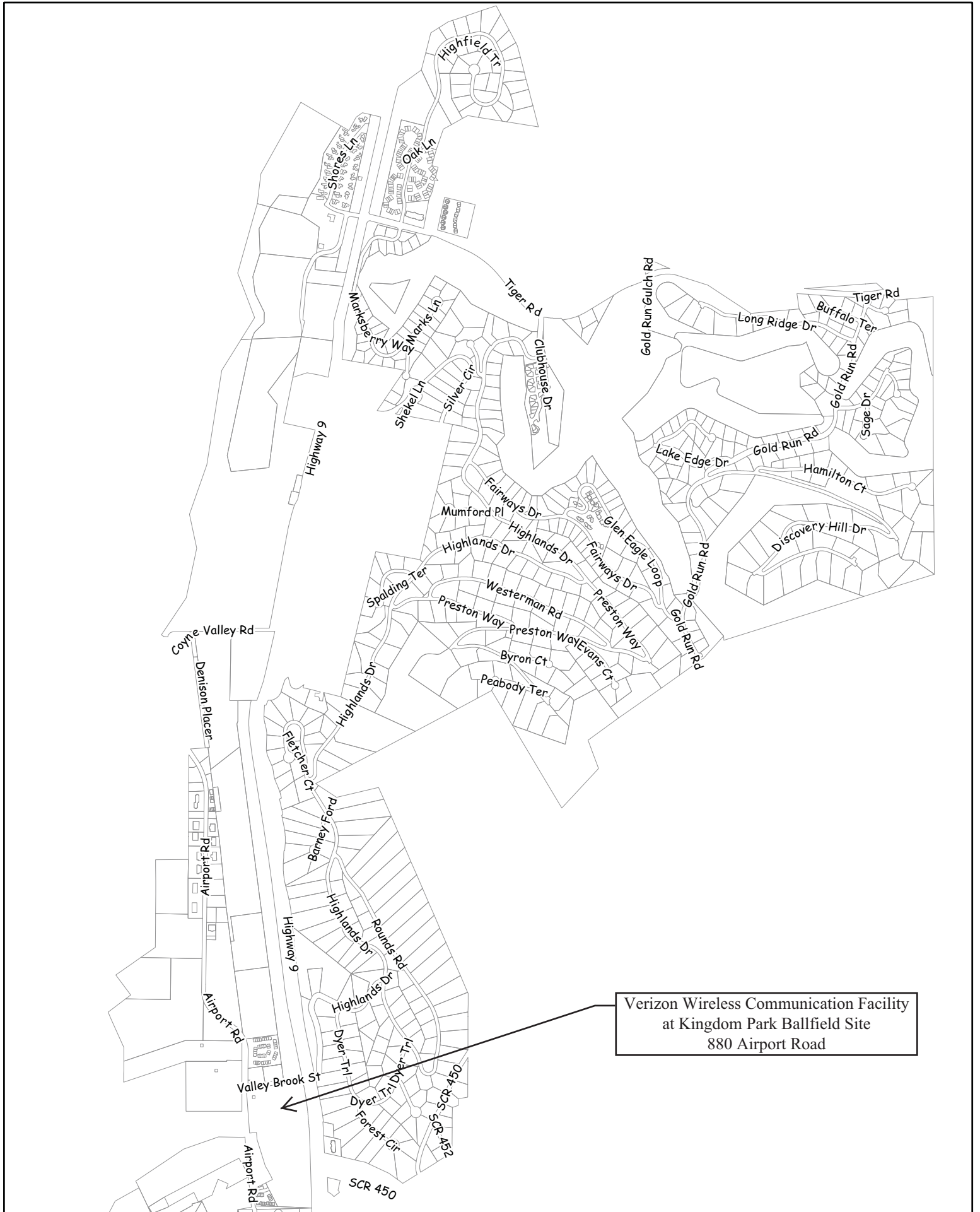
Remove a 55' baseball net support pole and replace it with a new 75' wireless canister pole that will be painted flat black to match the existing support poles; reconfigure safety net to hang from the pole; build new 12' x 26' equipment shelter in location of existing trash enclosure; build new trash enclosure within the recreation center parking lot. Approved.

TOWN PROJECT HEARINGS:

None.

OTHER:

None.



Town of Breckenridge and Summit County governments assume no responsibility for the accuracy of the data, and use of the product for any purpose is at user's sole risk.

Breckenridge North



AT&T Wireless Temporary Communication Facility
 at Gold Creek Condos
 AT&T Wireless Permanent Communication Facility
 at Gold Creek Condos
 326 North Main Street



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Breckenridge South



PLANNING COMMISSION MEETING

The meeting was called to order at 7:00 pm

ROLL CALL

Eric Mamula Jim Lamb, absent Gretchen Dudney
Kate Christopher Ron Schuman Dan Schroder
Dave Pringle, arrived at 7:03pm
Ben Brewer, Town Council Liaison

APPROVAL OF AGENDA

With no changes, the February 17, 2015, Planning Commission Agenda was approved as presented.

APPROVAL OF MINUTES

With no changes, the February 3, 2015, Planning Commission Minutes were approved as presented.

WORKSESSIONS:

1) Off Street Parking Chapter (JP)

Ms. Puester presented. The last significant update to the Off Street Parking Chapter of the Development Code was in 1996. Staff has found that some standards within the Chapter need to be updated to be consistent with current Development Code policies and engineering requirements. The changes in the ordinance are intended to be cleanup items only. Staff has worked in conjunction with the Public Works Department/Engineering to determine these proposed modifications.

Primary corrections addressed in the ordinance include:

- Clarification on parking space calculations rounded up to a complete space (Sec. 9-3-8 (B)).
- The inclusion of change of use applications in parking recalculations (Sec. 9-3-8 (C)).
- Reduction of location of driveways separation requirements to have 30 foot separation rather than 35' (Sec. 9-3-9 (D)(1)).
- Modification of the maximum width of a driveway from a public street from 30 feet to 20 feet (Sec. 9-3-9 (D)(2)).
- Addition of standards for Private driveways (Sec. 9-3-9 (D)(2)).
- Clarification that circular driveways for new development are not permitted and nonconforming circular driveways must come into conformance with redevelopment (Sec. 9-3-9 (D)(3)).
- Additional detail to the grading section for driveways (Sec. 9-3-9 (F)).
- Addition of Heated Driveway standards (Sec. 9-3-9 (G)).

Staff would like to hear if there are any concerns from the Planning Commission.

Commissioner Questions / Comments:

Mr. Schroder: Is this for all of Town or just in the service area?

Ms. Puester: This applies to all of town.

Mr. Schroder: It says that all off street parking must be paved but I thought it was permeable surfaces too.

Mr. Mosher: You aren't allowed to park on dirt or gravel, you can have paving strips.

Mr. Pringle: Do we have a size for a parking spot in a garage?

Mr. Mosher: 9' by 18' is a legal parking spot.

Mr. Pringle: Do we have a third dimension for this?

Ms. Puester: For height? (Mr. Pringle: Yes.)

Mr. Pringle: Do you remember the Giller that had a lift that wouldn't work because there was not enough clearance for two cars? The discussion was that we couldn't deny or modify it because it didn't go against code. We didn't have a standard for at least the minimum volume. Do we

at least want to say that a parking space in a garage must be at least 5' or something like that, for a reasonable car?

Mr. Mosher: It might be an issue that the building department might have code with a head height.

Mr. Pringle: This might be the one and only chance we get a chance to change this as policy without an actual application in front of us.

Mr. Mosher: I will try to get an answer from the building department this week. Point taken, let's do some more research.

Mr. Schuman: To that same point, we have an exterior parking pad next to the garage that has a lift so I could foresee that the person might want to enclose it, so this would be a good thing to tackle.

Mr. Pringle: I would like to see that we have some criteria to discuss it.

Mr. Mamula: I don't have a problem with anything in this but we have discussed values for minimum parking in particular when there are houses that are designed as retreats but they only have two parking spots and we know they will be parking on the streets. At some point it would be nice to get to some different figures for the larger homes that will be rented out in the future and only have two spots. We are probably not going to solve anything right now but should think about it for the future. It would be nice if you exceed 5,000 sq. feet then you need to add parking spaces. They don't have to be covered but that there are adequate spaces on the lot. Sunbeam comes to mind with a house that was built with a bunch of different lock offs that didn't have more parking. With teardowns and building I think this is something we need to address.

Mr. Brewer: I have to agree.

Mr. Schuman: Is the parking service area (fees section) still used?

Mr. Mamula: It is generally in the service or commercial use.

Mr. Schroder: Where does the money go that the money people pay for parking spots?

Ms. Puester: It is used a lot when there is a change of use and the use changes from retail or office to more intensive such as restaurant. It does go to the Town lots that were purchased previously for public parking-Tiger Dredge, behind LaCima, Wellington lot, Icehouse, parking structures and so on. The Town put the money up front so people are essentially paying the Town back. It is a separate fund that does pay the Town back and then also for future parking.

Mr. Brewer: I don't remember seeing a parking fund, it is in the general fund.

Mr. Grosshuesch: It doesn't need to be a separate fund, it is not a like a war chest. It is tracked separately but is part of the general fund. It is a fee that helps offset the money already spent.

Mr. Schuman: I think everything is good in the ordinance. But everything gets back to enforcement. If anything needs to be done with illegal parking, it is police having the enforcement rules.

Ms. Christopher: I think that the document is great with the additional comments.

Mr. Pringle: I think this is fine too.

Ms. Dudney: I have no issue.

Mr. Mamula: I agree, would like to see Mr. Pringle's issue addressed.

Ms. Puester: We will follow up on Mr. Pringle's issue with a memo to the Commission and plan on bringing this to the Town Council as an ordinance if the Commission is comfortable with that. (Commissioners: Yes.)

TOWN COUNCIL REPORT:

Mr. Brewer:

- We passed on second reading an ordinance making electronic smoking devices subject to the same ordinances and regulations for regular cigarettes.
- We placed on the agenda and passed in second reading an ordinance that clarified public smoking, we had a 10' buffer to public entrances but did not make a ban on smoking on patios. Vote was 5-2 but the two dissenters thought we didn't go far enough. You can't be smoking in the entrance to any business not just restaurants. We almost adopted a curfew until a certain time of night, allowing

smoking on patios later at night, but this didn't resonate with enough people. Employees have to work and breathe the smoke if there is smoking on a patio. This is probably an issue that will be seen on the Town Council agenda again, the whole state is addressing this. We are trying to follow what the state is doing. The enforcement mechanism is tough, sometimes it is subjective. If there is complaint then Community Service can be called and enforce. Now with the definitive 10' rule it is more objective. This will start 30 days after it passed. It is designed to prevent people from smoking at a business entrance.

Ms. Christopher: Maybe consider when the Town brings in public benches and fire pit into the Blue River Plaza, people come in and smoke which results in no one else going near the firepit since it's just a bunch of smoking going on there.

Mr. Brewer: I don't think this is allowed with the new ordinance but will look at it in more detail.

- There is a new ordinance that we are considering that will revamp the enforcement of the sign code. This includes making the first and second offense of a violation be a ticket. After that then a summons to court happens, this is more logical and practical than the former enforcement chain that was a summons to court on the first violation. Pretty heavy handed. We passed the first reading on the revised ordinance. We decided to take no action on the sandwich boards, which means sandwich boards are still illegal and many of the other signage that is happening in Town is illegal. So there will be a big job of enforcement. Business is tough and it is difficult to distinguish yourself from the competition. (Mr. Pringle: it all comes down to enforcement, I think you cut to the chase and say you are violating the code and we'll see you in court.) Mr. Brewer, I think most business owners want to follow the law but don't know the law and will change after the first ticket.

FINAL HEARINGS:

(Mr. Schuman recused himself and left the public hearing due to conflict of interest)

1) AT&T Wireless Temporary Communications Facility at Gold Creek Condos (JP) PL-2015-0009, 326 North Main Street

Ms. Puester presented. AT&T Wireless is proposing a temporary wireless facility consisting of three steel skid mounting brackets with a total of six screened 6-foot tall panel antennas (two per skid or sector) at the north, east, and west rooftop elevations for twelve months at which time the permanent installation would be constructed. The screening will cover the front face of each skid and will match the building color and mimic the building material appearance. The mechanical room for this equipment will be located in the basement. The installation is temporary and would be replaced by a permanent, screened installation which is the subject of another application also on this meeting agenda.

Changes from the Preliminary Hearing:

The applicant has proposed the following changes with this final hearing submittal:

- The number of antennas has been *reduced* from four antennas per skid to two per skid.
- The height of the antennas was *reduced* from eight (8') feet to six (6') feet.
- The clearance between the roof and the bottom of the antennas *increased* from 1'5" to 2'5" in height.
- The finished height of the antennas went from 44'1" (preliminary) to 43'1" (final) for a total of 12" *reduction* in overall height.
- The front view of the skid will be screened with a thick banner like material (RF transparent skin) wrapped around the front view of the skid to be the same color and mimic the appearance of the siding and trim on the building.
- A two (2') foot microwave dish installed behind the east skid.

Staff found no Relative policies under which positive or negative points should be assigned. Staff found that the application meets all applicable Absolute policies.

Staff recommended the Planning Commission approve the final development permit application for the AT&T Wireless Temporary Facility at Gold Creek Condominiums (aka Odd-Lot Condos) PL#2015-0009 with a passing point analysis of zero (0) and the presented finding and conditions.

Commissioner Questions / Comments:

- Ms. Dudney: It is great that it is two antennas instead of 4, is the height greater?
Ms. Puester: It is one foot lower than what you saw at preliminary and staff prefers the screening.
Mr. Mamula: It is 43'1" of the ground but it is 9'6" off from the previous 10'6" on the rooftop?
Ms. Puester: Yes.
Mr. Mamula: The photo simulation doesn't seem correct, it seems like the installation will be bigger than what is shown.
Ms. Puester: Let's allow the applicant explain that piece.

Permanent application was then discussed.

2) AT&T Wireless Permanent Communications Facility at Gold Creek Condos (JP) PL-2015-0005, 326 North Main Street

Ms. Puester presented. AT&T Wireless is proposing a permanent wireless facility incorporated entirely inside three of the dormers associated with the Gold Creek Condo exterior remodel development permit (PC#2013034) at the north, east, and west elevations. The dormers in which the antennas are located would be fiberglass manufactured to appear the same as the approved exterior remodel materials. The mechanical room will be located in the basement. The estimated time of construction will be in June. This permanent screened installation would replace the temporary antennas just discussed. Staff found no Relative policies under which positive or negative points should be assigned. Staff found that the application meets all applicable Absolute policies.

The permanent solution does include the four antennas because the two antennas in the temporary proposal are to maintain existing coverage.

The Planning Department recommended that the Planning Commission approve the AT&T Permanent Wireless Communication Facility (PL-2015-0005) with a passing point analysis of zero (0) and the presented findings and conditions.

- Ms. Dudney: Is there any change to this final proposal than we saw two weeks ago?
Ms. Puester: No

Applicant Presentation for the Temporary and Permanent applications:

Ryan Sager, Pinnacle Consulting: There is an additional two feet of screening on the sides of the skirts. The photo simulation is a visual representation and was completed before we had designed the actual drawings of the custom skirts for final. Custom skirts have a particular height and wind load needed through the engineering calculations, so this is why there wasn't more in the decrease in height.

Commissioner Questions / Comments:

- M: Mamula: Can you explain how the skin material will be mounted and how it will withstand the elements? (Mr. Sager: It will be stretched to cover the skirts and secured in place.)
Mr. Mamula: What is the longevity of the material?
Mr. Sager: This material is guaranteed for 6 months.
Mr. Mamula: Can we add a condition that this needs to be maintained?
Ms. Puester: If the material fails then they would be in violation of their development permit with the

plans as presented. They would have to replace it. If you are concerned with it, I think you can put it in as a condition that the material be inspected. We should check with the applicant if they would accept that.

Mr. Mamula opened the hearing to public comment for both the temporary and permanent applications. There was no public comment, and the hearing was closed.

Commissioner Questions / Comments:

Mr. Pringle: With the temporary screening I'm wondering if the antenna would look better without it. I'm just wondering if the screening is just drawing more attention to the skids. Could this ever be a consideration? (Mr. Mosher: The applicant mentioned that it is 8 weeks between the skids being up and the screening getting installed so there would be time to tell).

Mr. Pringle: I think the antennas will be a lot more transparent and won't be as much maintenance.

Ms. Dudney: That was why I asked what the staff thought, I'm ambivalent about the screening. With the two antennas, I think that it is less obtrusive. I'm fine with the rest of the project.

Mr. Schroder: I'm fine as presented

Ms. Christopher: I'm fine too, but am fine with the screening not happening.

Ms. Puester: I would like to make a case for the screening, because I've seen what they look like in the field and I think it would be a mistake not to include the screening. It takes 8 weeks to manufacture the screening. I want them to order the screening and get it up there and see what it looks like. If we have concerns with the screening when it is up, we can modify the permit with a Class D and take it down but to leave it out completely is not recommended. Hopefully it will blend better.

Mr. Schroder: I think it will look like a chimney with the screening and not be obtrusive.

Ms. Christopher: The photos don't show returns being screened.

Ms. Puester: The back and sides of the skids won't be covered.

Mr. Sager: The front and two back on the sides will be covered.

Mr. Mamula: I don't have any issues with this. Let's see what they look like when they are up.

Ms. Puester: Let's leave it as it is and we can always modify this as a Class D.

Mr. Pringle made a motion to approve the point analysis for the AT&T Wireless Temporary Communications Facility at Gold Creek Condos, PL-2015-0009, 326 North Main Street. Mr. Christopher seconded, and the motion was carried unanimously (5-0).

Mr. Pringle made a motion to approve the AT&T Wireless Temporary Communications Facility at Gold Creek Condos, PL-2015-0005, with the presented Findings and Conditions. Ms. Christopher seconded, and the motion was carried unanimously (5-0).

Mr. Pringle made a motion to approve the point analysis for the AT&T Wireless Permanent Communications Facility at Gold Creek Condos, PL-2015-0005, 326 North Main Street. Ms. Christopher seconded, and the motion was carried unanimously (5-0).

Mr. Pringle made a motion to approve the AT&T Wireless Permanent Communications Facility at Gold Creek Condos, PL-2015-0005, with the presented Findings and Conditions. Ms. Christopher seconded, and the motion was carried unanimously (5-0).

Mr. Pringle: if we find that the temporary screening is not appropriate we can bring this topic up again.

COMBINED HEARINGS:

1) Verizon Wireless Communication Facility – Kingdom Park Ball Field Site (SG) PL-2014-0177, 880 Airport Road

Mr. Greenburg presented. Verizon Wireless is proposing to remove a 55' baseball net support pole and replace it with a new 75' canister pole to house a wireless antenna and build an associated 12' x 26' equipment shelter in the location of the current Recreation Center trash enclosure. A new trash enclosure will be built within the existing Recreation Center parking lot. On May 27, 2014, the Town Council approved a development agreement to allow for a transfer of density for the shed structure for the wireless facility (0.32 SFEs) and waived negative points associated with density and building height. Due to the approved Development Agreement that addresses density and height, Staff believes the application warrants no positive or negative points and passes with a point analysis of zero (0). The application meets all absolute policies.

The Planning Department recommended the Planning Commission approve the Verizon Wireless Facility at the Breckenridge Recreation Center Ball Field, PC#20140177, located at 880 Airport Road, with a passing point analysis of zero (0), and the presented Findings and Conditions.

Commissioner Questions / Comments:

Mr. Pringle: You show that the left field corner pole, is it only one pole?

Mr. Greenburg: Yes, it is only one pole. It is the second pole in from the parking lot. It is not on the corner of the field.

Mr. Pringle: How sensitive are these poles to damage from the baseball?

Mr. Mamula: I don't understand why the trash enclosure is where it is.

Mr. Greenburg: The applicant worked extensively with public works and the rec center to locate it appropriately. It is close to the building and it works with the turning radius with the drive isle for the garbage truck.

Mr. Mamula: I think it isn't right to lose 6 spots of parking because it is easier for the staff.

Mr. Grosshuesch: I think that it is harder for the truck to turn if it is someplace else.

Ms. Puester: Losing the 6 parking spots is a worst case scenario for the worst roof snow shed conditions; it may not take all the 6 spots. Those spaces would be there in the summer. The actual structure covers only 2 spaces.

Applicant Presentation:

Colleen Nebel, representing Black and Veatch and Verizon:

The trash enclosure and structure have all been built to the public works specifications and location. In addition the 75' of the pole is being built to accommodate one additional carrier. It is not likely that the canister at the top of the pole will be hit by a ball.

Mr. Mamula opened the hearing to public comment. There was no public comment, and the hearing was closed.

Commissioner Comments:

Mr. Schuman: Other than the location of the dumpster, I think it is a good plan. I don't see anything wrong with it but the physical location of the dumpster.

Ms. Christopher: I leave the dumpster location up to public works, as for the cell phone tower looks great.

Mr. Schroder: I think this is brilliant where there are other big poles and this is necessary public infrastructure.

Mr. Pringle: I agree.

Ms. Dudney: I'm fine with the design.

Mr. Mamula: I don't like the location of the dumpster, I would really like public works to look at it. I think it is a mistake, being someone who lives around dumpsters in my parking lot. I think this a bad solution.

Ms. Dudney: If we were to defer and get a response from the public works department would this be a problem with your construction plan?

Mr. Nebel: I'm afraid if we had to wait it would be detrimental. Any sort of delay in approving this plan

would push us back from the County approval and the start of the baseball season.

Mr. Mamula: Could you please handle this on a staff level?

Mr. Grosshuesch: We could modify the existing permit and make it class D if the Town changes their mind on the dumpster location.

Mr. Mamula: The trash is totally separate; we are fine with the cellular.

Mr. Pringle made a motion to approve the point analysis for the Verizon Wireless Communications Facility, PC#20140177, located at 880 Airport Road, with a passing point analysis of zero (0). Ms. Christopher seconded, and the motion was carried unanimously (6-0).

Mr. Pringle made a motion to approve the Verizon Wireless Communications Facility, PC#20140177, located at 880 Airport Road, with the presented Findings and Conditions. Ms. Christopher seconded, and the motion was carried unanimously (6-0).

Other Matters:

Ms. Puester: I would like to put a recap of the Saving Places Conference on a future agenda.

ADJOURNMENT:

The meeting was adjourned at 8:20 pm.

Eric Mamula, Chair



TO: Town Council

FROM: Julia Puester, AICP, Senior Planner

DATE: February 17, 2015 for meeting of February 24, 2015

**SUBJECT: Sign Code and Outdoor Display of Merchandise Enforcement Ordinance
(Second Reading)**

At the January 13th Town Council work session, the Council decided not to modify the Sign Code with regard to sandwich board signs and outdoor display after reviewing the task force and Planning Commission recommendations. We also heard from the Town Council that enforcement of the Sign Code should be consistent.

The current sign code enforcement is a lengthy and cumbersome process, requiring a court appearance. A simpler and more expeditious process would assist in furthering enforcement efforts and consistency. To achieve quicker results, and reduce both staff time required as well as the business owners' time, we have proposed a change to the Sign Code and Outdoor Display of Merchandise code section which would eliminate the requirement for the letter and subsequent court appearance by instead allowing for tickets (technically called "Penalty Assessment Notices") to be issued. A court appearance would only be necessary if the business owner chose to contest the Penalty Assessment Notice or had received multiple tickets. Once this change is approved, staff intends to write a letter reminding businesses of the Sign and Outdoor Display of Merchandise Code regulations and inform them of the new procedures (issuance of Penalty Assessment Notices rather than regular court summons requiring a mandatory court appearance). Staff will visit businesses with violations after the letter is sent to further the educational approach prior to issuing tickets.

The Council was in support of the ordinance at first reading at the February 10th meeting. The primary change to the ordinance from the first reading incorporates the Outdoor Display of Merchandise Code Section related to enforcement to be consistent with the proposed Sign Code enforcement that Town Council supported at first reading. Planning staff enforces both the sign code and outdoor display of merchandise code sections concurrently when out in the field. Although the two code sections are separate, they are interconnected. To provide consistency, the proposed second reading includes a fine schedule which is the same for both sign code violations and outdoor display of merchandise. The first violation is \$100, the second violation is \$250 and the third is a court summons with fine to be determined by the Judge. The highest amount possible for this type of infraction is \$500. The changes to the code are related to the enforcement process only and do not change what is or is not allowed.

Changes to the first reading ordinance appear in strike, bold and double underline. Staff has attached the Outdoor Display of Merchandise code section for reference as well as a draft of the violation ticket. The ordinance for second reading is attached and staff will be available at the meeting for questions.

1 ***FOR WORKSESSION/SECOND READING – FEB. 24***

2
3 Additions To The Ordinance As Approved On First Reading Are
4 Indicated By **Bold + Double Underline**; Deletions By ~~Strikeout~~

5
6 COUNCIL BILL NO. 5

7
8 Series 2015

9
10 ~~AN ORDINANCE AMENDING SECTION 8-2-16 OF THE BRECKENRIDGE TOWN CODE~~
11 ~~CONCERNING THE ENFORCEMENT OF THE TOWN OF BRECKENRIDGE SIGN~~
12 ~~ORDINANCE~~

13 **AN ORDINANCE AMENDING CHAPTER 2 OF TITLE 8 OF THE BRECKENRIDGE**
14 **TOWN CODE, KNOWN AS THE “BRECKENRIDGE SIGN ORDINANCE,” AND**
15 **CHAPTER 7 OF TITLE 9 OF THE BRECKENRIDGE TOWN CODE, KNOWN AS THE**
16 **“OUTDOOR DISPLAY OF MERCHANDISE ORDINANCE,” CONCERNING THE**
17 **ENFORCEMENT OF SUCH ORDINANCES AND THE PENALTIES FOR**
18 **VIOLATIONS OF SUCH ORDINANCES**

19
20 BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF BRECKENRIDGE,
21 COLORADO:

22
23 Section 1. Section 8-2-16 of the Breckenridge Town Code is amended to read as follows:

24
25 8-2-16: ENFORCEMENT; LIEN:

26
27 A. Authority: The Director is authorized and directed to enforce all of the
28 provisions of this Chapter.

29
30 B. Right Of Entry: Whenever necessary to make an inspection to enforce any of
31 the provisions of this Chapter, or whenever the Director has reasonable cause to
32 believe that there exists in any building or upon any premises any condition or
33 violation which makes such building or premises unsafe, dangerous or hazardous,
34 the Director may enter such building or premises at all reasonable times to inspect
35 the same or to perform any duty imposed upon the Director by this Chapter;
36 provided, that if such building or premises is occupied, the Director shall first
37 present proper credentials and request entry; and if such building or premises is
38 unoccupied, the Director shall first make a reasonable effort to locate the owner or
39 other persons having charge or control of the building or premises and request
40 entry. If such entry is refused, the Director shall have recourse to every remedy
41 provided by law to secure entry. When the Director shall have first obtained a
42 proper inspection warrant or other remedy provided by law to secure entry, no

1 owner or occupant or any other persons having charge, care or control of any
2 building or premises shall fail or neglect, after proper request is made as herein
3 provided, to promptly permit entry therein by the Director for the purpose of
4 inspection and examination pursuant to this Chapter.
5

6 C. Authority to Issue Penalty Assessment Notices: If permitted to do so by the Director,
7 any employee of the Town's Department of Community is authorized, as part of his or
8 her duties, to act as a Code enforcement officer of the Town for the limited purpose of
9 issuing a penalty assessment notice for any alleged violation of this Chapter if the alleged
10 offense is listed on the Municipal Judge's list of designated violations the penalties for
11 which may be paid at the office of the Municipal Court Clerk as described in Rule
12 210(b)(5) of the Colorado Rules of Municipal Court Procedure. Any penalty assessment
13 notice issued pursuant to the authority granted by this Subsection C shall comply with the
14 requirements of Section 1-8-12(K) of the Breckenridge Town Code.
15

16 D. Lien; Collection: The Town Clerk shall notify the sign owner of the total
17 expenses incurred in the alteration or removal of the sign, and if such person fails
18 within thirty (30) days after the date of notification to pay the entire costs and
19 expenses of such repair, alteration or removal, then such expenses shall become a
20 lien against and run with the property where the sign is located, and the Town
21 Clerk shall certify the same to the Summit County treasurer for collection in the
22 same matter as delinquent charges, assessments or taxes are collected pursuant to
23 Section 31-20-105, CRS.
24

25 E. Amount Of Lien: The amount certified by the Town Clerk to the Summit
26 County treasurer for collection shall include the actual cost of repair, alteration or
27 removal of the sign, plus twenty five percent (25%) to cover administrative costs,
28 penalties, collection costs and interest.
29

30 F. Additional Remedies: The enforcement procedures established in this Section
31 are not the exclusive method of enforcement of the provisions of this Chapter, but
32 may be exercised concurrently with, or in addition to, the imposition of the
33 penalties pursuant to Section 8-2-17 of this Chapter, or other civil remedies
34 available to the Town pursuant to law.
35

36 G. Authority To Remove Signs From Right Of Way: In lieu of the other
37 enforcement procedures of this Section, either the Director, the Police Chief ,or
38 the Public Works Department may remove and destroy any sign that is illegally
39 placed within a Town right of way in violation of the provisions of this Chapter.
40

41 Section 2. Section 8-2-17 of the Breckenridge Town Code is amended to read as follows:
42

43 8-2-17: PENALTIES AND REMEDIES:
44

1 A. General: It is an “infraction”, as defined in Section 1-3-2 of this Code, for any
 2 person to violate any of the provisions of this Chapter. ~~Any person who violates~~
 3 ~~any provision of this Chapter shall be punished as provided in Title 1, Chapter 4~~
 4 ~~of this Code.~~ Each such person shall be liable for a separate offense for each and
 5 every day during any portion of which any violation of any of the provisions of
 6 this Chapter is committed, continued or permitted by such person, and he shall be
 7 punished accordingly.

8
 9 **B. Fine Schedule: Any person convicted of having violated any provision of**
 10 **this Chapter shall be punished by a fine as follows:**
 11

<u>Offense No.</u>	<u>Fine Amount</u>
<u>First Offense</u>	<u>\$100</u>
<u>Second Offense</u>	<u>\$250</u>
<u>Third Offense and Each Subsequent Offense</u>	<u>As Determined By the Municipal Judge</u>

12
 13 **C. A defendant’s first two alleged violations of this Chapter may be written**
 14 **as penalty assessments. A defendant’s third and each subsequent alleged**
 15 **violation of this Chapter shall require a mandatory court appearance.**
 16

17 **BD.** Injunctive Relief: In addition to other remedies available to the Town, the
 18 Town may commence an action pursuant to Section 1-8-10 of this Code to enjoin
 19 the alleged violation of any provision of this Chapter, or to authorize and compel
 20 the removal, termination or abatement of such violation.

21
 22 **EE.** Additional Remedies: Any remedies provided for in this Chapter shall be
 23 cumulative and not exclusive, and shall be in addition to any other remedies
 24 provided by law.

25
 26 **Section 3. Section 9-7-4 of the Breckenridge Town Code is amended by the inclusion**
 27 **of the following definition:**
 28

<u>DIRECTOR:</u>	<u>The Director of the Department of Community Development, or his or her designee.</u>
-------------------------	------------------------------------------------------------------------------------------------

29
 30 **Section 4. Section 9-7-7 of the Breckenridge Town Code is amended to read as follows:**

31
 32 **9-7-7: VIOLATIONS AND PENALTIES**
 33

34 A. It is an “infraction”, as defined in Section 1-3-2 of this Code, for any person to
 35 violate any of the provisions of this Chapter. ~~Every person found liable for a~~
 36 ~~violation of any provision of this Chapter shall be punished as provided in section~~

1-4-1-1 of this Code. Each such person shall be liable for a separate offense for each and every day during any portion of which any violation of any of the provisions of this Chapter is committed, continued or permitted by such person, and he shall be punished accordingly.

B. The Director is authorized and directed to enforce all of the provisions of this Chapter.

C. If permitted to do so by the Director, any employee of the Town's Department of Community is authorized, as part of his or her duties, to act as a Code enforcement officer of the Town for the limited purpose of issuing a penalty assessment notice for any alleged violation of this Chapter if the alleged offense is listed on the Municipal Judge's list of designated violations the penalties for which may be paid at the office of the Municipal Court Clerk as described in Rule 210(b)(5) of the Colorado Rules of Municipal Court Procedure. Any penalty assessment notice issued pursuant to the authority granted by this Subsection C shall comply with the requirements of Section 1-8-12(K) of the Breckenridge Town Code.

D. Any person convicted of having violated any provision of this Chapter shall be punished by a fine as follows:

<u>Offense No.</u>	<u>Fine Amount</u>
<u>First Offense</u>	<u>\$100</u>
<u>Second Offense</u>	<u>\$250</u>
<u>Third Offense and Each Subsequent Offense</u>	<u>As Determined By the Municipal Judge</u>

E. A defendant's first two alleged violations of this Chapter may be written as penalty assessments. A defendant's third and each subsequent alleged violation of this Chapter shall require a mandatory court appearance.

~~B~~F. In addition to other remedies available to the Town, the Town may commence an action pursuant to Section 1-8-10 of this Code to enjoin the alleged violation of any provision of this Chapter, or to authorize and compel the removal, termination or abatement of such violation.

G. Any remedies provided for in this Chapter shall be cumulative and not exclusive, and shall be in addition to any other remedies provided by law.

Section 5. Except as specifically amended by this ordinance, the Breckenridge Town Code, and the various secondary codes adopted by reference therein, shall continue in full force and effect.

SIGN / OUTDOOR DISPLAY OF MERCHANDISE

VIOLATION

Town of Breckenridge
150 Ski Hill Road / PO Box 168
Breckenridge CO 80424



V-(Automatic ticket number here)

Location Date Time

Business Name Contact Name Phone Number

<p>Section 8-2-15:</p> <p><input type="checkbox"/> Sandwich Board Sign (I)</p> <p><input type="checkbox"/> Neon Sign (E)</p> <p><input type="checkbox"/> Backlit / Flashing / Moving Sign (B) (C) (D)</p> <p><input type="checkbox"/> Window Sign (More Than 2 / Exceeds 3SF) (L)</p> <p><input type="checkbox"/> Off Premise Sign (F)</p> <p><input type="checkbox"/> Temporary Sign (K)</p> <p><input type="checkbox"/> Attention Getting Device(s) (A)</p>	<p>Section 8-2-6:</p> <p><input type="checkbox"/> Menu Display Box (Exceeds 2SF) (U)</p> <p><input type="checkbox"/> Open House Sign (I) (6)</p>
	<p>Section 8-2-14:</p> <p><input type="checkbox"/> Banner (A)</p>
<p>Section 8-2-10:</p> <p><input type="checkbox"/> Sign on Public Property (J)</p>	<p>Section 9-7-5:</p> <p><input type="checkbox"/> Outdoor Display of Merchandise</p>
	<p><input type="checkbox"/> Other</p>

Comments:

Amount of Fine: \$ _____

Dated This ____ Day of ____ 20__ Staff Signature _____ No _____

Community Development Copy: Pink; Customer Copy: White

**(EXISTING CODE SECTION-NO CHANGE PROPOSED EXCEPT TO SECTIONS
9-7-4 DEFINITIONS AND 9-7-7 VIOLATIONS AND PENALTIES)**

**Chapter 7
OUTDOOR DISPLAY OF MERCHANDISE**

9-7-1: TITLE:

9-7-2: PURPOSE:

9-7-3: FINDINGS:

9-7-4: DEFINITIONS:

9-7-5: MERCHANDISE CONFINED TO FULLY ENCLOSED BUILDINGS:

9-7-6: EXEMPTIONS:

9-7-7: VIOLATIONS AND PENALTIES:

9-7-1: TITLE:

This chapter shall be known and may be cited as the *OUTDOOR DISPLAY OF MERCHANDISE ORDINANCE*. (Ord. 13, Series 1992)

9-7-2: PURPOSE:

The purpose of this chapter is to regulate the display, storage and sale of goods and merchandise outside of buildings within certain areas of the town which are pedestrian or tourist oriented. This chapter is intended to regulate displays for aesthetic purposes and to limit displays which detract from the charm of the town, create visual clutter, are annoying, and generally create a nuisance. (Ord. 14, Series 1989)

9-7-3: FINDINGS:

The town council finds and determines that the regulations contained in this chapter are not unreasonable, are not discriminatory and are rationally related to the legitimate governmental purposes of protecting and preserving the unique aesthetic character of the town and preventing obstructions and other dangerous conditions from occurring on the public sidewalks. The town council finds that this chapter is necessary and proper to provide for the safety, preserve the health, promote the prosperity and improve the order, comfort and convenience of the town and its inhabitants. (Ord. 14, Series 1989)

9-7-4: DEFINITIONS:

For the purpose of this chapter the following definitions shall apply:

BICYCLE: Every vehicle propelled solely by human power applied to pedals upon which any person may ride having two (2) tandem wheels or two (2) parallel wheels and one forward wheel, all of which are more than fourteen inches (14") in diameter.

FULLY ENCLOSED BUILDING: That portion of a structure contained fully within the exterior walls of a building. For the purposes of this chapter, fully enclosed buildings shall not include decks, porches, carports, areas under roof overhangs, or any other areas not contained totally within the exterior walls.

MANNEQUIN: A model of the human body, customarily used by tailors, window dressers and artists.

MERCHANDISE: Any goods or wares held for rental, lease, sale, display or conveyance in any manner. For the purposes of this chapter, the term merchandise does not include gasoline or other fuel oils held in underground storage tanks.

MOTORIZED BICYCLE: A vehicle having two (2) or three (3) wheels, a cylinder capacity not exceeding fifty (50) cc, and an automatic transmission which produces a maximum design speed of not more than thirty (30) miles per hour on a flat surface. (Ord. 14, Series 1989; amd. Ord. 26, Series 2002)

9-7-5: MERCHANDISE CONFINED TO FULLY ENCLOSED BUILDINGS:

Except as specifically authorized in section 9-7-6 of this chapter, it shall be unlawful for any person to display or store, or permit the storage or display of, merchandise outside of a fully enclosed building within land use districts 17, 18, 18₂, 19, 20, 23, 24, 25 and that portion of land use district 11 which lies south of the intersection of French Street and Highway 9, all as shown on exhibit A attached to the ordinance codified herein. (Ord. 14, Series 1989)

9-7-6: EXEMPTIONS:

The following outdoor displays of merchandise shall be exempt from the provisions of this chapter:

A. Dining: Outdoor dining (when in compliance with the town's development code).

B. Vendor Carts: Vendor carts, when in compliance with section 9-1-19-49A, "Policy 49 (Absolute) Vendor Carts", of this title.

C. Bicycles: The outdoor display of bicycles offered for sale or rental, subject to the following conditions:

1. The person desiring to display bicycles outdoors shall obtain a class D minor development permit prior to any such display. The application for such permit shall include a site plan indicating where bicycles are to be displayed and where existing, approved and/or required landscaping is located or is to be located. If the applicant for the permit is not the owner of the property on which the bicycles are to be displayed, the written consent of the property owner to the proposed application shall be submitted concurrently with the application.
2. The outdoor display of bicycles shall be confined to the private property of the business which is offering the bicycles for sale or rental.
3. No bicycle shall be hung from or on any exterior portion of a building or structure; provided, that bicycles may be so hung for storage purposes only if the applicant lacks sufficient space to otherwise store the bicycles and then only if the planning commission makes the following findings and incorporates such findings into the development permit as conditions:
 - a. The hanging of bicycles will be for storage purposes only and will not be used as signage or as an attention getting device.
 - b. The hanging of bicycles will not destroy any historic structure or significantly alter the historic character of a structure.
 - c. The hanging of bicycles will not hide a historic structure or significantly alter the historic character of a structure.
 - d. No rack for the hanging of bicycles will be mounted on a facade of a building which faces a street (not including an alley).
 - e. Bicycles will be hung so as not to constitute a safety hazard for pedestrians.
 - f. The bicycles to be hung will be screened in a manner appropriate for the location.
4. No required vehicle parking space may be utilized for the display or storage of any bicycle.
5. No bicycle shall be displayed in a manner which may result in damage to any tree, shrub, grass or other landscaping. The person displaying the bicycles shall repair or replace any tree, shrub, grass or other landscaping which is damaged as a result of the outdoor display of bicycles on such property.
6. No bicycle may be stored or displayed in such a manner as will block any means of pedestrian ingress or egress to or from any building or structure.
7. As used in this subsection C, the phrase "display of bicycles" includes the outdoor storage and/or display of any bicycle or motorized bicycle which is offered for sale or rental.

D. Residential Garage Sales: Residential garage sales not held more frequently than three (3) days in any one calendar quarter at the same residence. No permit shall be required.

E. Seasonal Plants: Nonartificial seasonal plants, including Christmas trees, may be displayed and sold outdoors on a temporary basis. A class D minor development permit shall be required.

F. Special Events: Special events, subject to the following limitations:

1. The event includes twenty (20) or more individual merchants, each holding a state sales tax license.

2. The event is no longer in duration than three (3) consecutive days.
3. The event is conducted on a single premises not currently licensed under the provisions of title 4, chapter 1 of this code.
4. A class D minor development permit is issued which adequately addresses parking, transportation and waste disposal.
5. A special events license is issued for the event pursuant to section 4-2-11 of this code.

G. Newspaper Racks: Newspaper racks.

H. Transient Dealers' Merchandise: Merchandise displayed by transient dealers, when in compliance with title 4, chapter 2 of this code.

I. Summer Sales Days: Outdoor displays of merchandise conducted on Summer Sales Days as established by the town manager. In setting Summer Sales Days, the town manager shall consult with representatives of the business community to determine appropriate dates. At least thirty (30) days before setting Summer Sales Days each year, the town manager shall advise the town council of the proposed dates of such event.

J. Merchandise Of Historical Significance: Merchandise meeting the following criteria may be stored out of doors:

1. The merchandise relates to, or is compatible with, the history of the town.
2. The merchandise is too large or too heavy to be easily stored inside.
3. The merchandise is displayed only on the property of the business offering such merchandise for sale.
4. No more than three (3) items of merchandise per business may be displayed.
5. The merchant desiring to display such merchandise obtains a class D minor development permit for each item.

K. Sculptures And Statues: Sculptures and statues, subject to the following limitations:

1. The display is on private property.
2. The display is placed in a manner that is essentially permanent in nature.
3. The size and design of the displays are in general harmony with the location in which they are placed.
4. A class D minor development permit is obtained for each item, and no more than two (2) permits may be obtained per business.

L. Mannequin: A mannequin, subject to the following limitations:

1. The mannequin is displayed on private property. No mannequin may be displayed on publicly owned property. A mannequin may be placed on commonly owned property; however, written permission for the display of the mannequin must be obtained from the owners' association or similar group responsible for the management of such commonly owned property.
2. The mannequin must be placed on the property of the business which displays it.

3. No more than one mannequin may be displayed per business. Businesses with more than one bona fide business location may display one mannequin per business location.
4. A mannequin may include a full clothing ensemble (i.e., 1 shirt, 1 skirt, 1 pair of shoes, 1 hat, etc.).
5. A mannequin must be located so as to maintain free and unobstructed access to and from the business which displays it. A mannequin may not be placed so as to block visibility of or access to any adjacent property.
6. A mannequin must be removed if it becomes a hazard due to wind or weather conditions, or if it is in a state of disrepair.
7. No sign may be placed on or hung from a mannequin.
8. A mannequin may lawfully be displayed only when the business which displays it is open. A mannequin must be stored inside when the business which displays it is closed.

M. Single Item Of Merchandise: One item of merchandise offered for sale by a business, subject to the following limitations:

1. The merchandise is displayed on private property. No item of merchandise may be displayed on publicly owned property. An item of merchandise may be placed on commonly owned property; however, written permission for the display of the merchandise must be obtained from the owners' association or similar group responsible for the management of such commonly owned property.
2. The merchandise must be placed on the property of the business which displays it.
3. No more than one item of merchandise may be displayed per business. Businesses with more than one bona fide business location may display one item of merchandise per business location.
4. The merchandise which is displayed must be merchandise which is actually offered for sale by the business.
5. Clothing which is displayed outdoors must be placed on a mannequin in accordance with the provisions of subsection L of this section.
6. The merchandise which is displayed must be located so as to maintain free and unobstructed access to and from the business which displays it. Merchandise may not be placed so as to block visibility of or access to any adjacent property.
7. The merchandise must be removed if it becomes a hazard due to wind or weather conditions, or if it is in a state of disrepair.
8. No sign may be placed on or hung from the merchandise.
9. Merchandise may lawfully be displayed only when the business which displays it is open. The merchandise must be stored inside when the business which displays it is closed.
10. No tables, boxes or racks may be used to display the merchandise. Merchandise may not be displayed on a coat hanger, or placed in, attached to or hung from any tree.
11. Merchandise may not be placed in any required parking or loading spaces. (Ord. 1, Series 2014)

9-7-7: VIOLATIONS AND PENALTIES:

- A. It is an "infraction", as defined in section 1-3-2 of this code, for any person to violate any of the provisions of this chapter. Every person found liable for a violation of any provision of this chapter shall be punished as provided in section 1-4-1-1 of this code. (Ord. 16, Series 2000)
- B. In addition to other remedies available to the town, the town may commence an action pursuant to section 1-8-10 of this code to enjoin the alleged violation of any provision of this chapter, or to authorize and compel the removal, termination or abatement of such violation. (Ord. 22, Series 1990)



MEMORANDUM

To: Mayor and Town Council
From: Shannon Haynes, Chief of Police
Date: February 17th, 2015
Subject: Unlawful Extraction of Marijuana Concentrate

The unlicensed extraction of marijuana concentrate has been the subject of many recent investigations into structure fires and explosions throughout Colorado. These incidents are caused by the use of flammable solvents to extract THC or other cannabinoids from marijuana plants. The Town of Breckenridge Residential Growing of Marijuana code currently states the following in relation to chemical extraction of marijuana concentrate:

- No chemical shall be used to enhance or extract THC from marijuana that is grown in a residential structure.
- Compressed, flammable gas shall not be used in a residential structure as a solvent for the extraction of THC or other cannabinoids.

Staff is recommending an amendment to code that would place restrictions on the use of flammable solvents in the unlicensed extraction of marijuana concentrate in any location, not limited to residential structures. While the updated ordinance would make it unlawful to process, manufacture, or allow for the processing or manufacture of marijuana concentrate anywhere in the Town, it would allow for three limited exceptions to include:

- Production of concentrate by licensed personnel in a licensed products manufacturing facility (currently one license in Breckenridge);
- Production done by means of water- or food-based extraction methods;
- Production using alcohol or ethanol provided there is no application of heat from fuel-fired or electrical source, uses no more than 16oz of solvent during each extraction process, and uses a closed production system.

These changes will allow for public safety intervention in all locations, thereby making a catastrophic fire or explosion less likely, while still allowing individuals to utilize safe extraction methods.

I will be available on Tuesday, February 24th to answer questions.

1
2 ***FOR WORKSESSION/FIRST READING – FEB. 24***

3
4 Additions To The Current Breckenridge Town Code Are
5 Indicated By **Bold + Double Underline**; Deletions By ~~Strikeout~~

6
7 COUNCIL BILL NO. 6

8
9 Series 2015

10
11 AN ORDINANCE AMENDING THE BRECKENRIDGE TOWN CODE CONCERNING THE
12 UNLAWFUL EXTRACTION OF MARIJUANA CONCENTRATE

13
14 WHEREAS, the possession of any quantity of marijuana concentrate has historically
15 been treated as completely unlawful in Colorado; and

16
17 WHEREAS, because possession of marijuana concentrate has historically been treated as
18 completely unlawful, state and Town laws have never been necessary to address how and where
19 marijuana concentrate may be extracted from marijuana plants; and

20
21 WHEREAS, the adoption of Amendment 20 adding Section 14 to Article XVIII of the
22 Colorado Constitution, created an affirmative defense and a limited exception to state criminal
23 laws for patients and primary caregivers who possess or produce a limited amount of marijuana
24 concentrate for medical use to treat a debilitating medical condition; and

25
26 WHEREAS, Amendment 20 prohibits both patients and primary caregivers from
27 acquiring or producing marijuana concentrate in a way that endangers the health or well-being of
28 any person; and

29
30 WHEREAS, the adoption of Amendment 64 adding a new Section 16 to Article XVIII of
31 the Colorado Constitution, allows persons over the age of 21 in Colorado now to claim immunity
32 from prosecution under state or Town laws for possessing or processing marijuana concentrate in
33 a quantity of one ounce or less for personal use or for distribution to others without
34 compensation; and

35
36 WHEREAS, Amendment 64 provides that, in the interest of the health and public safety
37 of our citizenry, marijuana sold in Colorado will be subject to additional regulations to ensure
38 that consumers are protected; and

39
40 WHEREAS, both Amendment 20 and Amendment 64 are silent on the question of how
41 and where marijuana concentrate may be processed or manufactured for medical or personal use;
42 and
43

1 WHEREAS, this state of affairs has resulted in a gap in the law in terms of regulating the
2 appropriate methods and locations where marijuana concentrate may be extracted from
3 marijuana plants, which has led to numerous examples of persons using highly dangerous
4 methods of extracting marijuana concentrate in inappropriate, unregulated settings, including
5 residential locations; and
6

7 WHEREAS, the purpose of this ordinance is not to prohibit all forms of marijuana
8 concentrate extraction, but instead to limit the more dangerous methods of extraction to licensed
9 and regulated locations.
10

11 NOW, THEREFORE BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF
12 BRECKENRIDGE, COLORADO:
13

14 Section 1, Article I of Chapter 3 of Title 6 of the Breckenridge Town Code is amended
15 by the addition of a new Section 6-3I-8-1, entitled “Unlawful Acts Concerning The Extraction of
16 Marijuana Concentrate,” which shall read as follows:
17

18 **6-3I-8-1: UNLAWFUL ACTS CONCERNING THE EXTRACTION OF**
19 **MARIJUANA CONCENTRATE:**
20

- 21 **A. Except as provided in subsection (C) of this section, it shall be unlawful and a**
22 **misdemeanor municipal offense for any person to process or manufacture**
23 **marijuana concentrate anywhere in the Town.**
- 24 **B. Except as provided in subsection (C) of this section, it shall be unlawful and a**
25 **misdemeanor municipal offense for any person who owns, manages, operates, or**
26 **otherwise controls the use of any premises anywhere in the Town to allow**
27 **marijuana concentrate to be processed or manufactured on the premises.**
- 28 **C. It shall not be an offense under this Section if:**
- 29 1. **The production of marijuana concentrate is done by licensed personnel in a**
30 **licensed medical marijuana-infused products manufacturing facility or in a**
31 **licensed retail marijuana products manufacturing facility and in compliance**
32 **with all applicable state and Town laws, and all rules and regulations**
33 **promulgated thereunder, including any and all necessary permits; or**
34
- 35 2. **The production of marijuana concentrate is done by means of water-based**
36 **extraction or food-based extraction methods outside of a licensed medical**
37 **marijuana-infused products manufacturing facility or a licensed retail**
38 **marijuana processing facility, and is done in full compliance with any and all**
39 **other applicable state and Town laws; or**
40
- 41 3. **The marijuana concentrate is processed or manufactured using alcohol or**

1 ethanol outside of a licensed medical marijuana-infused products manufacturing
2 facility or a licensed retail marijuana products manufacturing facility in
3 compliance with all applicable state and Town laws, and all rules and
4 regulations promulgated thereunder where: (i) the production of marijuana
5 concentrate is done without the application of any heat from a fuel-fired or
6 electrified source; (ii) uses no more than 16 ounces of alcohol or ethanol during
7 each extraction process, and (iii) uses a closed system.

8
9 **D. For purposes of this section:**

- 10 1. “Closed system” means the use of a solvent involving a closed vessel or system
11 that remains closed during normal operations where vapors emitted by the
12 product are not released outside of the vessel or system and the product is not
13 exposed to the atmosphere during the process.
- 14
15 2. “Food-based extraction” means producing marijuana concentrate by extracting
16 cannabinoids from marijuana through the use of propylene glycol, glycerin,
17 butter, olive oil, or other typical cooking fats. Except as otherwise provided in
18 subsection (C) of this section, “flammable liquids” may not be used in food-
19 based extractions.
- 20
21 3. “Flammable liquid” means a liquid that has a flash point below 100° Fahrenheit,
22 and includes all forms of alcohol and ethanol.
- 23
24 “Marijuana” has the meaning provided in Section 6-3I-1 of this Chapter.
- 25
26 4. “Marijuana concentrate” has the meaning provided in Section 6-3I-1 of this
27 Chapter.
- 28
29 5. “Water-based extraction” means producing marijuana concentrate by
30 extracting cannabinoids from marijuana through the use of only water, ice or
31 dry ice.
- 32
33 6. The definitions of “medical marijuana-infused products manufacturer” and
34 “retail marijuana products manufacturing facility” as set forth in the Colorado
35 Medical Marijuana Code, Article 43.3 of Title 12, C.R.S., as amended, and the
36 Colorado Retail Marijuana Code, Article 43.4 of Title 12, C.R.S., as amended,
37 shall apply equally to this Section.

38
39 Section 2. Sections 9-3-16(N) and (O) of the Breckenridge Town Code are repealed.

40
41 Section 3. Except as specifically amended by this ordinance, the Breckenridge Town
42 Code, and the various secondary codes adopted by reference therein, shall continue in full force
43 and effect.

MEMO

TO: Breckenridge Town Council

FROM: Laurie Best-Community Development Department

DATE: February 18, 2015 (for February 24 meeting)

RE: First Reading-An Ordinance Authorizing the Conveyance of Certain Town-Owned Real Property (Pinewood Village 2 Housing Project)

The attached Ordinance has been prepared to authorize the conveyance of the Pinewood Village 2 property to the limited liability partnership (Pinewood 2 LLLP) that will be the entity responsible for the construction and operation of Pinewood Village 2. The site is approximately 2.926 acres and a development permit (PL-2014-0170) has been approved for development of 45 apartments.

Because the project is intended to serve low AMI tenants, we have received an annual allocation of \$332,332 of low income housing tax credits for the next ten years from the Colorado Housing and Finance Authority (Chafa). We are working with an investor (Midwest Housing Equity Group-MHEG) who will contribute approximately \$3.3 million to the project up front, in return for the annual tax credits over the next ten years. We are in process of coordinating the partnership agreements with MHEG, but it is our expectation that MHEG and the Breckenridge Housing Authority (through a separate LLC) will be the limited and general partners in the Pinewood 2 LLLP. This ordinance allows the mayor to execute the warranty deed that will transfer ownership of the property from the Town to that development entity (Pinewood 2 LLLP). We expect that the actual transfer of the property and closing of the transaction will occur in the spring, prior to the construction start.

The Ordinance is scheduled for first reading. Staff supports approval and will be available at your worksession to answer any questions.

1 5.9 of the Breckenridge Town Charter.

2
3 INTRODUCED, READ ON FIRST READING, APPROVED AND ORDERED
4 PUBLISHED IN FULL this ____ day of _____, 2014. A Public Hearing shall be held at the
5 regular meeting of the Town Council of the Town of Breckenridge, Colorado on the ____ day of
6 _____, 2014, at 7:30 P.M., or as soon thereafter as possible in the Municipal Building of the
7 Town.

8
9 TOWN OF BRECKENRIDGE, a Colorado
10 municipal corporation

11
12
13
14 By: _____
15 John G. Warner, Mayor

16
17 ATTEST:

18
19
20
21 _____
22 Helen Cospolich
23 Town Clerk
24
25
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46

1 **Exhibit "A"**

2
3 **SPECIAL WARRANTY DEED**

4
5 **THIS DEED** is made this ____ day of _____, 2015, between the
6 TOWN OF BRECKENRIDGE, a Colorado municipal corporation, whose legal address is P.O. Box
7 168, Breckenridge, Colorado 80424 ("Grantor"), and PINWOOD 2, LLLP, a Colorado limited
8 liability limited partnership, whose legal address is P.O. Box 168, 150 Ski Hill Road, Breckenridge,
9 Colorado 80424 ("Grantee"):

10
11 **WITNESSETH**, that the Grantor, for and in consideration of the sum of Ten Dollars
12 (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby
13 acknowledged, has bargained, sold, and conveyed, and by these presents does grant, bargain, sell,
14 convey, and confirm unto the Grantee, its successors and assigns forever, all the real property,
15 together with improvements, if any, situate, lying and being in the Town of Breckenridge, Summit
16 County, Colorado described as follows:

17
18 Government Lot 47, located in Section 30, Township 6 South, Range 77 West of
19 the 6th Principal Meridian, Summit County, Colorado, as described in United
20 States Patent recorded March 23, 2012 under Reception No. 989212 of the
21 records of the Clerk and Recorder of Summit County, Colorado

22
23 also known by street and number as: 837 Airport Road, Breckenridge, Colorado 80424

24
25 **TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging,
26 or in any wise appertaining, and the reversion and reversions, remainder and remainders, rents,
27 issues and profits thereof; and all the estate, right, title, interest, claim and demand whatsoever of the
28 Grantor, either in law or equity, of, in and to the above bargained premises, with the hereditaments
29 and appurtenances;

30
31 **TO HAVE AND TO HOLD** the said premises above bargained and described with the
32 appurtenances, unto the Grantee, its successors and assigns forever. The Grantor, for itself and its
33 successors, does covenant and agree that it shall and will WARRANT AND FOREVER DEFEND
34 the above-bargained premises in the quiet and peaceable possession of the Grantee, its successors
35 and assigns, against all and every person or persons claiming the whole or any part thereof, by,
36 through, or under the Grantor.

37
38 This deed is executed and delivered pursuant to the authority granted by Ordinance No.
39 _____, Series 2015, adopted by the Town Council of the Town of Breckenridge, Colorado on
40 _____, 2015.

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42 **IN WITNESS WHEREOF**, the Grantor has executed this deed on the date set forth above.
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TOWN OF BRECKENRIDGE, a Colorado municipal corporation

By: _____
John G. Warner, Mayor

[AFFIX TOWN SEAL HERE]

ATTEST:

Helen Cospolich
Town Clerk

STATE OF COLORADO)
) ss.
COUNTY OF SUMMIT)

The foregoing instrument was acknowledged before me this ____ day of _____, 2015, by John G. Warner, Mayor, and Helen Cospolich, Town Clerk, of the Town of Breckenridge, a Colorado municipal corporation.

WITNESS my hand and official seal.

My commission expires: _____.

Notary Public

SPECIAL WARRANTY DEED

THIS DEED is made this ____ day of _____, 2015, between the TOWN OF BRECKENRIDGE, a Colorado municipal corporation, whose legal address is P.O. Box 168, Breckenridge, Colorado 80424 (“Grantor”), and PINWOOD 2, LLLP, a Colorado limited liability limited partnership, whose legal address is P.O. Box 168, 150 Ski Hill Road, Breckenridge, Colorado 80424 (“Grantee”):

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has bargained, sold, and conveyed, and by these presents does grant, bargain, sell, convey, and confirm unto the Grantee, its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the Town of Breckenridge, Summit County, Colorado described as follows:

Government Lot 47, located in Section 30, Township 6 South, Range 77 West of the 6th Principal Meridian, Summit County, Colorado, as described in United States Patent recorded March 23, 2012 under Reception No. 989212 of the records of the Clerk and Recorder of Summit County, Colorado

also known by street and number as: 837 Airport Road, Breckenridge, Colorado 80424

TOGETHER with all and singular the hereditaments and appurtenances thereto belonging, or in any wise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim and demand whatsoever of the Grantor, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the said premises above bargained and described with the appurtenances, unto the Grantee, its successors and assigns forever. The Grantor, for itself and its successors, does covenant and agree that it shall and will WARRANT AND FOREVER DEFEND the above-bargained premises in the quiet and peaceable possession of the Grantee, its successors and assigns, against all and every person or persons claiming the whole or any part thereof, by, through, or under the Grantor.

This deed is executed and delivered pursuant to the authority granted by Ordinance No. _____, Series 2015, adopted by the Town Council of the Town of Breckenridge, Colorado on _____, 2015.

IN WITNESS WHEREOF, the Grantor has executed this deed on the date set forth above.

SPECIAL WARRANTY DEED

TOWN OF BRECKENRIDGE, a Colorado
municipal corporation

By: _____
John G. Warner, Mayor

[AFFIX TOWN SEAL HERE]

ATTEST:

Helen Cospolich
Town Clerk

STATE OF COLORADO)
) ss.
COUNTY OF SUMMIT)

The foregoing instrument was acknowledged before me this ____ day of _____, 2015, by John G. Warner, Mayor, and Helen Cospolich, Town Clerk, of the Town of Breckenridge, a Colorado municipal corporation.

WITNESS my hand and official seal.

My commission expires: _____.

Notary Public

SPECIAL WARRANTY DEED



MEMORANDUM

To: Tim Gagen, Town Manager; Rick Holman, Assistant Town Manager
From: Finance and Municipal Services Dept.
Date: February 16, 2015
Subject: *Summary of Supplemental Appropriations to the 2014 Budget and Rollovers to the 2015 Budget*

A final Resolution describing changes to the original 2014 budget is presented to Council for approval in February 2015. Also included in the Council packet is a Resolution to roll over items approved but not completed in the budget year 2014 to the 2015 budget.

Below is a list Supplemental Appropriations which have been discussed with and approved by Council over the course of the budget year 2014. The total changes to the 2014 budget are an increase of \$12,476,352 in revenues and \$8,639,066 in expenses.

General Fund:

Revenue:

• Transit Admin. grant received	\$ 20,000
• Transit Services grant received	\$ 135,000
• PD Grant	\$ 13,000
• Nordic Center Loan Principal	\$ 36,170
• Nordic Center Loan Interest	\$ 15,899
• Solar Garden sales	\$ 90,000
• County Reimbursement of Breckenridge Grand Vacations Community Center Grand Opening	\$ 13,500
Total:	\$ 323,569

Expense:

• Nordic Center Financing	\$ 205,000
• Transfer to Capital Fund-BGV Harris St.	\$ 450,000
• Transfer to Capital Fund-Prospector Park	\$ 67,000
• City Market/Parkway Center Site Planning	\$ 19,000
• Lomax Mine and Briggie House purchase	\$ 32,500
• Streets-snow removal	\$ 160,000
• Breckenridge Grand Vacations Community Center Grand Opening	\$ 27,000
Total:	\$ 960,500

Excise Fund:

Revenue: transfer from Child Care Fund	\$2,376,000
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Expense:

- | | |
|--------------------------------------|--------------|
| • Transfer to Capital Fund: | \$ 3,595,583 |
| • Transfer to Special Projects Fund: | \$ 451,700 |
| • Transfer to Marketing Fund*: | \$ 100,000 |

Total:	\$ 4,147,283
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*This is based on the projected 2014 Accommodation tax revenues and associated transfers which has already been budgeted for expenditure in Marketing Fund for the 2015 budget cycle. No change to the Marketing Fund 2015 budget is warranted.

Marketing Fund:

Revenue: USPC Sponsorships :	\$ 24,500
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Expense:

- | | |
|----------------------|-----------|
| • Additional GoBreck | \$ 75,000 |
| • USPC Expenditures: | \$ 45,000 |

Total:	\$ 120,000
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Affordable Housing:

Revenue:

- | | |
|-------------------------|--------------|
| • Corum Loan repayment: | \$ 4,824,000 |
| • Corum Loan interest: | \$ 168,840 |

Total:	\$ 4,992,840
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Expense:

- | | |
|---------------------------------|---------------|
| • Pinewood 1 Loan | \$1,400,000 |
| • Eliminate transfer to Capital | (\$2,300,000) |

Total:	(\$900,000)
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Capital Fund:

Revenue:

- | | |
|----------------------------------------------|---------------|
| • Transfer from Excise Fund: | \$3,595,583 |
| • Transfer from General Fund-BGV Harris St. | \$ 450,000 |
| • Transfer from General Fund-Prospector Park | \$ 67,000 |
| • Summit Foundation Donation Prospector Park | \$ 36,000 |
| • Eliminate transfer from Affordable Housing | (\$2,300,000) |

Total:	\$ 1,848,583
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Capital Fund (continued):

Expense:

• Old Masonic Hall	\$ 270,000
• Additional Art Piece-Paley	\$ 100,000
• Prospector Park Art Piece	\$ 103,000
• Arts District	\$ 122,583
• Breckenridge Theater	\$ 600,000
• Four O’Clock Roundabout	\$ 100,000
Total:	\$1,295,583

Special Projects:

Revenue total: transfer from Excise	\$ 451,700
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Expense:

• Wildfire mitigation	\$ 77,200
• Cultural Arts Operating	\$ 148,000
Total:	\$ 225,200

Note: Revenue exceeds expenses by \$226,500 because expenses were rolled over from 2013. This amount was included on the January resolution approved by Council.

Child Care:

Revenue:

• Corum Loan repayment	\$2,376,000
• Corum Loan interest:	\$ 83,160
Total:	\$2,459,160

Expense: Corum Loan repayment transfer to Excise	\$2,376,000
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Rollovers to the 2015 Budget:

Additionally, we are requesting the following rollovers and appropriations to the 2015 budget. The total changes to the 2015 budget are a decrease of \$699,083 in expenditures and \$876,888 in revenues. These changes are due to projects initiated in 2014 but not completed until 2015, including the separation of the Arts and Culture department into the Breckenridge Creative Arts independent organization.

General Fund:

Revenue:

• 50% reimbursement of Breckenridge Grand Vacations	
• Community Center Grand Opening	\$ 13,500
Total:	\$ 13,500

Expense:

• Lomax Mine and Briggie House purchase	\$ 32,500
• Green Team/SustainableBreck	\$ 5,000
• Breckenridge Grand Vacations Community Center Grand Opening	\$ 27,000
Total:	\$ 64,500

Excise Fund:

Expense: transfer to Special Projects	\$ 126,805
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Special Projects:

Revenue:

• Transfer from Excise	\$ 126,805
• Reduction in Revenue-Cultural Arts	\$(1,017,193)
Total:	\$ (890,388)

Expense:

• Ski Documentary	\$ 8,000
• Barney Ford museum upgrade	\$ 15,000
• High Line Railroad Park	\$ 60,000
• Historic District Markers	\$ 10,000
• Jessie Mill Site	\$ 15,805
• Lincoln City Restoration/Stabilization	\$ 18,000
• Reduction in Expense-Cultural Arts	\$(1,017,193)
Total:	\$ (890,388)

Staff will be available at the February 24, 2015 Council work session to answer any questions.

A RESOLUTION

SERIES 2015

A RESOLUTION MAKING SUPPLEMENTAL APPROPRIATIONS TO THE 2014 TOWN BUDGET

WHEREAS, the Town Council of the Town of Breckenridge desires to amend the Town's 2014 budget by making supplemental appropriations in the amount of \$12,476,352 in revenues and \$8,639,066 in expenditures; and

WHEREAS, pursuant to Section 10.12(a) of the Breckenridge Town Charter, the Finance Department, on behalf of the Town Manager, has certified that there are available for appropriation revenues in excess of those estimated in the Town's 2014 budget or revenues not previously appropriated in an amount sufficient for the proposed supplemental appropriations; and

WHEREAS, a public hearing on the proposed supplemental appropriations was held on February 10, 2015, in accordance with the requirements of Section 10.12(a) of the Breckenridge Town Charter.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF BRECKENRIDGE, COLORADO that the 2014 budget is amended, and supplemental appropriations for the amended 2014 Town budget are made as follows:

General Fund Revenues (001):

• Transit Admin. grant	\$ 20,000
• Transit Services grant	\$ 135,000
• Public Safety grant	\$ 13,000
• Nordic Center Loan	\$ 52,069
• Solar Garden Sales	\$ 90,000
• County reimbursement of Breckenridge Grand Vacations Community Center Grand Opening	\$ 13,500
Total General Fund Revenue Increase:	\$ 323,569

General Fund Expense (001):

• Nordic Center Financing	\$ 205,000
• City Market/Parkway Center Site Planning	\$ 19,000
• Lomax Mine and Briggie House Purchase	\$ 32,500
• Transfer to Capital Fund-BGV Harris St.	\$ 450,000
• Transfer to Capital Fund-Prospector Park	\$ 67,000
• Streets-snow removal	\$ 160,000
• Breckenridge Grand Vacations Community Center Grand Opening	\$ 27,000
Total General Fund Expenditure Increase:	\$ 960,500

Excise Fund Revenue (006):

• Transfer from Child Care Fund:	\$2,376,000
Total Excise Fund Revenue Increase:	\$2,376,000

Excise Fund Expense (006):

• Transfer to Capital Fund:	\$3,595,583
• Transfer to Special Projects Fund:	\$ 451,700
• Transfer to Marketing Fund:	\$ 100,000
Total Excise Fund Expenditure Increase:	\$4,147,283

Marketing Revenue (004):
 • USPC Sponsorships: \$ 24,500
Total Marketing Fund Revenue Increase: \$ 24,500

Marketing Expense (004):
 • USPC \$ 45,000
 • GoBreck Additional Funding \$ 75,000
Total Marketing Fund Expense Increase: \$ 120,000

Affordable Housing Revenue (007):
 • Corum Loan-Principal Repayment: \$ 4,824,000
 • Corum Loan-Interest: \$ 168,840
Total Affordable Housing Fund Revenue Increase: \$ 4,992,840

Affordable Housing Expense (007):
 • Pinewood 1 Loan: \$ 1,400,000
 • Eliminate transfer to Capital \$(2,300,000)
Affordable Housing Fund Expense Decrease: \$ (900,000)

Capital Fund Revenue (003):
 • Transfer from Excise Fund: \$3,595,583
 • Transfer from Affordable Housing: (\$2,300,000)
 • Transfer from General Fund-BGV Harris St. \$ 450,000
 • Transfer from General Fund-Prospector Park \$ 67,000
 • Summit Foundation Donation- Prospector Park \$ 36,000
Total Capital Fund Revenue Increase: \$1,848,583

Capital Fund Expense (003):
 • Old Masonic Hall \$ 270,000
 • Additional Art Piece-Paley \$ 100,000
 • Additional Art Piece-Prospector Park \$ 103,000
 • Arts District \$ 122,583
 • Breckenridge Theater \$ 600,000
 • Four O'Clock Roundabout \$ 100,000
Total Capital Fund Expenditure Increase: \$1,295,583

Special Projects Revenue (013):
 • Transfer from Excise: \$ 451,700
Total Special Project Fund Revenue Increase: \$ 451,700

Special Projects Expense (013):
 • Wildfire Mitigation \$ 77,200
 • Cultural Arts Operating \$ 148,000
Total Special Project Fund Expense Increase: \$ 225,200

Child Care Revenue (016):

- Corum Loan-Principal Repayment: \$ 2,376,000
- Corum Loan-Interest: \$ 83,160

Total Special Project Fund Revenue Increase: \$ 2,459,160

Child Care Expense (016):

- Transfer to Excise: \$ 2,376,000

Total Special Project Fund Expense Increase: \$ 2,376,000

This Resolution shall become effective upon its adoption.

RESOLUTION APPROVED AND ADOPTED THIS 24th DAY OF FEBRUARY 2015.

ATTEST

TOWN OF BRECKENRIDGE

Helen Cospolich, Town Clerk

By _____
John G. Warner, Mayor

APPROVED IN FORM

Town Attorney Date

A RESOLUTION

SERIES 2015

A RESOLUTION MAKING A SUPPLEMENTAL APPROPRIATION TO THE 2015 TOWN BUDGET FOR PROJECTS NOT COMPLETED IN BUDGET YEAR 2014

WHEREAS, the Town Council of the Town of Breckenridge desires to amend the Town's 2015 budget to reduce it by (\$699,083) in expenditures and (\$876,888) in revenues; and

WHEREAS, pursuant to Section 10.12(a) of the Breckenridge Town Charter, the Finance Department, on behalf of the Town Manager, has certified that there are available for appropriation revenues in excess of those estimated in the Town's 2014 budget or revenues not previously appropriated in an amount sufficient for the proposed supplemental appropriation; and

WHEREAS, a public hearing on the proposed supplemental appropriation was held on February 10th, 2015, in accordance with the requirements of Section 10.12(a) of the Breckenridge Town Charter.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF BRECKENRIDGE, COLORADO, as follows:

- Section 1. A supplemental appropriations are made to the General Fund. Expenses in the amount of \$64,500 to continue funding the Lomax Mine and Briggie House purchase (\$32,500), SustainableBreck Business recruitment via the Green Team (\$5,000) and the Breckenridge Grand Vacations Community Center Grand Opening (\$27,000). General Fund revenues are supplemented by \$13,500 for 50% reimbursement from the County for the BGVCC grand opening event.
- Section 2. A supplemental appropriation is made to the Special Projects Fund in the amount of \$126,805 to complete Breckenridge Historical Association's capital projects budgeted but not completed in 2014. These projects include a Ski Documentary (\$8,000), the Barney Ford museum upgrade (\$15,000), the High Line Railroad Park (\$60,000), Historic District Markers (\$10,000), Jessie Mill Site (\$15,805) and Lincoln City Restoration/Stabilization (\$18,000). This appropriation is made both to the revenue (to fund the rollover expenses via a transfer from the Excise Fund) and to the expense (to authorize the expenditures of funds).
- Section 3. A supplemental appropriation is made to the Excise Fund in the amount of \$126,805 to fund the additional expenditures in the Special Projects Fund.
- Section 4. A budget amendment is made to the 2015 budget to reflect the reorganization of the Arts and Culture Department into a separate entity (Breckenridge Creative Arts). Expected revenues will be reduced by \$1,017,193 and expenditures reduced by \$1,017,193 in the Special Projects Fund.
- Section 5. This Resolution shall become effective upon its adoption.

RESOLUTION APPROVED AND ADOPTED THIS 24th DAY OF FEBRUARY 2014.

ATTEST

TOWN OF BRECKENRIDGE

Helen Cospolich, Town Clerk

By _____
John G. Warner, Mayor

APPROVED IN FORM

Town Attorney

Date



MEMORANDUM

TO: Town Council
FROM: Open Space Staff
DATE: February 16, 2015 (for February 24, 2015 meeting)
SUBJECT: USFS Referral- Ski Area On-Mountain Amenities

Attached, please find a draft letter for Council review pertaining to the U.S. Forest Service (USFS) Draft Environmental Impact Statement (DEIS) for Breckenridge Ski Area's (BSR) proposed on-mountain amenity additions. The DEIS document is available on the [USFS website](#).

The content of the attached draft was derived from the initial scoping letter provided by the Town in 2014, and BOSAC's February 16, 2015 discussion of the proposal, which was attended by BSR representative Jeff Zimmerman and Shelly Grail from the USFS.

One item mentioned by BOSAC but not included in the attached draft letter is the idea that additional on-mountain amenities could draw commerce away from downtown and to the ski area. Although BOSAC members mentioned this concept, they deferred to Town Council's judgment as to whether to include it in the comment letter.

The DEIS includes three alternatives for consideration:

- Alternative 1, the 'no action' alternative required in all NEPA analyses, reflects the status quo and serves as a baseline upon which the two 'action' alternatives can be compared.
- Alternative 2 is BSR's original proposal and includes a 'critical mass' of on-mountain amenities including multiple zip lines, canopy tours, above-timberline jeep tours, trails, and the summer operation of both 6-Chair and Imperial Chair to provide convenient public access to the summit ridge of Peak 8.
- Alternative 3 represents the USFS's attempt to address some of the public comments and wildlife habitat concerns outlined during the scoping period. Alternative 3 includes most of BSR's proposal from Alt. 2, but reduces infrastructure and resource impacts by excluding the Sawmill zip line, replacing the peripheral Ore Bucket canopy tour with the interior Claimjumper canopy tour, subtracting one mountain bike trail, and limiting above-timberline activities such as jeep tours, trails and lift operation of 6-Chair and Imperial Chair.

More detailed information can be found in the DEIS document and in the summary table below.

Forest Supervisor Scott Fitzwilliams is scheduled to attend the 2/24 Town Council discussion to answer any council members' questions. Following Town Council's discussion, the USFS staff and Mr. Fitzwilliams are holding an open house on the proposal and DEIS (5:00-7:00 pm at the Mountain Thunder Lodge).

The Council is requested to review the attached referral letter, drafted for Mayor's Warner's signature, and provide any comments, necessary edits or additions so that staff can submit the letter by the March 2, 2015 comment period deadline.

We look forward to discussing this topic with you on Tuesday.

Summary table of DEIS alternatives*

	Alternative 1: No Action	Alternative 2: BSR Proposal	Alternative 3: USFS Amended
Estimated annual visitors to facilities, once complete	193,000	325,000	300,000
Proposed new amenities	None	Multiple trails, zip lines, canopy tours, ropes course, observation tower, climbing wall, above-timberline jeep tours, operation of 6-chair and Imperial Chair during summer	Same as Alt. 2, minus Sawmill zip line, Ore Bucket canopy tour and mountain bike trail. Adds Claimjumper canopy tour. No above-timberline jeep tours or summer lift operation
Total number of mountain bike trail miles	25.5	39.5	38.6
Projected traffic counts (at Tiger Road)	19,000 average annual daily traffic (AADT), 23,190 AADT by 2034	0.6% increase over no action	0.5% increase over no action
Employment generated	349 workers, equivalent to 205 full-time equivalents (FTEs) during summer	44 additional FTEs for BSR, 18 FTEs outside BSR	37 additional FTEs for BSR, 15 FTEs outside BSR
Revenue impacts	Estimated \$23.8 million direct and secondary expenditures	\$1.8 million in additional expenditures	\$1.5 million in additional expenditures
Vegetation removal and ground impacts	None, beyond usual forest health treatments	27 acres of ground disturbance and 15 acres of canopy removal	23 acres of ground disturbance and 11 acres of canopy removal
Proposed Peaks Trail connection	Not included	Newly constructed singletrack	Utilizes existing ski area service roads

*Based on DEIS table 2-4. Please review table 2-4 for more in-depth analysis on these and other indicators.



DRAFT*****DRAFT*****DRAFT*****DRAFT*****DRAFT*****DRAFT

February 24, 2015

Scott Fitzwilliams, Forest Supervisor
c/o Roger Poirier, Project Leader
U.S. Forest Service
120 Midland Avenue, Suite 140
Glenwood Springs, CO 81601

Dear Mr. Fitzwilliams:

Thank you for the opportunity to comment on the Draft Environmental Impact Statement (DEIS) for the Breckenridge Ski Resort (BSR) multi-season recreation project proposal. The Town of Breckenridge appreciates the opportunity to comment on BSR's proposal. We understand that this is the public comment period for responding to the content of the DEIS and that you will make a final decision based on the public comments received. We also appreciate BSR and USFS staff members attending recent Breckenridge Town Council and BOSAC meetings to better articulate the details of the proposal.

As stated during the initial scoping period letter, the Town of Breckenridge generally supports BSR's goals to expand year-round recreational offerings on the ski area pursuant to the Ski Area Recreational Opportunity Enhancement Act of 2011. The use and expansion of existing on-mountain infrastructure to provide safe, secure nature-based recreational activities for visitors is consistent with the Town's recreational amenity and visitor experience goals. If completed, the proposal would be a significant year-round economic driver for the Breckenridge community.

The Town and BSR have successfully collaborated on many previous projects, including the permanent protection and ongoing management of Cucumber Gulch Preserve. We appreciate BSR's collaborative approach to this and other issues. It is in this partnership spirit that the Breckenridge Town Council offers the following comments to the DEIS:

- In general, the Town of Breckenridge supports Alternative 3 as outlined in the DEIS because it represents a balanced approach that accommodates most of BSR's project proposal, honors the USFS's resource protection goals, and meets the Town's objectives of providing both resource protection and visitor amenities. (The one caveat with the Town's support of Alternative 3 overall pertains to the Peaks Trail connection. This issue is reviewed in detail below.) Although the USFS did not identify a preferred alternative in the DEIS, Alternative 3, as presented, represents a reasonable, scaled-down version of BSR's original proposal that still meets the goals of expanding public recreational

access while also accounting for community goals such as wildlife habitat conservation, visual backdrop protection, and wetland preservation.

- Surface drainage from Peak 8 into the existing Boreas Creek inlets and Upper Cucumber Gulch continues to be a shared priority for both the Town and BSR. In fact, the Town and BSR recently worked jointly to restore wetlands in Upper Cucumber Gulch and successfully returned a beaver population to the area. Protection of this precious wetland resource continues to be a mutual goal for the Town and ski area. BSR has previously acknowledged and acted on its responsibility for enhancing drainage and ski slope revegetation efforts to reduce sediment loads in Cucumber Gulch Preserve via the 60” culvert. Despite the recent on-mountain sediment retention efforts of BSR, 2014 monitoring findings indicate that 33 cubic yards of sediment have been transported from the ski area and deposited into the upper pond of Cucumber Gulch Preserve over the last two years. Thus, sediment transport and its potential impacts to Cucumber Gulch continue to be major concerns.

The additional infrastructure included in this project proposal emphasizes the need to install and appropriately maintain the on-mountain sediment traps to reduce sediment transport into the protected wetlands of Cucumber Gulch. We ask that the USFS thoroughly review the Project Design Criteria, including infrastructure installations and best management practices, to ensure wetland protection efforts are consistently applied and appropriately maintained to prevent erosion and sedimentation.

- The revegetation element of the proposal is also a high priority for both the Town and BSR. Improving native vegetation on the ski area (e.g. ski runs) promotes groundwater infiltration, minimizes runoff volumes and peak flows, reduces sediment transport, and supports joint BSR/Town downstream wetland protection efforts. We support BSR and the USFS articulating and executing native revegetation efforts across the ski area. To be truly effective, any on-mountain revegetation efforts will need to successfully promote native grass and plant growth while not relying heavily on chemical fertilizers and herbicides, both of which affect wetland health and are prohibited in Cucumber Gulch Preserve. Applying fertilizers and herbicides on areas that drain into the 60” culvert could affect water chemistry, vegetative growth, amphibian viability, and overall wetland protection efforts in Cucumber Gulch.

We ask that the USFS and BSR cooperatively develop a coherent, benchmarked on-mountain plan to maximize native ground cover revegetation while minimizing the use of fertilizers and herbicides. We recommend that compost or other soil amendments be used to encourage the growth of native vegetation (as has been successfully done at Keystone) and that ongoing monitoring ensures that noxious and non-native weeds do not proliferate. Soil compaction on the ski runs and service roads should also be evaluated to determine if there are methods for reducing compaction and improving infiltration.

- In 2014, BSR submitted to Town staff a draft base area master plan for the portions of the ski area **not** on National Forest lands. The addition of more on-mountain infrastructure proposed by BSR emphasizes the need for an integrated base area plan that provides clear direction for the future management of crowd control, special event management, and infrastructure needs. We appreciate the USFS and BSR working cooperatively with the Town to ensure that the Town-focused base area plan supports the infrastructure plans located on the National Forest, and vice versa. These two planning efforts should support inter-jurisdictional, cooperative land management.
- As has been previously discussed with both BSR and USFS staffs, extending the Peaks Trail through the ski area to bypass Cucumber Gulch and the pedestrian-only Peak 8 base area would improve trail connectivity between Town and this popular USFS trail. As part of the Town Council approval to operate the Breckconnect gondola during summer months, BSR agreed to pursue the NEPA analysis and construction of this singletrack bypass route. This proposed trail alignment is reviewed in the DEIS and the Town strongly supports the Peaks Trail alignment referenced in Alternative 2. This trail alignment would provide a suitable singletrack experience for trail users seeking to connect from popular Peaks Trail to the Town of Breckenridge while bypassing the sensitive Cucumber Gulch Preserve. The Alternative 2 alignment (proposed by BSR) is much preferred to the use of existing ski area service roads outlined in Alternative 3 because the singletrack would help trail users bypass Cucumber Gulch. Use of existing ski area service roads as outlined in Alternative 3 would not achieve the stated goal of the trail because 1) it would be a significantly different experience than the existing Peaks Trail and would therefore discourage use, and 2) it would climb higher than necessary on the ski area, and therefore discourage use.

In summary, the Peaks Trail alignment proposed in Alternative 2 would realize a longstanding vision of the Town and BSR while the Peaks Trail alignment outlined in Alternative 3 would not achieve the purpose and need for the trail proposal. As acknowledged on page 3-22 of the DEIS, the Alternative 3 Peaks Trail alignment on existing routes would “diminish” the user experience. We believe that the Alternative 3 proposal user experience would be diminished to the extent as to render the trail useless to the target trail user audience. We support the Peaks Trail alignment proposed by BSR in Alternative 2.

- Wildlife impacts resulting from the proposed additional infrastructure were thoroughly evaluated in the DEIS. The newly proposed facilities and programming on the ski area outlined in BSR’s proposal will inevitably encroach on existing wildlife habitat and could affect wildlife viability. However, the focus of impacts on the core area of the ski resort as outlined in Alternative 3 strikes the appropriate balance between providing a “critical mass” of facilities to accommodate visitors and avoiding areas with limited human impacts. Specifically:

- Overall, we continue to support directing summer recreational activities on the already-impacted interior portions of the ski area,

rather than the less-impacted periphery and above-timberline areas.

- We support the removal of the proposed Ore Bucket-based canopy tour and mountain bike trail and replacing the Ore Bucket canopy tour with the Claimjumper canopy tour. The removal of Ore Bucket project elements decreases human disturbance and activity in a valuable wildlife habitat area that currently receives no summer recreational use. Replacing the Ore Bucket canopy tour with the Claimjumper canopy tour balances BSR's amenity goals while providing valuable habitat protection in the Ore Bucket area.
 - We support the removal of the proposed Sawmill zip line and canopy tour which, although exciting visitor amenities, could also prompt wildlife impacts via routine noise in an area that currently experiences few human visitors during summer months. More definitive scientific research regarding the impacts to wildlife caused by aerial uses such as zip lines is needed before proceeding with this element of BSR's proposal.
 - We support restricting above-timberline activities to protect fragile alpine vegetation and wildlife habitat. Specifically, disallowing summer operation of 6-Chair, the Imperial Chair, and above-timberline off highway vehicle tours will help preserve the limited alpine vegetation and important wildlife habitat.
 - We support minimizing tree cover loss to accomplish BSR's infrastructure proposal. Forests on the ski area should be managed to maximize the ski area and public benefits, and to promote healthy, wildfire-resistant forests that support wildlife habitat values.
 - To be consistent with Cucumber Gulch Preserve management, we also support seasonal and temporal trail closures to reduce wildlife impacts during sensitive calving or chick-rearing periods.
- The concept of phased implementation of the on-mountain infrastructure should be evaluated. A phased approach would allow BSR and the USFS to gain experience in this area, quantify visitor demand, evaluate wildlife or other impacts more fully, and allow the facility development to match the purpose and need.
 - The visual impacts of the various proposed zip lines, ropes courses, canopy tours, and observation towers were thoroughly analyzed in the DEIS. Alternative 3 appears to strike the appropriate balance between accommodating additional summer and winter visitation while also avoiding visual impacts of the infrastructure. For example, moving (or completely removing) the observation tower at the base of the Horseshoe Bowl is a logical approach to preventing visual impacts of BSR's proposal. Our goal is to ensure that any new facilities are minimally visually intrusive from Town and the surrounding viewpoints.
 - The proposed goal to realign upper Four O'clock Road to make the route more sustainable is commendable, but highly constrained topographically. In general,

the Town supports on-mountain travel system improvements that enhance recreational and administrative use, improve hydrologic function, improve vegetative regeneration, and limit sediment transport. We recommend that the USFS and Summit County engineers thoroughly evaluate this realignment proposal with these goals in mind.

- We support the concept in Alternative 3 that restricts above-timberline off highway vehicle tours because those tours would impact the limited and fragile alpine tundra and wildlife habitat areas.

- The Town of Breckenridge generally supports improvements to the existing mountain biking and hiking trail network on the Breckenridge Ski Area. Expansion of the summer trail system, with a goal of providing lift-served access to intermediate flow trails, would significantly improve Breckenridge's broader bike-related offerings. However, we ask the USFS and BSR to creatively design the proposed infrastructure to locate it in the core of the existing facilities and away from currently undeveloped (or lightly developed) peripheral areas and sensitive wetland and wildlife areas. Although BSR has stated that its primary intent is to construct beginner and family-friendly flow trails, we believe that providing a broader range of trail options (i.e. intermediate and advanced-level flow trails) will provide an improved opportunity for progression and growth for trail users. Also, we believe two specific public trail access concerns regarding this proposal warrant further discussion and evaluation:
 - 1) Ensuring that necessary improvements and upgrades to the *existing* trail network are implemented to make use of and improve existing infrastructure wherever possible, and
 - 2) Establishing and designating access routes for uphill, non lift-served users.

Utilizing and improving the existing trail system ensures that maintenance occurs on the existing infrastructure. Designating uphill travel routes ensures that non lift-served users can continue to utilize our National Forest trails safely. This model has worked well in other locations with directional, lift-served trail systems (e.g. Steamboat).

Thank you for the opportunity to comment on this proposal. If you have any questions or concerns regarding this letter, please contact Scott Reid at 970-547-3155 or ScottR@townofbreckenridge.com.

Sincerely,

John Warner, Mayor

Memorandum

TO: TOWN COUNCIL
FROM: Dale Stein, Assistant Town Engineer
DATE: February 18, 2015
RE: Public Projects Update

2015 Construction Schedule

Staff is working on a complete schedule update of the 2015 CIP Construction Schedule for presentation to Council on March 10th. 2015 construction projects include: Four O'clock Roundabout, Blue River Reclamation, Prospector Park Landscaping, Turf Field/Skatepark Landscaping, Highway 9 Medians, Ice Arena Parking Lot Expansion, Heated Sidewalks, Asphalt Overlay and Concrete Replacement, BGVCC Landscaping, Old Masonic Hall completion, and the Breckenridge Theater Addition.

Breckenridge Grand Vacations Community Center

Renovation of the historic building at 104 S. Harris Street was recently completed and revealed to the public at the January 10th, 2015 celebration. More specifically, the contractor Spectrum General Contractors reached substantial completion status on December 23, 2014 allowing for the movie theater to open and the non-profit tenants to move their furnishing in to the building. A temporary certificate of occupancy was issued the week of January 5th allowing the celebration to proceed and the library to fully open soon after. Since the January 10th grand opening the Contractor has been working with the Town Staff to complete final punch list items. With the exception of the exterior landscaping scheduled for the spring, the Contractor anticipates completing all interior punch list items this month. The interior punch list includes items such as adjustments to the HVAC, adjustments to the lighting, elevator upgrades and modifications to the elevator controls, painting touch-up, electronic door hardware adjustments, minor flooring and trim touch-up, adjustments to the new audio video equipment, and installation of the "tree house" play feature in the Juniors' library.

Staff is working to reconcile final budget numbers for the project this week. If available, a separate update will be provided to Council prior to the meeting.



The "Tree House" in the Juniors' area

Breckenridge Grand Vacations Recognition Plaque

At the request of the Council, staff has drafted a building dedication sign to be placed inside as a way to recognize the efforts of this project. It is similar to the sign at the Recreation Center. It will be placed near the Capital Campaign donor recognition sign. The attached draft of the plaque has been reviewed and approved by the Summit County BOCC members. Staff looks forward to Council's input at the work session.

Four O'clock Roundabout

Staff met with CDOT on February 18th to review plans and schedule of the new roundabout at Park Ave and Four O'clock Road. CDOT has given approval allowing for allocated funds to be used for ROW purchases and utility relocation, which had previously been on hold. Staff has authorized Xcel to relocate the gas regulation station and Xcel has indicated this work will be scheduled for summer of 2015. Staff will also begin ROW allocation for the project.

Old Masonic Hall

The interior finishes have started in the Old Masonic Hall building with hardwood flooring installation on both levels. In the following weeks doors, wood trim, and tile will be installed throughout the building. Site work will begin in March. Snow will be removed from the site and areas will be thawed using a ground heater prior to grading and concrete installation. The building is scheduled for occupancy in June.



First floor studio looking west.



Second floor dance/multi-purpose studio.

Breckenridge Theater Addition- Budget Update

Staff has worked closely with the design team lead by Bhh Partners, Breckenridge Creative Arts (BCA), the Breckenridge Backstage Theater (BBT), and our general contractor Base Building Solutions to complete the updated Design Development (DD) level budget estimate for the Breckenridge Theater Addition. A DD estimate uses the more developed and refined plans to achieve a higher level of accuracy in cost estimating. This estimate is not a competitive bid and uses pricing from recent projects and consultation by select subcontractors. Once final Construction Documents are completed, the project will be bid to subcontractors for final pricing. We are currently scheduled to have final plans completed by the end of March and begin bidding in April.

A previous cost estimate was performed in January 2014 as part of the Schematic Design phase. This exercise priced the project at approximately \$1.9 million dollars. The current budget estimate for the project has increased to \$2.38 million dollars for design and construction. In addition, Breckenridge Creative Arts has made a detailed recommendation for the FF&E needed for the building at \$172,140 (see attached). FF&E was not previously included in any project budget and it had been assumed the Breckenridge Backstage Theater would be providing all required FF&E items. The base level of FF&E proposed by the BCA will allow the building to be utilized for additional programming.

Design Development Budget Estimate Summary:

Design and Engineering	\$	125,000.00
Construction	\$	1,995,000.00
Survey	\$	5,000.00
Geotechnical Testing	\$	7,500.00
IT Equipment	\$	2,500.00
FF&E (per BCA proposal)	\$	172,140.00
Xcel	\$	25,000.00
Theater Seating	\$	50,000.00
Subtotal:	\$	2,382,140.00
Owner's Contingency (7%)	\$	166,750.00
TOTAL DD BUDGET ESTIMATE:	\$	2,548,890.00

The increases in the construction estimate includes changes in design, increases in materials and labor costs, as well as some errors or omissions from the Schematic Design estimate performed in 2014. Design fees have increased based on time spent on a programming study for a new flexible theater located at the Riverwalk Center, as well as an increase in scope of this project that included additional design meetings with the BCA and a re-issue of DD plans to incorporate design changes for use in this budget estimate.

Material and labor inflation was notable for drywall, concrete, and timber at approximately \$23,000 total.

Increases in the electrical division are due to some increases in material pricing, but upon a detailed review by the Breckenridge Backstage Theater and Breckenridge Creative Arts, there was a significant number of outlets added and an increase in the complexity of the lighting dimmers and switching required for the theater. New lighting over the stage was also erroneously omitted from the earlier schematic drawings and estimate. Mechanical and plumbing increases were based on the addition of heating units for the stage house, cooling capabilities for the entire building, and insulating duct work to reduce noise.

One area of the design that has also caused a significant increase to the budget is the reconfiguration of the theater seating to accommodate approximately 25 additional seats. This change has led to the need for an ADA lift and additional exit door on the north side of the building. The walkway for this new exit is recommended to be snow-melted for safety. Both the lift and the snowmelt were omitted from the previous budget estimate.

Below is a summary of items added or categories that have notable changes from the previous budget estimate:

	Site Drainage	\$	15,000.00
	Barn Doors for concealing garage door to plaza	\$	37,000.00
	Carpet (recommended for acoustics)	\$	20,000.00
	ADA Platform Lift	\$	20,000.00
	Fire Suppression Additions	\$	15,000.00
HVAC (additional units, insulated ducts, additional controls)		\$	95,000.00
	Snowmelt	\$	60,000.00
	Plumbing	\$	35,000.00
Electrical (additional outlets, switches, dimmers, fixtures)		\$	70,000.00
	Acoustical clouds for lobby	\$	5,000.00
	Additional Drywall Repair	\$	11,000.00
	Material and Labor Escalation	\$	23,000.00
	Insurance & Bonding	\$	15,000.00
	Contractor's Fees	\$	25,000.00
TOTAL INCREASES IN CONSTRUCTION ESTIMATE		\$	446,000.00

Staff has compiled a list of possible cuts to the project for Council's consideration. There is no single item that could compensate for the current budget overrun.

Project Cuts for Budget Savings:

	Remove Additional Seating (delete ADA lift, north walkway, snowmelt)	\$	100,000.00
	Garage Doors at Plaza (Glass Doors and Barn Doors)	\$	60,000.00
	Bar	\$	30,000.00
	Addition for Dressing Rooms	\$	100,000.00
	Acoustical Clouds	\$	5,000.00
	Carpet	\$	20,000.00
	Subtotal:	\$	315,000.00
	Contractor's contingency & Bonding (6%)	\$	18,900.00
	Owner's Contingency (7%)	\$	22,050.00
TOTAL SAVINGS WITH CUTS:		\$	355,950.00

The cost increases presented in this estimate are not a result of large design changes requested by the BCA or BBT. The increases are based largely on an increased level of detail not presented in the earlier drawings for the plumbing and electrical requirements, the recommendation of additional HVAC units and snowmelt, and code based requirements for ADA in the new seating configuration. The project is currently funded at \$1.9M. The new budget estimate is \$2.55M, which includes an increase of approximately \$450,000 in construction costs and \$172,000 in proposed FF&E. Staff requests input from Council on continuing with the

project as currently designed and estimated, or changing the scope of the project prior to the completion of the final Construction Documents to meet the current budget of \$1.9M.

Highway 9 Median Beautification

During the fall Budget Retreat, Council directed staff to hardscape the median between Valley Brook Street and Coyne Valley Road (“Median B”) as part of the 2015 CIP. The conceptual level plan for this design is attached. The project will be bid in March and construction work will start in May.

Additionally, this spring, the median landscaping from Valley Brook Street to the Park/Main Roundabout (“Median C”) will be completed. This section will be bid in March and landscaping work will begin in May.

The final section of median, between Four Mile Bridge and Coyne Valley Road (“Median A”), is planned to be filled with flat, scored concrete. The concrete will match the color of the Valley Brook to Coyne Valley section (dark cocoa brown). Staff is currently working with CDOT to coordinate the scheduling of construction for this section.

Staff will update Council on any budget deviations once bids are received.

*The Town of Breckenridge and Summit County
extend our gratitude to many individuals and organizations
for their contributions to the renovation of the 1909 schoolhouse into the*



BRECKENRIDGE GRAND VACATIONS
COMMUNITY CENTER AND
SUMMIT COUNTY SOUTH BRANCH LIBRARY

Town of Breckenridge:

Town Councilors: Mayor John Warner Ben Brewer Mark Burke
Mike Dudick Gary Gallagher Erin Gigliello Elisabeth Lawrence
Jennifer McAtamney Wendy Wolfe
Tim Gagen, *Town Manager* Dale Stein, *Project Manager*

Summit County:

County Commissioners: Thomas Davidson Dan Gibbs Karn Stiegelmeier
Gary Martinez, *County Manager* Scott Vargo, *Project Manager*

Contractor: *Spectrum Contractors* **Architect:** *Anderson Hallas Architects*

Dedicated January 2015

Preserving our History, Building our Future

FF&E Proposal for the Breckenridge Theater



Prepared by: Neal Kerr, Director of Production + Technical Services
Breckenridge Creative Arts
February 4, 2015

PROJECT SUMMARY

Objective

The objective of this FF&E Allocation request is to outfit the newly renovated Breckenridge Theater with lighting, audio, video, drapery and production mechanical systems to support a wide variety of potential programming including intimate music acts, lecture/symposia presentations and classes, film presentations, theatre, and general event support. The updated and expanded technical capabilities will service Breckenridge Creative Arts programming, enhance and support use of the building by other cultural organizations, as well as bolster the rental revenue. This FF&E request will also greatly increase the production values and capabilities of the resident tenant, the Breckenridge Backstage Theatre by augmenting their current technical inventories.

Project Scope and Methodology

The equipment referenced in this request has been specifically chosen for maximum flexibility of operation by all potential users while maintaining a low labor profile after installation. To that end, the current production inventories of the Breckenridge Backstage Theatre have been calculated into the equipment that will be re-installed into the theater at the conclusion of the renovation, with a few exceptions such as the PA system and sound console. A complete listing of the BBT's production inventories is included with this proposal (as Exhibit 'G') for reference.

Much of the new equipment would be installed in such a way that the systems would be ready for use by rental users or BCA programming during the down times in BBT's production schedule. These systems (including, lighting, video, and audio) will be available to the BBT to integrate into their production needs with the understanding that they must remain in their installed state/location and ready for use by BCA or rental users without significant change-over effort.

The FF&E request is broken down into five areas and I have included proposed equipment purchases for each area as an attached exhibit. Because this FF&E purchasing is nine-twelve months out, the equipment is representative only. Specific selections will be identified after competitive pricing and comparison of newly available equipment closer to the purchase time-frame.

The attached exhibits are:

- Exhibit 'A' Project Cost Summary**
- Exhibit 'B' Lighting Equipment Breakdown**
- Exhibit 'C' Video/Projection Equipment Breakdown**
- Exhibit 'D' Audio Equipment Breakdown**
- Exhibit 'E' Drapery/Stage Equipment and Control Booth Furnishings**
- Exhibit 'F' Lobby/Gallery Equipment and Furnishings**
- Exhibit 'G' Breckenridge Backstage Theatre -Production Inventory of Tenant Furnished Items**

PROJECT COST SUMMARY: EXHIBIT 'A'

Breckenridge Theater Post Renovation FF&E Allocation Summary by Area	
FF&E Area	Request
Stage/Production Lighting Equipment	\$34,240.00
Video/Projection Equipment	\$35,650.00
Audio Equipment	\$26,500.00
Stage Drapery/Stage Mechanical Equipment	\$32,000.00
Lobby/Gallery Equipment/Furnishings and required building equipment	\$43,750.00
Total FF&E Request	\$172,140.00

LIGHTING EQUIPMENT BREAKDOWN: EXHIBIT 'B'

Lighting Equipment			
Quantity	Item	Unit Cost	Total
12	ETC ColorSource LED Wash Light	\$695.00	\$8,340.00
4	Elation Lighting Arena Q7 Zoom Wash	\$950.00	\$3,800.00
4	ETC Source Four LED Series 2 (complete with shutter barrel and lens tube)	\$2,300.00	\$9,200.00
20	TMB Mega clamp	\$10.00	\$200.00
20	18" Black safety cables	\$5.00	\$100.00
1	Jands Stage CL Lighting Control Console	\$1,600.00	\$1600.00
1	Furman ACD 100 Power conditioning AC power Distro	\$650.00	\$650.00
	to be tied into lighting power under control booth to power LED lighting		\$0.00
1	15' run of 6/5 SJOOW to power Furman power Distro	\$50.00	\$50.00
1	50' Six Circuit Socapex Multi Cable (Dimmer room to above Audience runs)	\$350.00	\$350.00
3	75' Six Circuit Socapex Multi Cable (Dimmer room to audience/down stage runs)	\$400.00	\$1200.00
4	100' Six Circuit Socapex Multi Cable (dimmer Room to Over stage/Up stage runs)	\$550.00	\$2200.00
2	125' Six Circuit Socapex Multi Cable (dimmer Room to Up stage runs)	\$600.00	\$1200.00
4	Six Circuit Staggered Socapex Breakout (2 foot spacing) Female Edison	\$200.00	\$800.00
6	Six Circuit Equal Socapex Breakout (6 foot tails) Female Edison	\$200.00	\$1200.00
10	Six Circuit Equal Socapex Break-In (6 foot tails) Male Edison	\$200.00	\$2000.00
1	12/3 SJOOW Slim Jacket 250' Spool (for home runs for LED and sound power)	\$175.00	\$175.00
1	Assorted Lot of Male/Female Edison/PowerCon Plugs and parts	\$200.00	\$200.00
5	25' 5-Pin DMX Cable	\$35.00	\$175.00
12	10' 5-Pin DMX Cable	\$25.00	\$300.00
2	Showbaby Wireless DMX units to distribute DMX to LED lights	\$250.00	\$500.00
	Total Lightng Fixtures and Control		\$34240.00
	<p>Note: This equipment is designed as a stand alone system intended to provide lighting support for BCA and rental programming at the Breckenridge Theater. When installed, the light plot will be able it integrate into existing Breckenridge Backstage Theatre programming and controlled by their console. However, the plot will be designed to be static, that is fixed instrument positions, so that it is available for use in BCA and rental programming without a "re-hang" and changeover.</p>		

VIDEO/PROJECTION EQUIPMENT BREAKDOWN: EXHIBIT 'C'

Video and Projection Equipment			
Quantity	Item	Unit Cost	Total
1	Christie Digital 5k lumen Projector	\$7,000.00	\$7,000.00
1	Ceiling Mounted Projector enclosure (ceiling mounted in Control booth)	\$3,500.00	\$3,500.00
1	Tempest Enclosure mount and accessories	\$1,000.00	\$1,000.00
1	4 Source HDMI Switcher (Direct Select) with Preview out	\$250.00	\$250.00
2	Oppo BDP103 BluRay/DVD Players (These match the RWC Players)	\$600.00	\$1,200.00
2	Video Preview Monitors (HDMI)	\$250.00	\$500.00
1	Lot of assorted HDMI, power and control cable	\$500.00	\$500.00
1	Installation services and system tuning for screen and projector	\$2,500.00	\$2,500.00
1	16:9 Roll Down Projection Screen (brand TBD) with LV controls	\$15,000.00	\$15,000.00
1	Misc Mounting hardware etc	\$1,000.00	\$1,000.00
1	Windows Presentation Laptop	\$1,000.00	\$1,000.00
1	Apple MacBook Air Presentation computer	\$1,200.00	\$1,200.00
1	Presentation Remote	\$500.00	\$500.00
1	Video/Presentation software for Laptop computers	\$500.00	\$500.00
	Video/ Projection Totals		\$35,650.00
	<p>Note: This video/projection equipment is designed as a stand alone system intended to provide support for BCA and rental programming at the Breckenridge Theater. When installed, the projector will be mounted in a fixed position and will not be moved from the enclosure. The screen will be permanently grid mounted just behind the beam that separates the stage from the audience seating risers. In these positions the projector and screen can be integrated into Breckenridge Backstage Theatre programming where it is appropriate for them to utilize front projected video to a downstage mounted screen. In circumstances where that arrangement does not fit their needs they always have the option to utilize their existing projector and screen in an arrangement that fits their needs.</p>		

AUDIO EQUIPMENT BREAKDOWN: EXHIBIT 'D'

Audio Equipment			
Quantity	Item	Unit Cost	Total
1	Soundcraft si Expression 3 Console with ENet MADl Card	\$4,000.00	\$4,000.00
1	Soundcraft Mini Stagebox 32 with Enet MADl Card	\$2,000.00	\$2,000.00
1	12 Space rolling (amp style rack) for Stagebox, etc.	\$600.00	\$600.00
1	Furman ACD 100 Power conditioning AC power Distro	\$650.00	\$650.00
	to be tied into audio power under control booth to power speakers		\$0.00
1	Furman rack light/20 amp plug module	\$150.00	\$150.00
4	QSC KLA12 Line Array Module	\$2,200.00	\$8,800.00
2	QSC KW 181 Sub	\$1,950.00	\$3,900.00
1	Lot Assorted Hanging Hardware. clamps, etc for line array cabinets	\$400.00	\$400.00
1	Lot Assorted XLR, Cat6 Enet, power and control cable	\$1,000.00	\$1,000.00
2	Sennheiser Wireless system (reciever, HH mic and, lav beltack)	\$1,250.00	\$2,500.00
1	Basic Mic Package, stands, XLR, accessories	\$2,500.00	\$2,500.00
	Audio Total		\$26,500.00
	<p>Note: This audio package is intended as complete PA and console install to service a variety of BCA and rental programming, as well as the control and PA requirements of the Breckenridge Backstage Theatre. The wireless and wired mic package and accessories will support BCA/rental programming. The Breckenridge Theatre Company maintains a mic and wireless package to meet their production needs.</p>		

DRAPERY/STAGE EQUIPMENT AND CONTROL BOOTH FURNISHINGS: EXHIBIT 'E'

Drapery/Stage Equipment/Control Booth Equipment			
Quantity	Item	Unit Cost	Total
6	Black Traveler Panels (upstage) 50% Fullness grometed for carriers (chain in hem)	\$2,000.00	\$12,000.00
1	Traveler track, hardware, carriers for manually operated US traveler (black)	\$3,000.00	\$3,000.00
3	Flat Black Boarder 36" Tall full stage width Grommated for tie-line.	\$1,000.00	\$3,000.00
6	Flat Black Leg 6' Wide x14' Tall (1 Proscenium set , 1 midstage set, one upstage set)	\$1,000.00	\$6,000.00
4	6' Pipe with Swivel fitting and drop down rigging (black aluminum)	\$500.00	\$2,000.00
1	Heavy duvetyn traveler drape (separation between stage and shop area) (all rigging)	\$4,000.00	\$4,000.00
1	Lot Misc install equipment (tie-line, zip ties, hardware, paint,)	\$200.00	\$200.00
4	Shelving units for control/dimmer room storage	\$150.00	\$600.00
2	Locking cabinets (one located in the control room, one in the dimmer room)	\$400.00	\$800.00
2	6' tables for Control room lighting, sound, video equipment	\$200.00	\$400.00
	Drapery and Stage Equipment Totals		\$32,000.00

LOBBY/GALLERY EQUIPMENT AND FURNISHINGS: EXHIBIT 'F'

Lobby/Gallery Furnishings and required building equipment			
Quantity	Item	Unit Cost	Total
3	Mobile Art Display walls (design per Jenn Cram)	\$2,500.00	\$7,500.00
6	Gallery Bench (per Jenn Cram)	\$2,000.00	\$12,000.00
1	Distributed Audio System for lobby/gallery sound (1/8", Blue tooth, aux input)	\$1,000.00	\$1,000.00
8	Speakers for distributed audio system	\$500.00	\$4,000.00
1	Gallery Track lighting system (per Jen Cram)	\$2,500.00	\$2,500.00
20	Gallery Track lighting fixtures and gallery grade lamps	\$100.00	\$2,000.00
1	32"-42" Video Monitor for vestibule (usb slideshow input)	\$750.00	\$750.00
1	Lot of assorted cable,mounting hardware, etc for install of monitor.	\$200.00	\$200.00
5	High top cocktail tables (breakdown rental style) for lobby area	\$500.00	\$2,500.00
10	(5) Each black and charcoal linens for tables	\$50.00	\$500.00
10	Stools (seating at high tops)	\$300.00	\$3,000.00
1	Gallery Picture track system	\$1,000.00	\$1,000.00
1	Gallery pedestals for art display (5 total)	\$1,500.00	\$1,500.00
1	AED Unit	\$1,500.00	\$1,500.00
1	Locking cabinet for janitorial supplies/tools	\$800.00	\$800.00
2	Mop/Bucket Wringer combo	\$125.00	\$250.00
1	Assorted Brooms, dustpans, additional mop heads, etc	\$600.00	\$600.00
1	commercial backpack vacuum	\$800.00	\$800.00
1	10 gal or better shop vac with attachments	\$200.00	\$200.00
10	General purpose trash cans	\$25.00	\$250.00
6	Decorative gallery trash receptacles	\$150.00	\$900.00
	Lobby/Gallery Area Equipment and FurnishingsTotals		\$43,750.00

BRECKENRIDGE BACKSTAGE THEATRE CO. -PRODUCTION INVENTORY OF TENANT FURNISHED ITEMS: EXHIBIT 'G'

All Equipment listed is assumed to be re-installed by BBT to support BBT programming unless otherwise noted.		
Quantity	Item	Tennant Re-Installs?
16	Altman 6" Fresnel	Yes
4	Acclaim 6" Fresnel	Yes
5	3" Fresnel	Yes
4	Micro Ellipse ERS	Yes
11	ETC Source 4 ERS Body	Yes
6	ETC Source 4 26 Degree Lens Tube	Yes
4	ETC Source 4 50 Degree Lens Tube	Yes
1	ETC Source 4 36 Degree Lens Tube	Yes
1	UV Light box	Yes
3	Four Circuit Striplights	Yes
1	ETC Express 24/48 Lighting Control Console	Yes
2	ETC Sensor SP12 Portable Dimmer Pack (24 Dimmers ea)	Yes
2	Leprechaun six pack dimmer packs	Yes
1	Lot of Assorted Gel color media	Yes
1	Assorted gel frames, template holders, barn doors, etc	Yes
1	Lot of Assorted DMX control cables	Yes
1	Lot of Assorted extension cords, plug strips, etc.	Yes
1	Yamaha MG206C 20 Channel Analog Mixer	Possible FF&E Replaced Item
2	1600 Watt PLX1602 Power Amps	Possible FF&E Replaced Item
1	PE 40 Band EQ Rack	As required by BBT Programming
1	Optimus 10 Band EQ Rack	As required by BBT Programming
7	Shure Wireless Mics and receivers	Yes
4	PA Speakers (passive)	Possible FF&E Replaced Item
1	Lot of Assorted XLR, 1/4", and misc audio cabling	As required by BBT Programming
1	Apple Mac Mini Computer	As required by BBT Programming
1	Samsung Computer Monitor	As required by BBT Programming
1	EIKI Video Projector	As required by BBT Programming
1	Samsung BluRay Player	As required by BBT Programming
1	Sony DVD Player	As required by BBT Programming
1	Impact 3-Play Component Video/Audio Switcher	As required by BBT Programming
1	100' VGA Cable	As required by BBT Programming
1	Lot of Assorted video cable and adaptors	As required by BBT Programming
1	Mirror Ball and Rotator unit	As required by BBT Programming
1	LeFlame (simulated fire unit)	As required by BBT Programming

Note: Equipment listed as "Possible FF&E Replaced Item" may be replaced with an upgraded unit based on FF&E funding approval. All FF&E purchased equipment will be the property of the Town of Breckenridge and will be managed by Breckenridge Creative Arts. Breckenridge Backstage Theatre may use this equipment in accordance with BCA/TOB's use, care, and maintenance policies. It is understood that BBT may wish to augment any installed FF&E purchased equipment with its current or BBT purchased equipment to meet their programming needs.



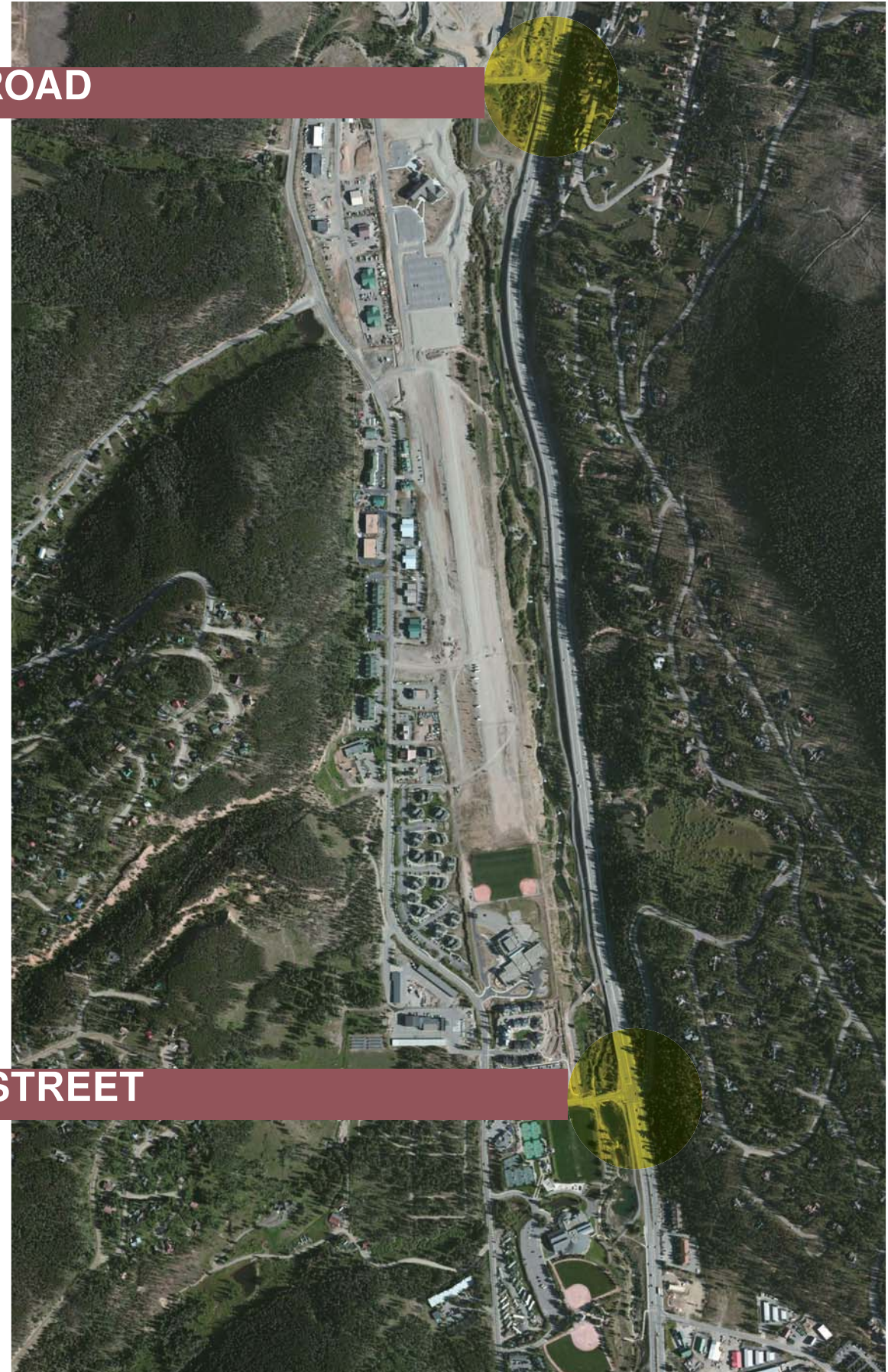
TOWN COUNCIL PRESENTATION DOCUMENTS

FEBRUARY 24, 2015

Section B - Median Design

- The existing medians in this area are low maintenance, native seed.
- There is approximately 80,600 square feet of median space. The length of Section B is approximately 6,600 linear feet or 1.25 miles.
- The design direction is to create a more formal landscape design. The concept drawing proposes hardscape as the primary material with interval raised areas.
- Banner poles and 2 pattern areas will cover a 1,940' / .37 mile portion of Section B.
- Key intersection improvements: Valley Brook Street
- No vertical elements or pattern areas proposed from Upper Blue Elementary to Coyne Valley Road, a 4,460 / .84 mile portion of Section B.

COYNE VALLEY ROAD



VALLEY BROOK STREET



SECTION B CONCEPT

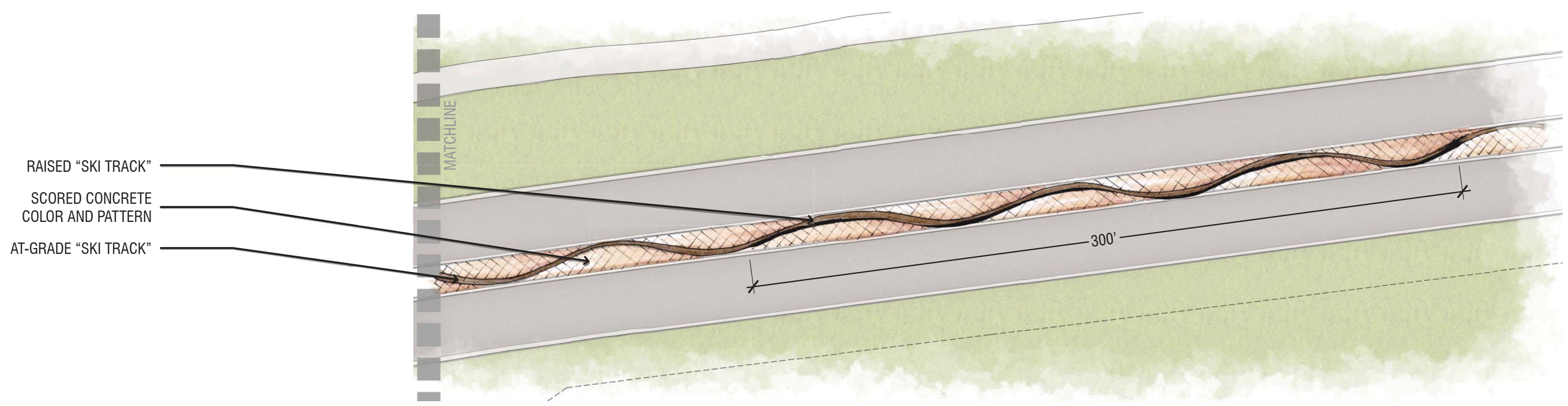
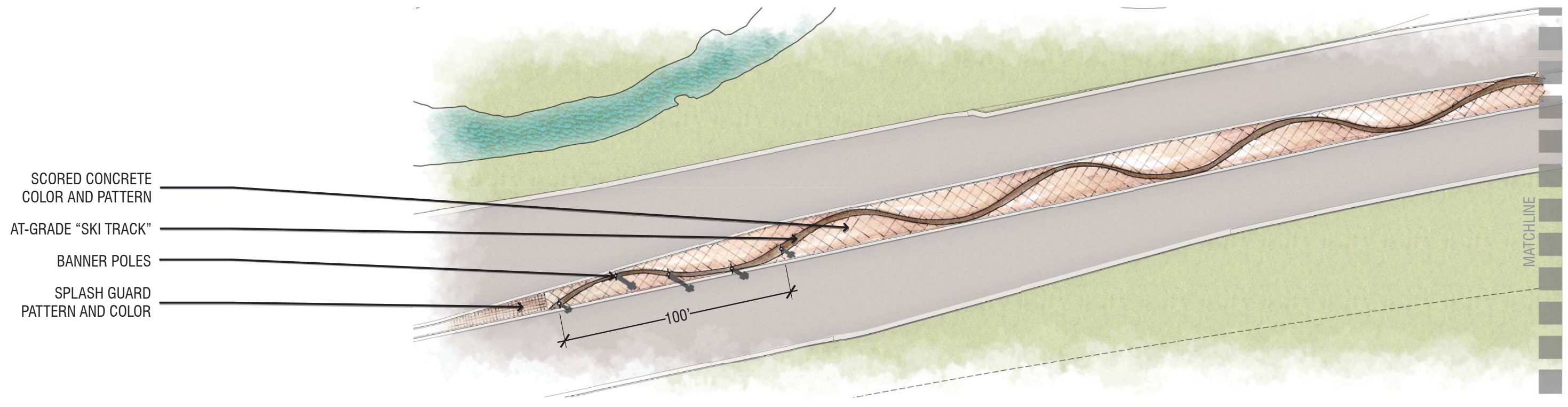
Create 2 pattern areas and a banner pole section that will create visual breaks along a 1,940' / .37 mile portion of the median.

Incorporate themes and materials from Section C:

- Flat Ski Track - To be dark gray, curving through tan scored concrete. Curves are to be lengthened in response to higher viewing speed.

- Raised Ski Track - To be dark gray, have the same curve radius as the Flat Ski Track, and will undulate vertically with a maximum height of 18"
- Banner Poles - To be on the Flat Ski Track sections to match the Section C layout and heights

Create a flat, broom finish with Dark Cocoa Brown color concrete along the 4,460' / .84 mile portion from Upper Blue Elementary to Coyne Valley Road.



IDENTITY - BANNER POLES

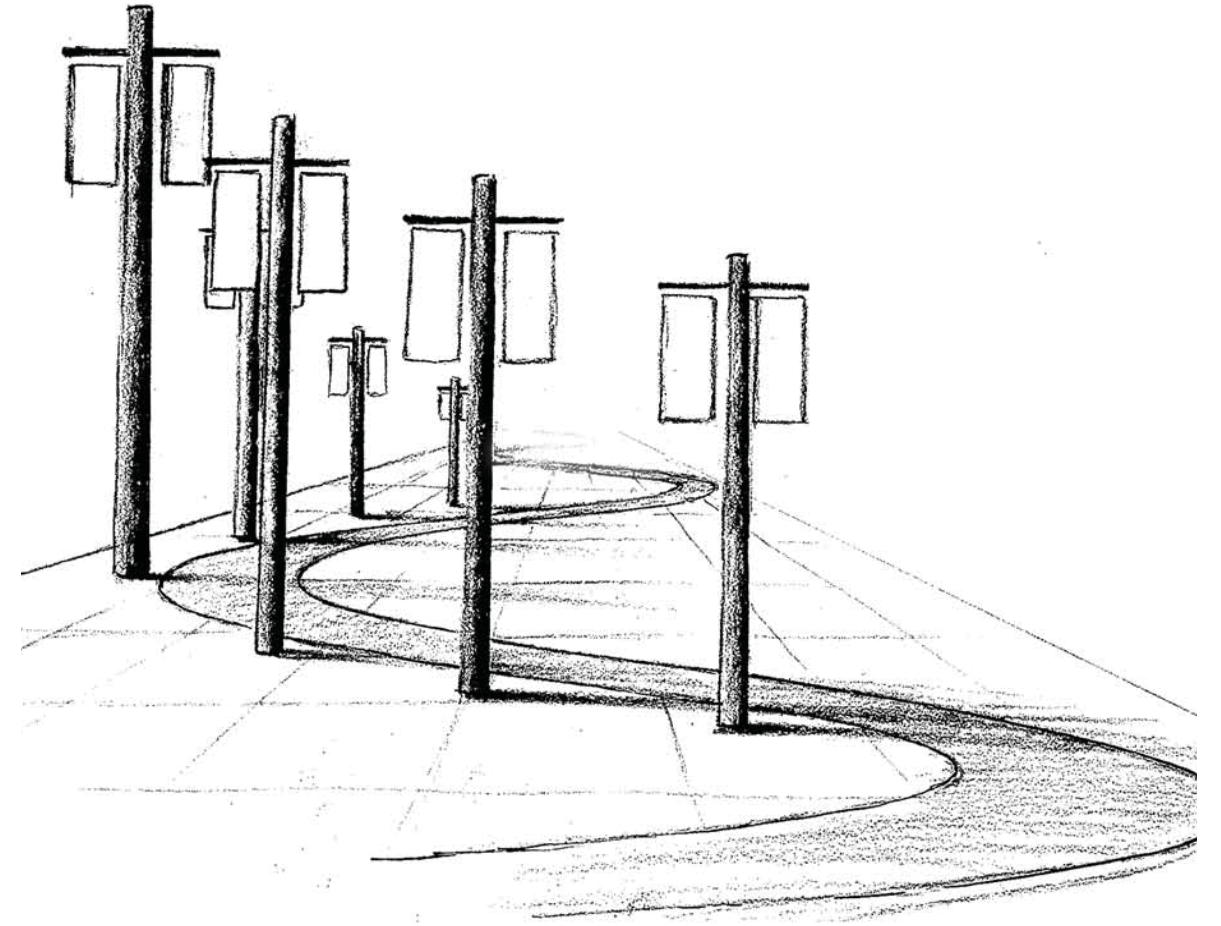
Create a thoughtful concept that recognizes the Town's unique identity and supports its brand.

Incorporate banners to:

- Make an impact
- Easily read from high speeds
- Easy to change
- Meet CDOT standards
- Unique to Breckenridge, different from other communities

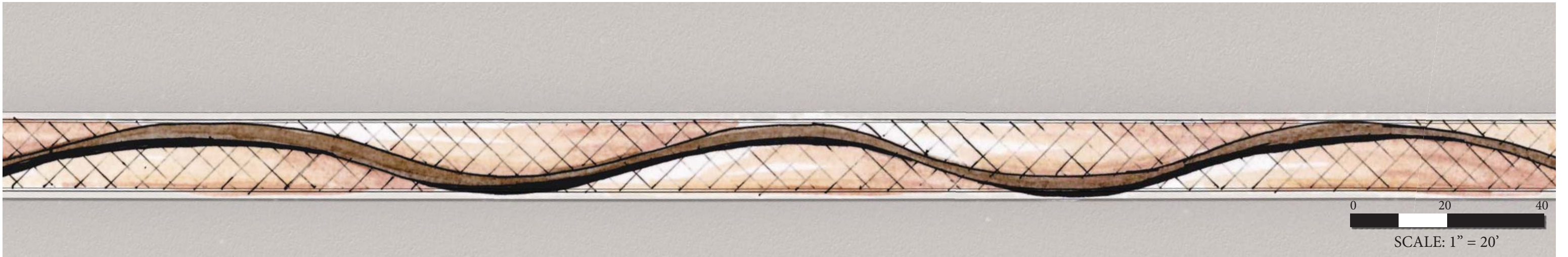
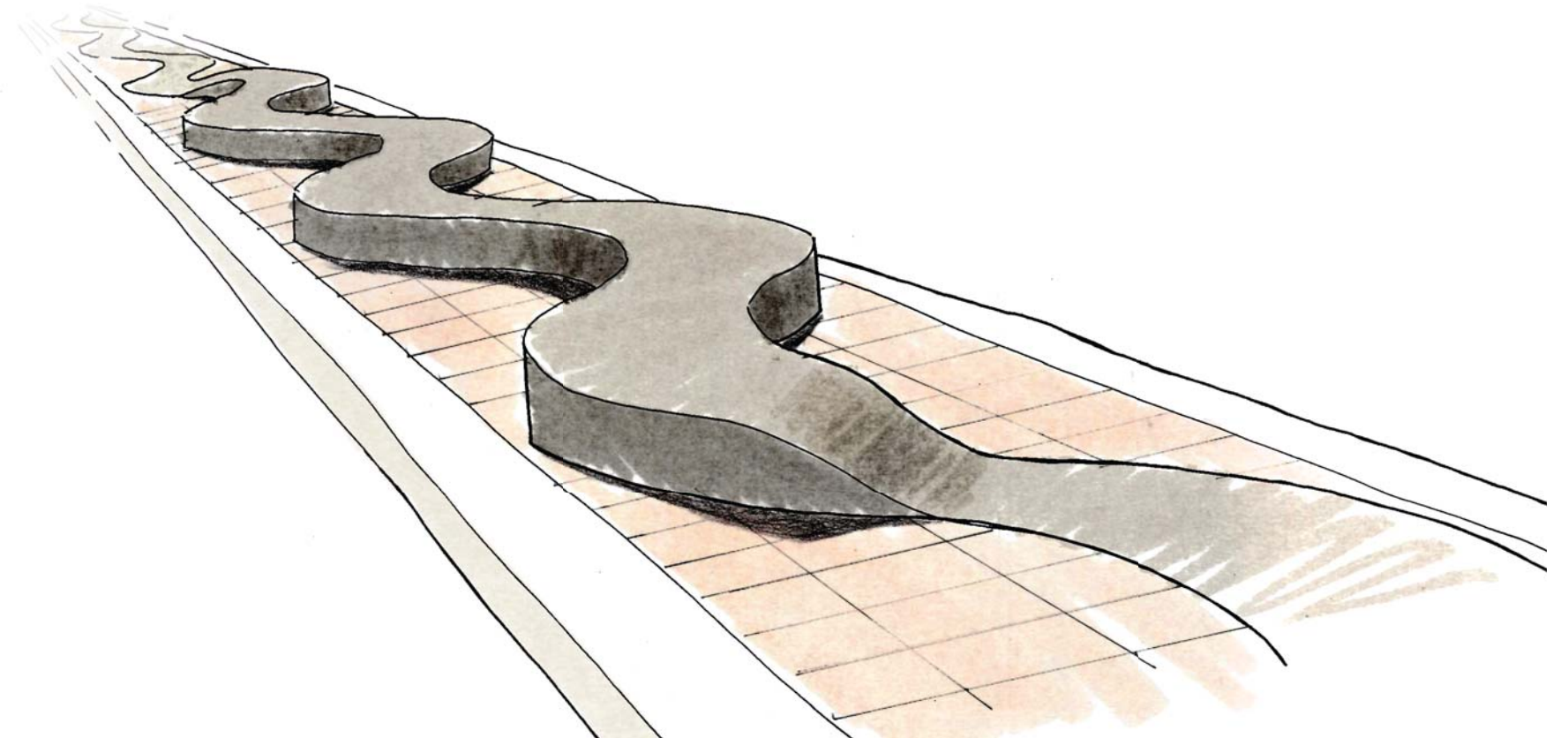


Banner poles with varied heights along the "Ski/Bike Track" curve



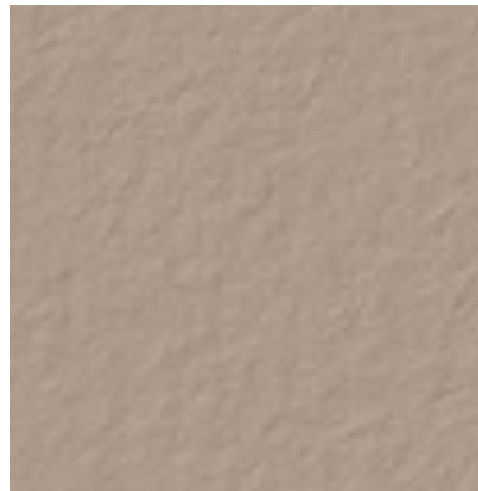
RAISED SKI TRACK BAND

- Create vertical element that will mimic Ski Track Band and Ski Track Wall from Section C
- Will be dark grey in color, 'Graphite', to match Section C
- Designed to view at high speeds



MATERIALS

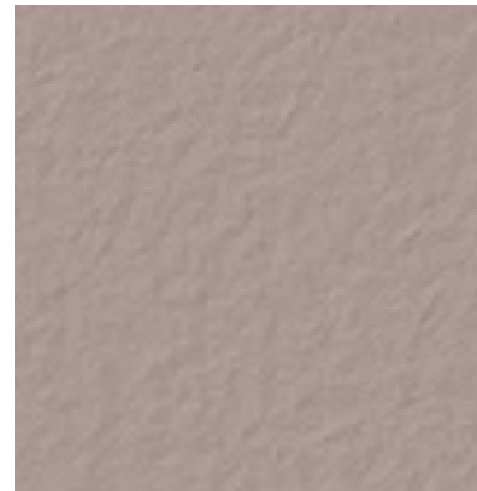
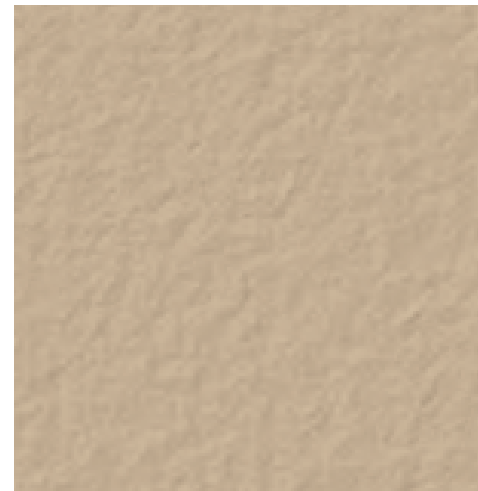
Incorporate materials and colors from Section C to create a consistent entry into Breckenridge



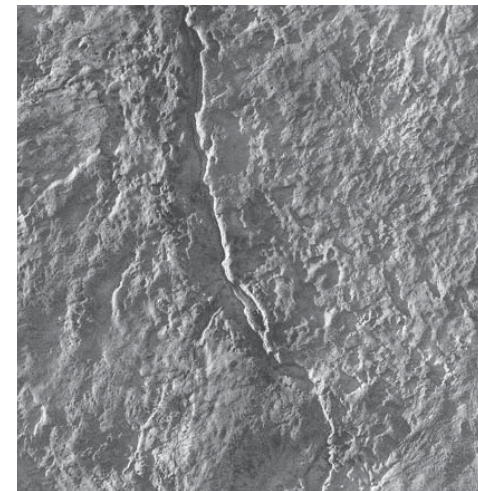
Dark Cocoa Brown
concrete color



Splash Guard pattern and color



Scored Concrete pattern and color



Ski Track concrete
color

MEMO

TO: Mayor & Town Council
FROM: Tim Gagen, Town Manager
DATE: February 19, 2015
SUBJECT: Committee Reports for 2-24-2015 Council Packet

Breckenridge Creative Arts **January 19, 2015** **Robb Woulfe**
Minutes attached.

Housing and Childcare Committee **February 10, 2015** **Laurie Best**

The Housing and Childcare Committee held its regular meeting on February 10, 2015. Attendees included Erin Gigliello, Gary Gallagher, Tim Gagen, Rick Holman, Peter Grosshuesch and Laurie Best from the Town and Jim Curnutte and Don Reimer from Summit County Government. Members of the public Rob Millisor and Bob Barto also attended. The following agenda items were covered:

1. Housing Projects Update:
There are approximately 130 rental units in planning now that should come on line within the next two-three years. This includes PW2, Denison Placer, and CR 450. In addition, long term there are both rental and for sale projects identified and/or underway. This includes Stan Miller (105 units), Block 11 (200-350 units), Lincoln Park (62 dr units), and the completion of Maggie Placer (9 units). Staff is also working on a possible annexation (Gold King Placer-Fischer) which could accommodate 20 units +/- which will be presented to the Committee once vetted by staff.
The Committee ask about any other potential sites that might be available given the projected need for housing. The only vacant site that staff is aware of is McCain and the current master planning process will likely include at least one option with a housing site on that property. Staff also discussed the Anderson Parcel on Airport Road which is Town owned, it is small, but could potentially accommodate 15-20 units. This parcel is currently listed for sale and the Committee was comfortable leaving it on the market for now because of the high value and limited potential yield. In the event this parcel is sold, the Town will retain a ROW thru the property to provide additional access points to the Block 11 housing.
2. PW2 Update:
Final Development Permit is on the TC consent agenda February 10th-no issues
Breckenridge Housing Authority will hold its initial meeting on February 10th
Financing /LIHTC process is going well-equity investor is proposing 99.5 cents on the dollar for tax credits which would increase project revenue from the initial budget and staff is proposing that the Town acquire (invest) in the private activity bonds that will be issued by CHAFA. This will reduce interest expense for the project. Committee was OK.
3. CR 450 Update (TOB/County partnership):
Proposals due Feb 16th-still working on a very aggressive schedule shooting for fall 2015 start, but could be forced to push start to spring 2016. Both the County and the Town need to decide what to build on this County-owned 1.7 acre site. We received recommendation from Melanie Rees to focus on 2 bedroom units and she notes that either 'for sale' or rental would be appropriate and successful on the site. The Committee discussed the program and was comfortable following Melanie's recommendation on unit size and felt that rental continues to be the highest priority so this project should be designed for that purpose (even if it is too small for LIHTC). We will also discuss this with BOCC to see what their priority is for the site. Staff is working on an agreement to be executed by the Town and County regarding cost share/process for this project.
4. Denison Placer (CMC/TOB partnership)
Interviews scheduled for February 13th-we should have design team on in late February. This project is identified as a potential LIHTC 60+ units w/ start in 2016.
5. Block 11
The Denison Placer project scope of services includes preliminary grading, infrastructure plans for Block 11. This will enable to the Town to plan, schedule, and budget the pre-development work that is necessary to make this site 'project ready'.
6. Child Care Committee Recommendations:
We discussed the CC Committee's recommendations on program changes which will be presented and discussed with full Council on March 10th. The changes include additional oversight, accountability, central administration, and metrics. Specifically, we discussed the sliding scale option, adjustments to increase family co-pays, non-resident rate adjustments, and elimination of the per child cap. The Committee was OK but suggested an increase to the non-resident rate (up from 5% to 10%) and asked for specific strategies to eliminate free days. Staff will work with the CC Committee to prepare their recommendations to the Council with this input.

7. Public Comment-Housing Issues

Rob Millisor and Bob Barto discussed housing issues and employee/recruitment issues. They expressed significant concern about the impact of housing shortage on the quality of employees, cost of business, and customer experience. They urged the Town to continue to explore options for workforce housing.

The meeting adjourned at 3pm. The next regularly scheduled meeting is March 10, 2015.

Committees	Representative	Report Status
CAST	Mayor Warner	Verbal Report
CDOT	Tim Gagen	No Meeting/Report
CML	Tim Gagen	No Meeting/Report
I-70 Coalition	Tim Gagen	No Meeting/Report
Mayors, Managers & Commissions Meeting	Mayor Warner	Verbal Report
Liquor Licensing Authority*	Helen Cospolich	No Meeting/Report
Wildfire Council	Matt Thompson	No Meeting/Report
Breckenridge Creative Arts	Robb Woulfe	Included
Summit Stage Advisory Board*	James Phelps	No Meeting/Report
Police Advisory Committee	Chief Haynes	No Meeting/Report
CMC Advisory Committee	Tim Gagen	No Meeting/Report
Recreation Advisory Committee	Mike Barney	No Meeting/Report
Housing and Childcare Committee	Laurie Best	No Meeting/Report
Childcare Advisory Committee	Laurie Best	Included

Note: Reports provided by the Mayor and Council Members are listed in the council agenda.

* Minutes to some meetings are provided in the Manager's Newsletter.



**Breckenridge Creative Arts Board Meeting
Summit Foundation Offices, Breckenridge, CO
January 19, 2015**

Attendees

- Marsha Cooper (MC)
- Lindsay Eland (LE)
- Amy Evans (AE)
- Gary Gallagher (via Phone) (GG)
- Rick Holman (RH)
- Felice Huntley (FH)
- Michael Lundin (ML)
- Deb Kelleher Spiers (DKS)
- Wendy Wolfe (WW)
- Robb Woulfe (RW)
- Larissa O'Neil (LO) - BCC Observer

Minutes

1. Call Meeting to Order
 - a. ML Called the Meeting to Order
 - i. LO recognized as BCC Observer; RH recognized as Town Observer
2. Approval of Minutes of Organizational Meeting
 - i. Motion – MC; Second – WW; Discussion – None; Vote – Unanimous
 - ii. Approved as Submitted
3. Approval of Agenda
 - a. Motion – MC; Second – WW; Discussion – None; Vote – Unanimous
 - b. Approved as submitted
4. Election of New Director
 - a. Motion to recognize the email vote election of Lindsay Eland as new member of the Board of Directors
 - i. Motion – MC; Second – AE; Discussion – None; Vote - Unanimous
 - b. Motion Carried
5. Communication Protocol
 - a. Request by RH for both Town Manager and Asst Town Manager to receive a copy of meeting materials
 - b. Agreed to add Asst Town Manager to relevant communication streams



6. Update on FY 15 Work Plans
 - a. DKS reviewed the structure of the plan and linkages among goals, strategies and tactics
 - b. ML noted the future addition of Metrics to the plan:
 - c. Board Discussion and approval of the Core Goals and Strategies
 - d. Discussion of utilization of summary page to be utilized both internally and externally as appropriate
 - e. FH expressed some concern about ambitious nature of plan; RW affirmed the attainability of the Priority Tactics
7. Ongoing BCA Interaction with Town Council regarding progress against work plan
 - i. WW noted that it is the role of the Town Council Representative to update the Council as appropriate
 - ii. Quarterly reports also planned by RW
 - iii. Two full BCA/Council Meetings to be scheduled annually
 - iv. **(ACTION)** RW to schedule initial Quarterly Updates and Full Board/Council Meetings
8. Discussion of Proposed Standing Committees
 - a. Initial Standing Committee Rollout
 - i. Executive Committee
 1. Motion for the Executive Committee to be comprised of a minimum of the Named Officers and BCA CEO
 2. Motion – MC; Second – LE; Discussion – Recommended inclusion of Town Council Representative based on GoBreck and BHA models; Vote – Unanimous
 3. Motion Carried
 - a. Initial Members: ML (Chair); MC; DKS, RW and GG
 - ii. Finance, Audit, and Compensation Committee
 1. Motion to form a Combined Finance, Audit and Compensation Committee with Treasurer as Chair
 2. Motion – DK; Second–WW; Discussion – None; Vote - Unanimous)
 3. Motion Carried
 - a. Initial Members: DKS (Chair); ML (Vice-Chair) ; LE
 - iii. Governance & Nominations
 1. Motion to form a Governance & Nominations Committee
 2. Motion – DKS; Second – MC; Discussion – None; Vote – Unanimous
 3. Motion Carried
 - a. Initial Members: F. Huntley (Chair); A. Evans ; M. Lundin



- iv. **(ACTION)** Above committees to review and revise proposed charters for discussion at February Meeting; RW to distribute electronic copies of all charters following close of Board Meeting
 - b. Rollout of other named Committees/Advisory Boards tabled until February Meeting
 - i. **(ACTION)** Board members to review Community Engagement and Development Charters in advance of February Meeting
 - ii. Public Art - Discussion of Implications of official dissolution of current committee as of January 2015
 - I. **(ACTION)** MC and AE to review situation and charters, develop recommendations, and schedule internal discussion meeting
9. Review & Approval of Admin Policies
- a. LO (BCC Observer) asked to excuse herself as compensation packages will be under discussion
 - b. Discussion of terms of Paid Time Off Policy
 - i. RW clarified that PTO includes Sick Days and policy 'compensates' for high expectations during events
 - c. Discussion of revisions to holiday schedule language to align with expectation of facilities being available/utilized on holidays
 - i. **(ACTION)** DKS to provide RW with proposed language on this as well as minor updates to other sections
 - d. Discussion of terms of retirement savings plan match tabled until Executive Session
10. General Updates
- a. Tabled
11. Meeting Adjourned

Submitted by

Deb Kelleher Spiers, Board Secretary
February 3, 2015



December 31, 2014 Financial Report
Finance & Municipal Services Division

Preliminary 2014 Results



Executive Summary

December 31, 2014

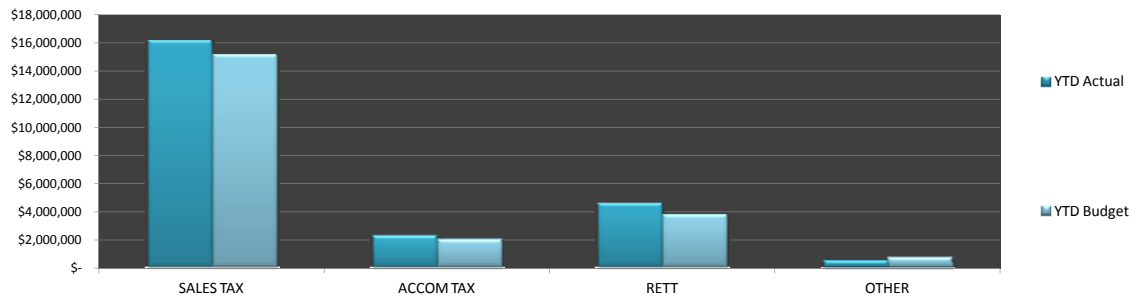
This report covers the preliminary results for 2014. We ended the year at 108% of budgeted revenue in the Excise fund (\$1.8M over budget). December sales taxes (received in January) were up from the prior year in all categories. RETT ended the year at 121% of the 2014 budget and exceeded the prior year's total RETT revenue by over \$140k.

The General Fund 2014 revenues results ended the year at 104% of budget and expenses slightly below the annual budget at 95%.

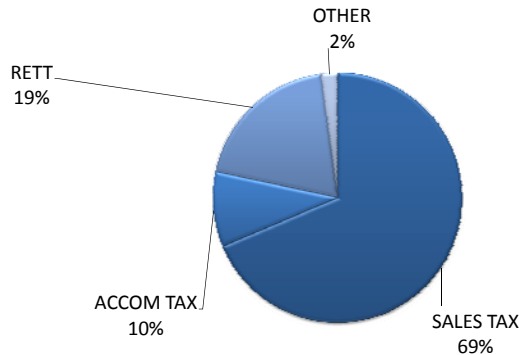
Other funds performed according to budget with exceptions noted in the All Funds report narrative.

Sales Tax, Accommodations Tax and Real Estate Transfer Tax all ended the year ahead of budget (see table below for details). For more information on tax revenues (by month and business sector), please see the Tax Basics section of the Financials.

Excise YTD Actual vs. Budget - by Source



YTD Actual Revenues - Excise



	YTD Actual	YTD Budget	% of Budget	Annual Budget	Prior YTD Actual	Prior Annual Actual
SALES TAX	\$ 16,191,894	\$ 15,198,907	107%	\$ 15,198,907	\$ 14,839,044	\$ 14,839,044
ACCOMMODATIONS TAX	2,290,469	2,018,536	113%	2,018,536	2,006,571	2,006,571
REAL ESTATE TRANSFER	4,604,914	3,800,001	121%	3,800,001	4,462,232	4,462,232
OTHER*	504,187	761,138	66%	761,138	810,708	810,708
TOTAL	\$ 23,591,464	\$ 21,778,582	108%	\$ 21,778,582	\$ 22,118,556	\$ 22,118,556

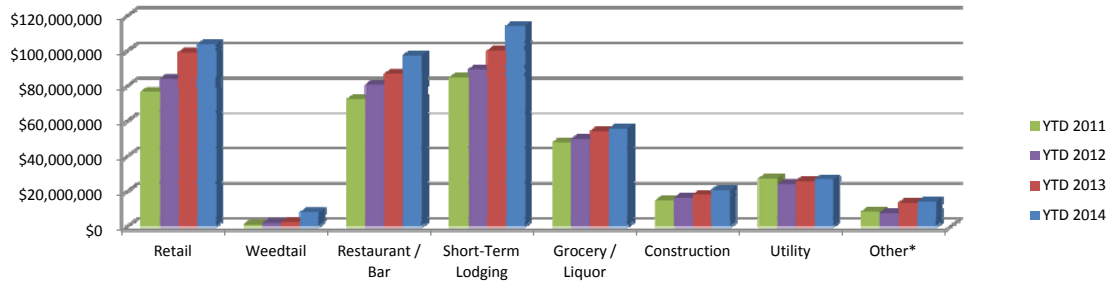
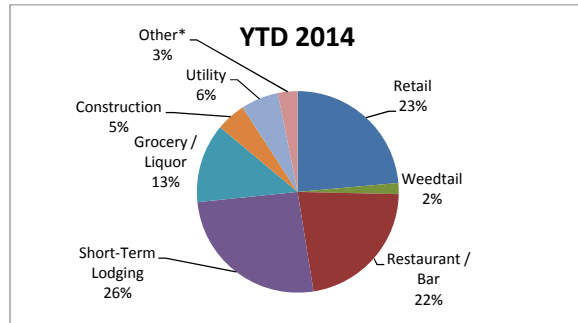
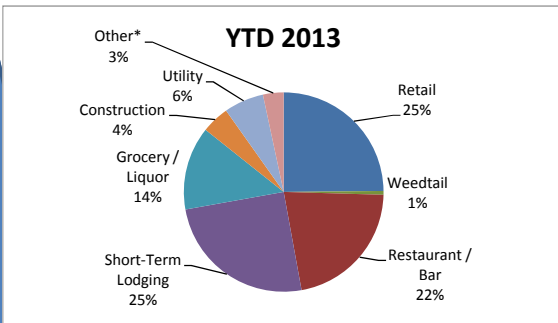
* Other includes Franchise Fees (Telephone, Public Service and Cable), Cigarette Tax, and Investment Income

The Tax Basics

Net Taxable Sales by Industry-YTD

Description	YTD 2011	YTD 2012	YTD 2013	2013		2013/2014		2014
				% of Total	YTD 2014	\$ Change	% Change	
Retail	\$76,416,228	\$83,597,969	\$98,917,546	24.81%	\$103,506,427	\$4,588,882	4.64%	23.56%
Weedtail	\$1,081,028	\$1,825,612	\$2,393,937	0.60%	\$7,814,457	\$5,420,520	226.43%	1.78%
Restaurant / Bar	\$72,292,669	\$80,674,467	\$86,637,342	21.73%	\$97,207,810	\$10,570,469	12.20%	22.13%
Short-Term Lodging	\$84,810,225	\$89,296,780	\$99,829,670	25.04%	\$113,905,158	\$14,075,489	14.10%	25.93%
Grocery / Liquor	\$47,700,028	\$49,690,652	\$53,880,474	13.51%	\$55,544,150	\$1,663,676	3.09%	12.64%
Construction	\$14,693,010	\$15,983,720	\$17,942,915	4.50%	\$20,712,714	\$2,769,799	15.44%	4.72%
Utility	\$27,075,720	\$23,776,616	\$25,742,124	6.46%	\$26,538,826	\$796,701	3.09%	6.04%
Other*	\$8,236,947	\$7,491,236	\$13,352,082	3.35%	\$14,032,093	\$680,010	5.09%	3.19%
Total	\$332,305,855	\$352,337,052	\$398,696,089	100.00%	\$439,261,635	\$40,565,546	10.17%	100.00%

* Other includes activities in Automobiles and Undefined Sales.



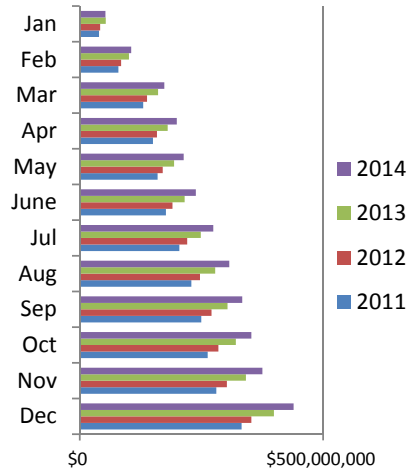
New Items of Note:

- December net taxable sales are currently ahead of 2013 by 11.5%.
- Net taxable sales ended the year ahead of 2013 by 10.17%.
- While Construction was up 21.14% over December 2013, the sector was still down from 2004-2009.
- Retail, Construction, and Weedtail fared better than the aggregate of all sectors for December.
- For the year, Restaurant/Bar, Short-Term Lodging, Construction, and Weedtail fared better than the aggregate of all sectors.

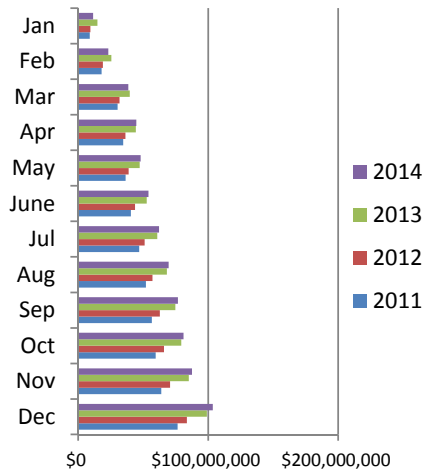
Continuing Items of Note:

- In 2014, a new category was added to the Sales by Sector pages for the Weedtail sector. The category encompasses all legal marijuana sales, regardless of medical or recreational designation. The Retail sector has been adjusted to remove the sales previously reported in this category. The jump in sales from 2013 to 2014 can be attributed to the legalization of sales of recreational marijuana.
- A section on Disposable Bag Fees was added in 2014.
- Taxes collected from the customer by the vendor are remitted to the Town on the 20th of the following month.
- Quarterly taxes are reported in the last month of the period. For example, taxes collected in the first quarter of the year (January – March), are include on the report for the period of March.
- Net Taxable Sales are continually updated as late tax returns are submitted to the Town of Breckenridge. Therefore, you may notice slight changes in prior months, in addition to the reporting for the current month.

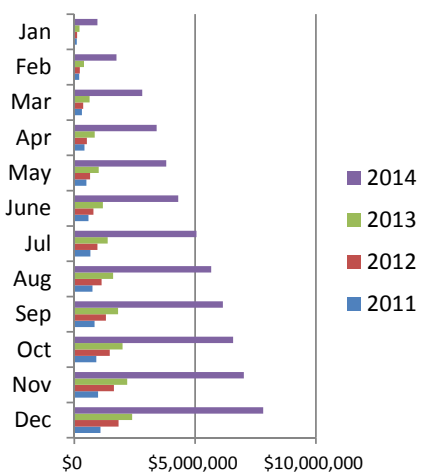
Net Taxable Sales by Sector - Town of Breckenridge Tax Base



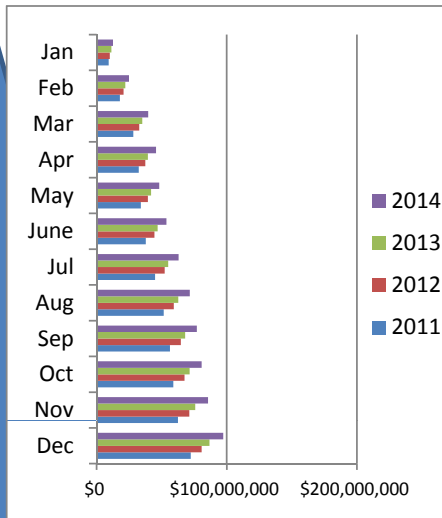
Total Net Taxable Sales					
	2011	2012	2013	2014 from PY	% change
Jan	\$39,457,505	\$41,718,482	\$53,336,557	\$52,696,714	-1.20%
Feb	\$39,794,165	\$43,279,998	\$47,661,413	\$52,930,837	11.06%
Mar	\$51,127,532	\$53,068,463	\$59,665,211	\$67,854,830	13.73%
Apr	\$19,740,992	\$20,550,689	\$19,835,788	\$25,825,915	30.20%
May	\$9,607,534	\$11,552,549	\$13,043,792	\$14,112,939	8.20%
Jun	\$17,133,963	\$20,161,932	\$21,824,324	\$24,901,604	14.10%
Jul	\$27,600,727	\$30,306,091	\$33,233,133	\$35,975,133	8.25%
Aug	\$24,681,057	\$26,378,253	\$29,614,066	\$32,670,682	10.32%
Sep	\$20,454,070	\$23,534,713	\$25,136,536	\$26,714,028	6.28%
Oct	\$13,185,469	\$14,052,583	\$17,154,744	\$18,813,471	9.67%
Nov	\$17,694,164	\$17,500,298	\$20,680,131	\$22,640,418	9.48%
Dec	\$51,828,677	\$50,233,000	\$57,510,396	\$64,125,062	11.50%
Total	\$332,305,855	\$352,337,052	\$398,696,089	\$439,261,635	10.17%



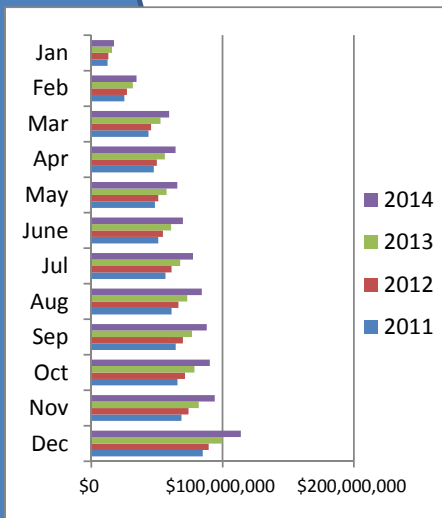
Retail					
	2011	2012	2013	2014 from PY	% change
Jan	\$8,873,745	\$9,332,951	\$14,740,883	\$11,370,699	-22.86%
Feb	\$9,025,467	\$9,561,486	\$10,714,990	\$11,732,244	9.49%
Mar	\$12,371,926	\$12,894,030	\$14,200,123	\$15,412,870	8.54%
Apr	\$4,281,042	\$4,535,877	\$4,640,272	\$6,089,379	31.23%
May	\$1,874,691	\$2,460,868	\$2,945,458	\$3,372,801	14.51%
Jun	\$4,051,674	\$4,935,052	\$5,421,774	\$6,097,994	12.47%
Jul	\$6,378,646	\$7,291,230	\$8,155,359	\$8,089,402	-0.81%
Aug	\$5,206,454	\$6,103,157	\$7,322,388	\$7,363,321	0.56%
Sep	\$4,509,144	\$5,600,950	\$6,540,887	\$7,083,786	8.30%
Oct	\$2,949,134	\$3,253,812	\$4,563,566	\$4,367,062	-4.31%
Nov	\$4,372,344	\$4,647,092	\$5,843,691	\$6,489,005	11.04%
Dec	\$12,521,962	\$12,981,465	\$13,828,152	\$16,037,864	15.98%
Total	\$76,416,228	\$83,597,969	\$98,917,546	\$103,506,427	4.64%



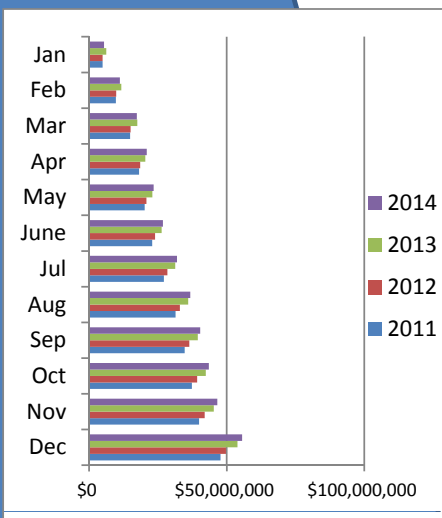
Weedtail					
	2011	2012	2013	2014 from PY	% change
Jan	\$98,400	\$112,836	\$213,016	\$951,609	346.73%
Feb	\$101,156	\$112,024	\$182,322	\$787,796	332.09%
Mar	\$114,141	\$138,857	\$236,589	\$1,068,198	351.50%
Apr	\$101,758	\$151,697	\$207,583	\$597,513	187.84%
May	\$79,694	\$130,681	\$165,344	\$397,864	140.63%
Jun	\$90,530	\$143,525	\$173,564	\$493,672	184.43%
Jul	\$74,297	\$166,596	\$198,017	\$755,747	281.66%
Aug	\$87,638	\$167,634	\$226,347	\$612,329	170.53%
Sep	\$87,116	\$180,635	\$203,715	\$482,512	136.86%
Oct	\$74,763	\$160,677	\$189,368	\$425,385	124.63%
Nov	\$73,632	\$171,386	\$192,819	\$443,172	129.84%
Dec	\$97,903	\$189,064	\$205,254	\$798,660	289.11%
Total	\$1,081,028	\$1,825,612	\$2,393,937	\$7,814,457	226.43%



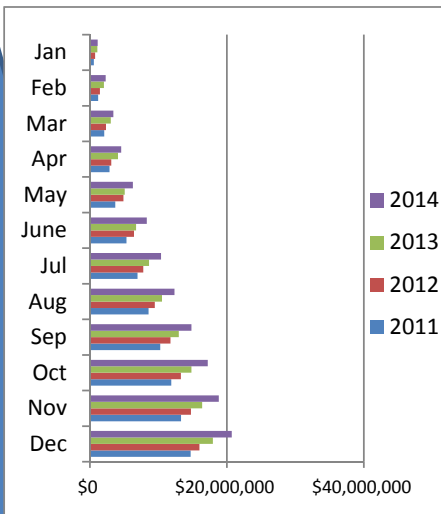
Restaurant / Bar					
	2011	2012	2013	2014	% change from PY
Jan	\$9,132,858	\$10,000,475	\$11,273,850	\$12,455,172	10.48%
Feb	\$8,708,081	\$10,576,852	\$10,704,428	\$12,288,380	14.80%
Mar	\$10,231,641	\$12,086,391	\$12,967,189	\$14,770,858	13.91%
Apr	\$4,227,322	\$4,662,012	\$4,310,574	\$6,118,196	41.93%
May	\$1,629,285	\$1,975,658	\$2,552,517	\$2,359,399	-7.57%
June	\$3,761,795	\$5,006,301	\$5,004,564	\$5,630,785	12.51%
Jul	\$7,179,297	\$7,964,540	\$8,164,898	\$9,256,890	13.37%
Aug	\$6,655,377	\$6,905,724	\$7,690,278	\$8,640,707	12.36%
Sep	\$4,725,746	\$5,423,426	\$5,254,681	\$5,425,328	3.25%
Oct	\$2,675,462	\$2,924,663	\$3,457,580	\$3,740,912	8.19%
Nov	\$3,522,382	\$3,613,665	\$4,385,744	\$4,855,086	10.70%
Dec	\$9,843,423	\$9,534,760	\$10,871,039	\$11,666,098	7.31%
Total	\$72,292,669	\$80,674,467	\$86,637,342	\$97,207,810	12.20%



Short-Term Lodging					
	2011	2012	2013	2014	% change from PY
Jan	\$12,273,406	\$12,980,188	\$15,698,448	\$17,240,068	9.82%
Feb	\$12,861,701	\$14,098,863	\$15,860,278	\$17,183,722	8.34%
Mar	\$18,399,939	\$18,334,344	\$21,150,210	\$24,804,033	17.28%
Apr	\$4,053,070	\$4,477,551	\$3,303,068	\$4,953,670	49.97%
May	\$832,715	\$1,088,308	\$1,263,021	\$1,277,400	1.14%
June	\$2,532,271	\$3,498,126	\$3,489,236	\$4,328,826	24.06%
Jul	\$5,513,083	\$6,619,464	\$6,874,194	\$7,643,345	11.19%
Aug	\$4,617,400	\$5,172,991	\$5,384,872	\$6,662,890	23.73%
Sep	\$3,209,320	\$3,501,612	\$3,680,342	\$3,769,020	2.41%
Oct	\$1,353,845	\$1,495,331	\$1,780,132	\$2,319,820	30.32%
Nov	\$2,982,078	\$2,764,095	\$3,266,469	\$3,788,042	15.97%
Dec	\$16,181,397	\$15,265,907	\$18,079,402	\$19,934,322	10.26%
Total	\$84,810,225	\$89,296,780	\$99,829,670	\$113,905,158	14.10%



Grocery / Liquor					
	2011	2012	2013	2014	% change from PY
Jan	\$4,853,813	\$4,857,276	\$6,202,934	\$5,396,830	-13.00%
Feb	\$4,803,009	\$4,962,402	\$5,467,845	\$5,757,737	5.30%
Mar	\$5,179,766	\$5,219,990	\$5,782,332	\$6,142,330	6.23%
Apr	\$3,261,348	\$3,469,430	\$2,961,839	\$3,595,478	21.39%
May	\$2,053,046	\$2,309,947	\$2,527,526	\$2,494,945	-1.29%
June	\$2,757,191	\$3,097,820	\$3,378,083	\$3,390,191	0.36%
Jul	\$4,219,220	\$4,489,506	\$4,954,547	\$5,095,848	2.85%
Aug	\$4,271,490	\$4,540,829	\$4,724,946	\$4,876,297	3.20%
Sep	\$3,278,161	\$3,404,220	\$3,465,662	\$3,605,574	4.04%
Oct	\$2,647,930	\$2,855,324	\$2,930,066	\$3,098,294	5.74%
Nov	\$2,598,982	\$2,778,270	\$2,869,441	\$3,093,792	7.82%
Dec	\$7,776,073	\$7,705,640	\$8,615,254	\$8,996,835	4.43%
Total	\$47,700,028	\$49,690,652	\$53,880,474	\$55,544,150	3.09%

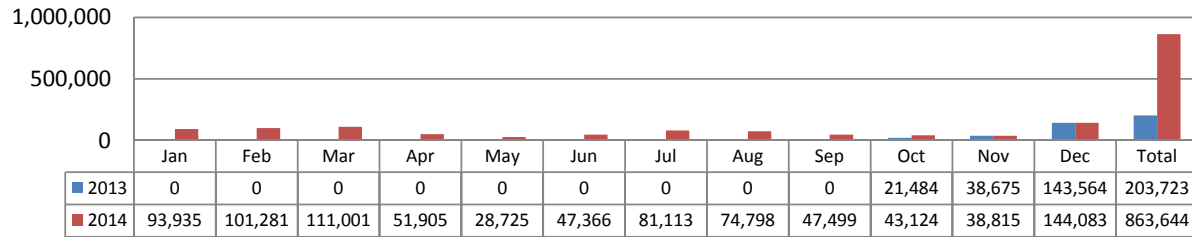


Construction					
	2011	2012	2013	2014	% change from PY
Jan	\$563,647	\$752,255	\$1,072,239	\$1,129,003	5.29%
Feb	\$633,474	\$703,811	\$964,673	\$1,171,370	21.43%
Mar	\$890,826	\$881,518	\$1,008,645	\$1,121,396	11.18%
Apr	\$770,474	\$779,206	\$1,055,938	\$1,140,743	8.03%
May	\$836,918	\$1,761,256	\$978,334	\$1,699,762	73.74%
Jun	\$1,630,112	\$1,540,822	\$1,653,588	\$2,027,078	22.59%
Jul	\$1,625,460	\$1,366,520	\$1,903,161	\$2,084,178	9.51%
Aug	\$1,594,166	\$1,670,785	\$1,870,078	\$1,969,423	5.31%
Sep	\$1,722,226	\$2,297,356	\$2,454,362	\$2,474,159	0.81%
Oct	\$1,595,351	\$1,521,388	\$1,858,158	\$2,372,139	27.66%
Nov	\$1,437,391	\$1,482,393	\$1,555,679	\$1,623,898	4.39%
Dec	\$1,392,964	\$1,226,412	\$1,568,060	\$1,899,567	21.14%
Total	\$14,693,010	\$15,983,720	\$17,942,915	\$20,712,714	15.44%

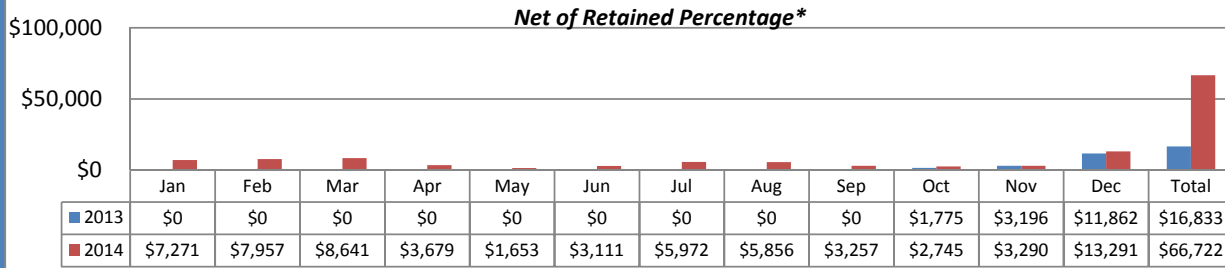
Disposable Bag Fees

The Town adopted an ordinance April 9, 2013 (effective October 15, 2013) to discourage the use of disposable bags and achieve a goal of the SustainableBreck Plan. The ten cent fee applies to most plastic and paper bags given out at retail and grocery stores in Breckenridge. The program is intended to encourage the use of reusable bags and discourage the use of disposable bags, thereby furthering the Town's sustainability efforts. Revenues from the fee are used to provide public information about the program and promote the use of reusable bags. Retailers are permitted to retain 50% of the fee (up to \$1000/month through October 31, 2014; \$100/month beginning November 1, 2014) in order to offset expenses incurred related to the program.

of Disposable Bags Reported by Month



Bag Fees Remitted by Month



*Retailers are permitted to retain 50% of the fee (up to \$1000/month through October 31, 2014; \$100/month beginning November 1, 2014) in order to offset expenses incurred related to the program. The retained percent may be used by the retail store to provide educational information to customers; provide required signage; train staff; alter infrastructure; fee administration; develop/display informational signage; encourage the use of reusable bags or promote recycling of disposable bags; and improve infrastructure to increase disposable bag recycling.

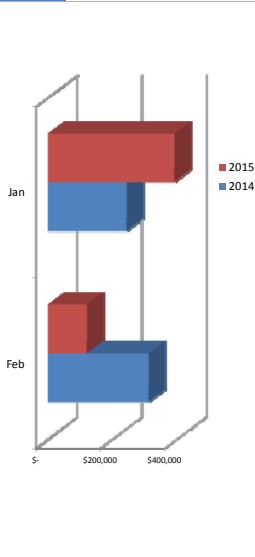
Real Estate Transfer Tax

New Items of Note:

- Revenue for the month of January was ahead of prior year by 60.72%, and surpassed the monthly budget by \$68,424.
- Single Family Home sales currently account for the majority of the sales (37.51%), with Condominiums representing the next highest sales (28.91%) subject to the tax.

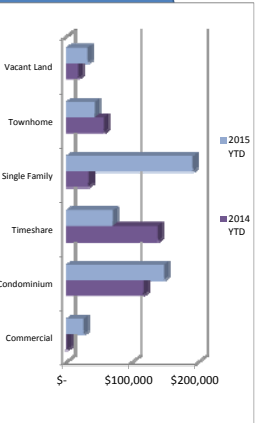
Continuing Items of Note:

- 2015 Real Estate Transfer Tax budget is based upon the monthly distribution for 2013.



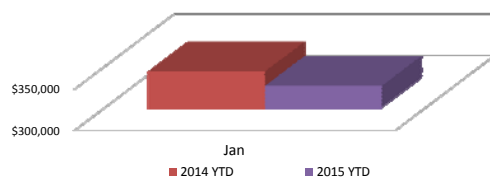
Total RETT							
	2013	2014	2015	% change	2015 Budget	+/- Budget	
Jan	\$358,948	\$242,770	\$390,189	60.72%	\$321,765	\$68,424	
Feb	\$234,357	\$311,353	\$119,566	-61.60%	\$210,080	-\$90,514	
Mar	\$281,202	\$367,107	\$0	n/a	\$252,073	n/a	
Apr	\$380,279	\$343,886	\$0	n/a	\$340,887	n/a	
May	\$446,840	\$461,783	\$0	n/a	\$400,553	n/a	
Jun	\$259,659	\$246,452	\$0	n/a	\$232,761	n/a	
Jul	\$373,510	\$409,671	\$0	n/a	\$334,819	n/a	
Aug	\$504,694	\$436,174	\$0	n/a	\$452,414	n/a	
Sep	\$509,838	\$463,305	\$0	n/a	\$457,025	n/a	
Oct	\$381,475	\$495,973	\$0	n/a	\$341,959	n/a	
Nov	\$403,015	\$387,739	\$0	n/a	\$361,268	n/a	
Dec	\$328,416	\$438,700	\$0	n/a	\$294,396	n/a	
Total	\$4,462,232	\$4,604,914	\$509,755		\$4,000,000	-\$22,091	

*February #s are as of 2/16/2015



by Category						
Description	2014 YTD	2015 YTD	\$ change	% change	% of Total	
Commercial	\$ 975	\$ 26,000	25,025	2566.67%	5.10%	
Condominium	116,064	147,386	31,321	26.99%	28.91%	
Timeshare	138,675	70,383	(68,292)	-49.25%	13.81%	
Single Family	32,951	191,225	158,274	480.34%	37.51%	
Townhome	56,375	42,327	(14,048)	-24.92%	8.30%	
Vacant Land	17,685	32,434	14,749	83.40%	6.36%	
Total	\$ 362,725	\$ 509,755	147,030	40.53%	100.00%	

YTD Churn Analysis



General Fund Revenues Summary

December 31, 2014

These next two pages report on preliminary 2014 results for the General Fund. This area contains most "Government Services," such as public works, police, planning, recreation facilities, and administrative function.

General Fund Revenue: At the end of December, the Town's General Fund was at 104% of YTD budget (\$21.8 million actual vs. \$21.1 million budgeted). The variances are described below.

Variance Explanations:

Public Safety: pay parking revenue over budget by \$95k (\$385k in revenue vs. \$290k budgeted).

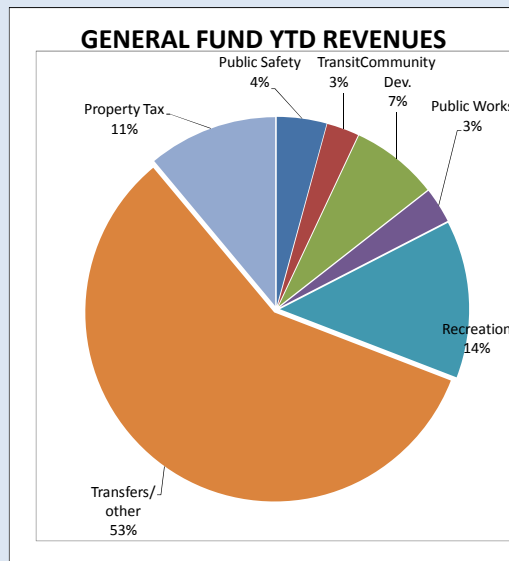
Transit: due to a recalculation and agreement of actual billable hour for the year 2014.

Community Development: continues to approach 2008/2009 building permit and plan check fee revenues. Revenues from building permits are at \$686k YTD vs budget of \$444k. Plan check fees are at \$442k vs. budget of \$269k.

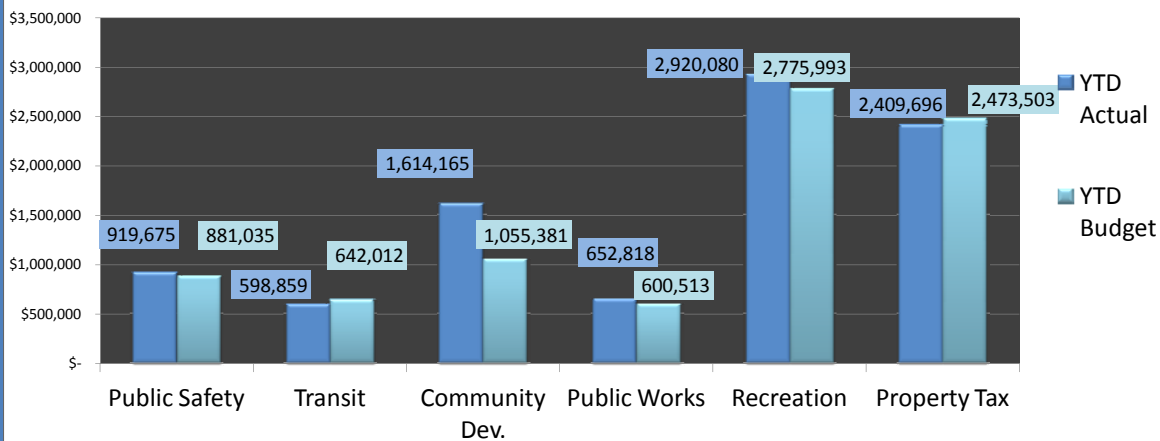
Public Works: over budget due to miscellaneous income such as Ice Castles.

Recreation: Resident Pass Sales exceeded budget by \$128k (\$503k actual vs. \$375k budgeted).

Property tax-timing. The Town will receive the full amount budgeted from the County unless there are abatements (none known at this time).



Gen. Fund YTD Revenue Act vs. Bud - by Program



General Fund Expenditures Summary

December 31, 2014

The General Fund ended the year at 95% of budgeted expenses. The below graphs represent the cost of providing the services contained in this fund (Public Safety, Transit, Recreation, Public Works, Community Development, and Administration).

The General Fund actual expenditures through December 31, 2014 were under budget by 5% at \$19,833,903 vs. budget of \$20,877,229 .

Variance Explanations:

Public Safety under budget due to wages (open positions) .

Admin under budget due to legal services and wages.

Transit under budget due to wages (open positions) .

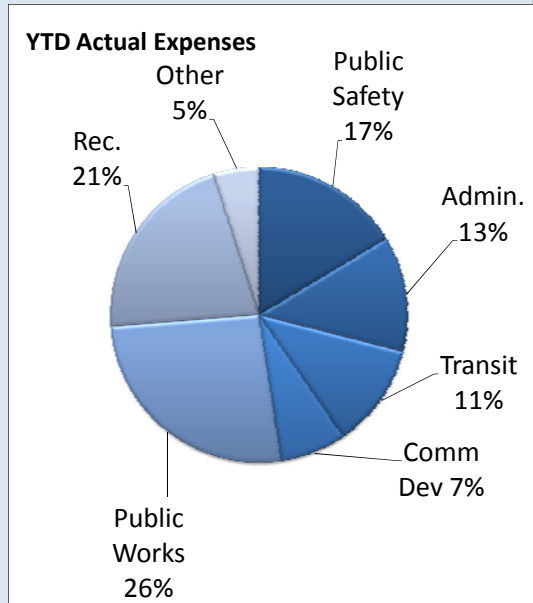
Comm Dev under budget due to wages and training.

Public Works slightly over budget due to Facilities Admin- unanticipated mechanical failures at the RWC and Rec. Center.

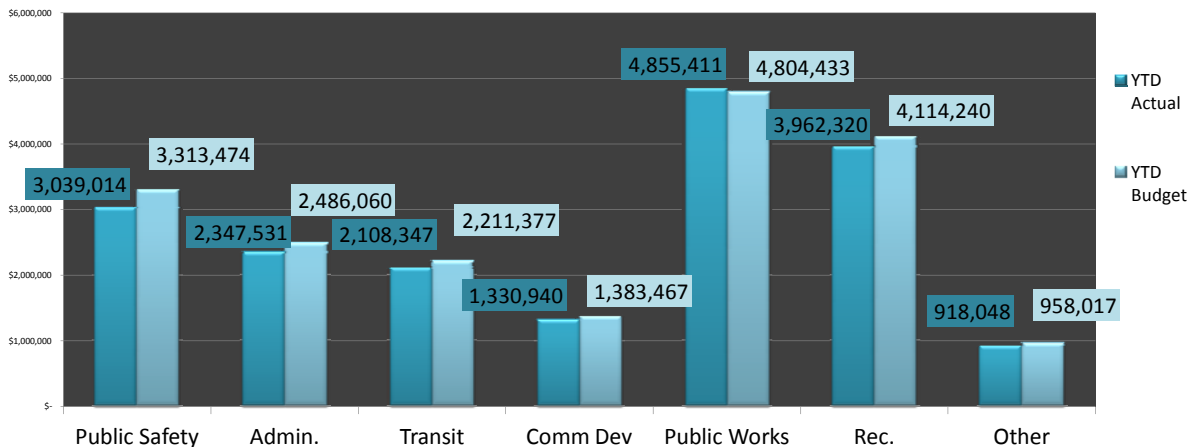
Recreation under budget due to a number of operational items (wages, advertising, utilities and janitorial services).

"Other" category:

- Nordic Center financing-did not draw as much as anticipated for new lodge construction project.
- Green Team: purchases of reuseable bags



Gen. Fund YTD Expenditures Act. vs. Bud. - by Program



Combined Statement of Revenues and Expenditures

All Funds December 31, 2014

REVENUE	YTD Actual	YTD Budget	% of YTD Bud.	Annual Bud.
General Governmental				
1 Gen/Excise/MMJ/Child Cr/Spec Prj	\$ 38,972,581	\$ 36,499,818	107%	\$ 36,499,818
2 Special Revenue	11,087,498	10,838,918	102%	10,838,918
3 Internal Service	3,480,596	3,461,464	101%	3,461,464
4 Subtotal General Governmental	\$ 53,540,675	\$ 50,800,200	105%	\$ 50,800,200
5 Capital Projects	2,026,308	1,110,000	183%	1,110,000*
Enterprise Funds				
6 Utility Fund	4,060,352	4,284,789	95%	4,284,789
7 Golf	2,124,763	2,137,530	99%	2,137,530
8 Cemetery	26,025	22,518	116%	22,518
9 Subtotal Enterprise Funds	\$ 6,211,140	\$ 6,444,837	96%	\$ 6,444,837
10 TOTAL REVENUE	61,778,123	58,355,037	106%	58,355,037
11 Internal Transfers	30,067,372	29,999,374	100%	29,999,374
12 TOTAL REVENUE incl. x-fers	\$ 91,845,495	\$ 88,354,411	104%	\$ 88,354,411
EXPENDITURES				
	YTD Actual	YTD Budget	% of Bud.	Annual Bud.
General Governmental				
1 Gen/Excise/MMJ/Child Cr/Spec Prj	\$ 26,208,846	\$ 28,108,590	93%	\$ 28,108,590
2 Special Revenue	7,771,891	10,124,678	77%	10,124,678
3 Internal Service	2,724,188	3,514,128	78%	3,514,128
4 Subtotal General Governmental	\$ 36,704,926	\$ 41,747,396	88%	\$ 41,747,396
5 Capital Projects	14,978,043	9,747,683	154%	9,747,683**
Enterprise Funds				
6 Utility Fund	2,957,600	3,005,074	98%	3,005,074
7 Golf	1,653,334	1,757,661	94%	1,757,661
8 Cemetery	1,575	13,572	12%	13,572
9 Subtotal Enterprise Funds	\$ 4,612,510	\$ 4,776,307	97%	\$ 4,776,307
10 TOTAL EXPENDITURES	56,295,478	56,271,386	100%	56,271,386
11 Internal Transfers	30,067,372	30,099,374	100%	30,099,374
12 TOTAL EXPENDITURES incl. x-fers	\$ 86,362,850	\$ 86,370,760	100%	\$ 86,370,760
13 TOTAL REVENUE less EXPEND.	\$ 5,482,645	\$ 1,983,651	N/A	\$ 1,983,651

*Capital fund revenue in excess of budget due to County revenue for Harris St. bldg. construction.

**Capital Fund expenses over budget due to projects authorized and funded in 2013.

General Governmental Funds - General, Excise, Child Care, Marijuana and Special Projects

Special Revenue Funds - Marketing, Affordable Housing, Open Space, and Conservation Trust

Internal Service Funds - Garage, Information Technology (IT), and Facilities

ALL FUNDS REPORT

December 31, 2014

The YTD breakdown of the revenue/expenses variances is as follows:

General Fund:

- Revenue:
 - Ahead of budget by \$762k-see General Fund Revenue page for more detail.
- Expense:
 - Under budget by \$1.04 million. See General Fund Expense page of this report for more details.

Excise Fund:

- Revenue:
 - Ahead of budget by \$1.8 million-see Executive Summary or Tax Basics for more information.

Capital Fund:

- Revenue:
 - Over budget due to County contributions for Harris Street building (timing-was budgeted in 2013) as well as other fundraising for this project.
- Expense:
 - Over budget due to expenditure of prior year appropriated expenditures for Harris St. building. Spending authority in the Capital Fund does not expire annually. In 2014, projects appropriated and funded in the prior year are being completed.

Special Revenue Funds:

- Revenue:
 - Marketing Fund ahead of budget due to sales tax, accommodation tax and business licenses.
 - Affordable Housing under budget due to sales of assets budgeted but did not take place.
 - Open Space ahead of budget due to sales tax.
- Expense:
 - Affordable Housing under budget due to capital expenditures which were budgeted but did not take place.

Utility:

- Revenue:
 - Under budget due to Welk Riverfront Resorts development being delayed.

Internal Service Funds:

- Revenue:
 - Ahead of budget due to insurance recoveries
- Expense:
 - Under budget due to timing of capital expenditures

Fund Descriptions:

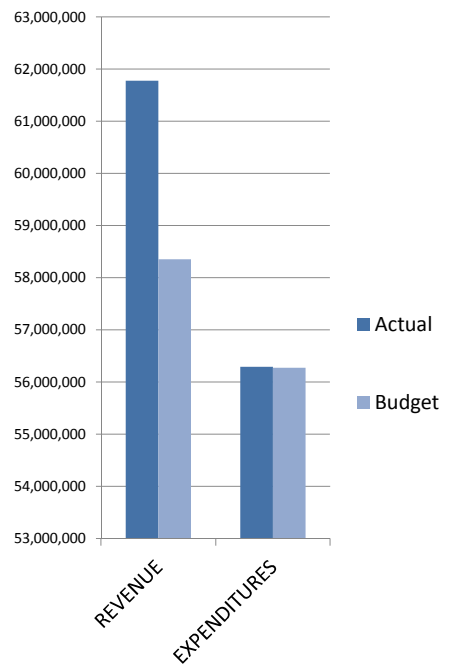
General Governmental - General, Excise, Capital, Special Projects, Child Care, Marijuana

Special Revenue Funds - Marketing, Affordable Housing, Open Space, and Conservation Trust

Enterprise Funds: Golf, Utility, Cemetery

Internal Service Funds - Garage, Information Technology (IT), and Facilities

YTD Actual Revenues and Expenditures vs. Budget



Memorandum

TO: Town Council

FROM: Tom Daugherty, Public Works Director

DATE: February 18, 2015

RE: Restaurant Start Up Costs

During the 2015 budget hearings the Council discussed the costs of our water Plan Investment Fees (PIF) in relation to other communities. A few of the Council members wanted to see the costs.

Attached is a spreadsheet that compares the Plant Investment Fees (PIF) or “Tap Fees” for other mountain tourist based communities. Please keep in mind these fees are for new construction and do not consider remodeling an existing building. Those costs would vary depending on the PIFs already paid on the property. Also, I included some other fees that a restaurant may incur if they were applicable. This comparison is meant for the Council to understand the differences between our community and other similar communities.

The Sustainability Task Force also asked to see the water rates of Breckenridge with these similar communities. I have presented two tables that show our residential rate assuming a monthly usage of 5,000 gal (5 kgal) and a restaurant that is 2,000 sf (100 seats) which is the same assumption as the PIF table. I assumed water usage of 5,800 gallons per day based on some national averages for a 100 seat restaurant.

As you can see, our PIFs are higher than the comparison communities but our rates are on the lower side. Because each community calculates rates differently, the amount paid can vary in respect to each other depending on the amount used. For example, Avon charges \$17.58/kgal when usage is over 40 kgal. Our rate is \$5.00/kgal for excess usage. This causes Avon’s customers that use a lot of water, to pay more than Breckenridge’s large water users.

I hope this information will help the discussion of future PIFs and water rates. Staff will be at the work session if you have questions.

Business Start Up Costs for 2015

This table compares the PIF or "Tap Fees" for both water and sewer for a restaurant building from scratch

PIF Fees for 2,000 sf Restaurant

Town	Water tap	Sewer Tap	Total Sewer and Water	Parking Fees/space	Other fees	Notes
Breckenridge	\$ 57,291.30	\$ 63,712.00	\$ 121,003.30	\$ 19,236.00	N/A	Water - 4.5 sfe/1000 SF = \$57,291.3 Sewer - 1 SFE for first 500 sf plus 0.003 SFE/SF above 500 sf. 5.5SFE x \$11,584 = \$63,712
Frisco	\$ 10,400.00	\$ 84,000.00	\$ 94,400.00	N/A	N/A	Water - 1.25 EQR for first 25 seats. 0.8EQR for second 25 seats. 0.6 EQR for any additional 25 Seats. 1.25+0.8+0.6+0.6 = 3.25 EQR x \$3,200/EQR = \$10,400 Sewer - 1.2 EQR/10seats x 100 seats = 12 EQR, \$6,000 tap fee and \$1,000 line improvement fee. Total \$7,000/EQR x 12EQR = \$84,000
Dillon	\$ 54,847.00	\$ 42,432.00	\$ 97,279.00	N/A	N/A	Water - 0.65 EQR/10 seats x 100 seats = 6.5 EQR x \$8,438 = \$54,847 Sewer - 6.5 EQR x \$6,528/EQR = \$42,432
Silverthorne	\$ 46,800.00	\$ 37,700.00	\$ 84,500.00	N/A	N/A	Water - 0.65EQR/10 seats x 100 seats = 6.5 EQR x \$7,200/EQR = \$46,800. Sewer - 6.5EQR x \$5,800/EQR = \$37,700
Steamboat Springs	\$43,505.94	\$26,315.21	\$ 69,821.15	\$ 25,000.00	N/A	A worksheet that combines factors like square footage and number of seats was used to provide this calculation. The system does not compare easily to others on this table.
Vail	\$ 53,659.00	\$ 45,458.00	\$ 99,117.00	\$18,597.80	\$ 7,105.00	Assume an 1.5" meter at 5.8 SFE. \$1,225/SFE, Treated water storage fee, 5.8 x \$1,225 = \$7,105
Avon	\$ 55,721.00	\$ 45,458.00	\$ 101,179.00	N/A	N/A	Assume an 1.5" meter at 5.8 SFE. \$32,521 plus \$23,200 = \$55,721.
Crested Butte	\$ 24,080.00	\$ 28,595.00	\$ 52,675.00	Varies - Per case basis	N/A	additional 375 sf. 1500 sf seating space/375 = 4. EQR = 1.36 + 0.55 + 0.55 + 0.55 = 3.01 EQR x \$8,000/EQR = \$24,080 Sewer- 3.01 EQR x \$9,500/ EQR = \$28,595

Restaurant seat calculation 3/4 of area is seating. 0.65 EQR per 10 seats or capacity. Capacity = dining 15sf/seat. Dining area = 2000x(3/4)= 1500. capacity=1500sf/15sf/seat= 100 seats.

2015 Residetnial Rates

Estimate monthly cost based on 5 kgal usage per month, and 1.3 SFE (2,600 sf or 4 bed 3 bath home)

Town

Breckenridge	\$32.81/sfe per 2 month cycle plus \$4/sfe water . Includes 10 kgal base usage. Total = (\$32.81/SFE + \$4/SFE) x 1.3 SFE/2 months = \$23.93/month
Frisco	\$39.15/3 months. Includes 18 kgal base usage. No SFE adjustment. Total = \$39.15/3 months = \$13.05/month
Dillon	\$23.30/month per EQR plus \$5.50/kgal for first 6 kgal. 1 EQR = 3 bed 3 bath. Total = \$23.30 + (5 kgal x \$5.50) = \$50.80/month
Silverthorne	\$40.86/EQR/3 months plus \$1.35/kgal upto 18 kgal. 1 EQR = 3 bed 3 bath. Total = \$40.86 + (5 kgal x \$1.35) = \$47.61/3 month = \$15.87/month
Steamboat Springs	\$21.96/month plus \$3.45/kgal. No SFE adjustment. Total \$21.96 + (\$3.45 X 5 kgal) = \$39.21/month
Vail	\$22.22 per SFE per month plus \$2.58/kgal. Total = \$22.22 x 1 SFE + (5 kgal x \$2.58/kgal) = \$35.12/month
Avon	\$25.53 per SFE per month plus \$3.47/kgal. Total = \$25.53x1SFE+(5kgalx\$3.47/kgal) = \$42.88/month
Crested Butte	\$27/EQR/month. 1 EQR = 1,875 sf. Total = \$27/EQR/month x (2,600 sf/1,875 sf/EQR) = \$37.44/month

2015 Restaurant Water Rate Comparison

Assume a 2,000 sf restaurant uses 5,800 gal/day (research from internet). Monthly = 174 kgal, 2 months = 348 kgal, 3 months = 522 kgal

Assume 1.5" meter size for system that charge by meter size.

Town

Breckenridge	\$98.37 for first 35 kgal then \$5/kgal. 1.5" meter is allowed 35 kgal/2 month. Total = \$98.37 + ((348 kgal - 35 kgal) x \$5/ kgal) = \$1,663.37/2 month = \$831.69/ month
Frisco	\$39.15/EQR/3 months plus \$4.60/kgal over 18 kgal. 3.25 EQR for restaurant. Total = \$39.15/EQR x 3.25 EQR + (522 kgal - 18 kgal) x \$4.60/kgal = \$2,445.64/3 month = \$815.21/month
Dillon	\$23.30/EQR/month plus \$6.75/kgal. Total = \$23.30/EQR x 6.5 EQR + 174 kgal x \$6.75/kgal) = \$1,325.95/month
Silverthorne	\$40.86/EQR/3 month plus 3.45/kgal. 6.5 eqr for restaurant. Total = \$40.86/EQR x 6.5 EQR + (522kgal x \$5.65/ kgal) = \$3,214.89/3 month = \$1,071.63/month
Steamboat Springs	\$22.78/month plus \$4.17/kgal. No SFE adjustment. \$22.78 + (\$4.17/kgal x 174 kgal) = \$748.66/month
Vail	\$22.22/SFE/month plus \$6.57/kgal (highest tier). Total = \$22.22 x 5.8 SFE + (\$6.57/kgal x 174 kgal) = \$1,272.06/month
Avon	\$28.78/SFE/month plus \$17.58/kgal (highest tier). Total = \$28.78 x 5.8 SFE + (\$17.58/kgal x 174 kgal) = \$3,225.84/month
Crested Butte	\$27/EQR/month plus \$5.00/kgal over 8 kgal/EQR. Reaturant is 3.01 EQR. Total = \$27.00 x 3.01 EQR + (174 kgal - (8 kgal/EQR x 3.01 EQR))x \$5.00/ kgal = \$830.87/month

MEMORANDUM

To: Town Council
From: Mark Truckey, Assistant Director of Community Development
Subject: Snack Bars and Delicatessens
Date: February 12, 2015 for February 24 Council Meeting

The Council's Sustainability Task Force has spent a fair amount of time discussing "snack bars/delis", a type of commercial eating establishment in Town that allows owners of these businesses to limit their up-front costs for water taps by instead using disposable plates and plastic ware in their businesses. The exclusive use of disposable products is contrary to the Town's sustainability efforts and therefore the Task Force has been seeking ways to address the issue.

In the last couple years the Task Force has proposed several different approaches for addressing the issue. The first approach was to essentially eliminate the snack bar/deli category (see definition below) but offer new restaurants a five-year payment plan for PIFs. This proposal met opposition from the Restaurant Association and was not advanced further. More recently, a proposal discussed by Town Council in August, 2014 related to limiting snack bars/delis to only those businesses without liquor licenses. The Council decided against pursuing this option. The Sustainability Task Force most recently met in February and came up with a new proposal for addressing snack bars/delis, which is described in more detail below.

Snack Bar/Deli Definition

Section 12.4.2 of the Town Code outlines the costs associated with hooking up to the Town's water system (e.g., water taps or Plant Investment Fees (PIFs)). New "restaurants and lounges" are charged at a rate of 4.5 Single Family Equivalents (SFEs) per 1,000 square feet of building space. However, new "snack bars and delicatessens" are charged at a much-reduced rate of 0.9 SFEs per 1,000 square feet of building space. The initial reasoning behind this distinction is not entirely clear but may have been related to water use. In theory a full restaurant and lounge is expected to be a heavier user of water than snack bars/delis, which are required to have all disposable products. Using the 2015 PIF rate of \$6,655/SFE, a small 1,000 square foot restaurant would need to pay a tap fee of \$29,947, while a snack bar/deli of the same size would pay \$5,990. Because of this fee disparity, start-up businesses that do not have heavy financial backing are incentivized to label themselves as a snack bar/deli.

While there are separate categories in the water PIF calculation table, the current Water Code does not contain specific definitions of "restaurant and lounge" or "snack bars and delicatessens". However, there is precedence in place from numerous previous applications where the distinction between the two is made based on the use of disposable plates, cups, plastic wear as opposed to use of reusable dishes, glasses, china, etc.

Sustainability Task Force Recommendation

In the Task Force's most recent discussion, the Task Force remained sympathetic to the financial strains of opening a new restaurant in Town given water tap fees, sewer tap fees, parking fees, etc. As such, the Task Force did not want to eliminate the snack bar/delicatessen category altogether. However, the Task Force did recommend that the multiplier in the Code be increased for snack bars/delis so the disparity is not as great between snack bars/delis and restaurants. Partly supporting this decision was an analysis that staff undertook comparing water use in some select snack bars/delis as compared to water use in

some select restaurants (see attached table). The results of the study (although it was a relatively small sampling) were that on average there is not a great difference in water use between snack bars/delis and restaurants, when compared on a square footage basis.

The Task Force recommendation is to increase the multiplier for snack bars/delis in the Code from the current 0.9 SFEs per 1,000 square feet to 2.0 SFEs per 1,000 square feet. The restaurant multiplier is proposed to remain at 4.5 SFEs per 1,000 square feet.

Council Action

Council questions and input on the above proposal are requested. If the Council is comfortable with pursuing this, then staff will bring back an ordinance adopting the change at a subsequent Council meeting.

Analysis of Average Water Use for Snack Bars/Delis as Compared to Restaurants

Establishment	Thousands of Gallons Used/2 Month Billing Period *	Location	Usage/1,000 sq. ft.	Square feet
<i>Snack Bars/Delis</i>				
Snack Bar A	40	N Main	85.62	469
Snack Bar B	36	N Main	102.86	345
Snack Bar C	227	S Main	125.41	1,807
Snack Bar D	41	S Main	57.86	700
Snack Bar E	40	S Main	12.99	1,692
Average Snack Bar Use	77		76.95	
<i>Restaurants</i>				
Restaurant A	147	N Main	105.68	1,385
Restaurant B	91	N Main	29.48	3,077
Restaurant C	877	Adams	153.50	5,714
Restaurant D	231	S Ridge	135.26	1,713
Restaurant E	189	N Main	41.18	4,585
Restaurant F	227	S Ridge	70.28	3,232
Average Restaurant Use	294		89.23	
* Based on average data over 2013 and 2014.				

MEMORANDUM

To: Town Council
From: Mark Truckey, Assistant Director of Community Development
Subject: Town-Owned Density Review
Date: February 16, 2015 for February 24 Council Meeting

In January the Council approved a density transfer from Prospector Park to Maggie Point, to account for the project's affordable housing density pursuant to the Joint Upper Blue Master Plan. At that time, the Council requested that staff provide Council with an overview of all the density that the Town owns. This memo addresses that request.

For purposes of this discussion, we have divided out the Town's density pool into density owned solely by the Town and density owned jointly by the Town and County.

Town Density

The Town owns approximately 906 acres of land within Town limits, with about 567 units of residential density remaining on those properties. The attached table identifies each Town-owned property and the density associated with each property. The table has been further broken down under two broad categories: "Parking Lots" and "Other Town Properties". The table focuses on properties that have density assigned to them either through the Town's Land Use Guidelines or through an approved master plan. The table identifies density that would be allowed for commercial or residential uses, depending on what was proposed to be developed. The Town also owns numerous open space tracts scattered through Town that do not have any density allocation.

When new deed-restricted affordable housing units are approved, the Town transfers density from its inventory at a 1:4 ratio for the density approved at the housing project (e.g., for every four units developed one unit is transferred), in conformance with the Joint Upper Blue Master Plan. The Town has committed to do this both for its own developments and for private affordable housing projects. Staff typically has proposed stripping density off properties where there is a strong desire to not see additional development (e.g., Carter Museum, Prospector Park) and where it is highly unlikely density would ever be needed. In contrast, we have so far avoided stripping density off properties that could be developed in the future (e.g., F Lot).

Town/County Density

Since the late 1990s the Town and County have jointly acquired 3,784 acres of land through open space acquisitions. The majority of this land has been in Backcountry-zoned areas with a density of one unit per 20 acres. We estimate there are about 250 units of density on these jointly-held properties. The Town and County routinely strip density off these properties and place that density in the Upper Blue TDR Bank, which sells the density to developers in the Town and County for free market projects that need density. Because of this focus, and because any use of this density would require joint approval with the County, we have generally avoided using this jointly-owned density for affordable housing projects.

Council Input

This memo is intended as an update and no Council action is required. However, staff is glad to take any Council suggestions regarding prioritization of Town-owned properties where density should be stripped for future affordable housing projects.

Town Owned Remaining Density Within Town Boundaries (2/17/15)

LOCATION	LEGAL DESCRIPTION	PPI NUMBER	ACRES	BUILT (Y/N)	LUD	Commercial SFES Remaining	Residential SFES remaining	COMMENTS
<i>Parking Lots</i>								
Ice Rink	Blk 2 Rodeo Grounds Sub	2371-0610-05-002	17.17	Y	28	0	189	Ice Rink, Rotary Snowplow Park (232 SFES permitted/42 built) per property file--LUD allows residential/lodging
F Lot and Tiger Dredge Lot	Tract F Four Seasons Village Sub #2 (aka pt of Lot 85)	2211-3133-10-004	6.51	N	13	32	145	Based on Property file, 21,000 sq. ft subtracted from commercial for Riverwalk Center
Wellington Lot	Lot 71,72,73,74 Bartlett and Shock Sub	2211-3132-08-006	0.45	N	19	19	9	Wellington Parking Lot - Commercial SFES
Courthouse Lot	Lot 37 Bartlett and Shock Sub w 1/2 Lot 37 and 39	2211-3131-19-003	0.14	N	18.2	6	3	Courthouse Parking Lot-Town half
East Sawmill Lot	Lot 2a, 2b Sawmill Station Square Sub #3 Amended and Shock Sub 86-90	2211-3132-07-005	1.18	N	19	51	23.6	East Sawmill Parking Lot
Ice House Lot	Lot 106 - 113 and 118, 119 Bartlett and Shock sub lka part Lot 106	2211-3133-01-004	0.92	N	19	37	15.4	Ice House Parking lot and alley to Blue River plaza
Exchange Parking Lot	Lot 23 Bartlett and Shock Sub plus Lot 3 Blk 12 Abbetts lka Lots 24 and 24a also Lots 1 and 2 Addition a resub of Lots 23 and 24 Bartlett and Shock plus Lots 1-4 Blk 12 abbetts addition	2211-3134-08-001	0.46	Y	18.2	20.03	9.2	Exchange Parking structure

LOCATION	LEGAL DESCRIPTION	PPI NUMBER	ACRES	BUILT (Y/N)	LUD	Commercial SFES Remaining	Residential SFES remaining	COMMENTS
Barney Ford Lot	Lot 10-13 Blk 12 Abbetts Addition Sub	2211-3134-09-004	0.27	N	18.2	11.76	5.4	Need to subtract out for Quandary Antiques and Mikolitis buildings
Tonopah Lot	Lot 10, 11, 12, 13, 14, 15, 16 Blk 15 Abbetts Addition Sub	2371-0621-23-001	0.48	N	18.2	20.9	9.6	La Cima/Tonopaha Parking lot
Klack Placer parking lot	Lot 9-16 Blk 7 Abbetts Addition Sub	2371-0621-31-001	0.57	N	17	0	6.27	
Other Town Properties								
Iowa Hill Lots 1 and 3	Iowa Hill Lots 1 and 3		36.13	N	1 and 31	38.35	0	Density per annexation agreement, adjusted according to LU-31 rezoning.
Riverfront area adjacent to F Lot	Pt of Lot 39 Four Seasons Village Sub #2	2371-0622-03-002	0.72	N	23	8.79	26.3	Allows both residential and commercial numbers to be used.
McCain Property	McCain (Mining Claim)	2211-1920-00-007	128.00	N	43	0	0	6.39 SFES extinguished and transferred to the Pinewood II housing site in July, 2013
Pinewood Village	Lot 5 Blk 1 Parkway Center Sub Amended #1	2211-3120-02-004	4.10	Y	9.2	0	34	76 SFES allowed, 42 used for Pinewood Village (74 units)
Prospector Park	Lot 52 and 53 Bartlett & Shock Sub	2211-3132-08-030	0.31	N	19		4.3	2.0 SFES were extinguished in January, 2015 and transferred to affordable housing at Maggie Point

LOCATION	LEGAL DESCRIPTION	PPI NUMBER	ACRES	BUILT (Y/N)	LUD	Commercial SFES Remaining	Residential SFEs remaining	COMMENTS
Edwin Carter Museum Property	Tracts A and B Abbetts Addition Sub (Resub Lots 17 and 18 Abbetts Addition Unsubdivided)	2211-3131-00-017 and 2211-3131-00-016	0.65	Y (1890)	18.2	0	4	Carter Museum. Nine units of density extinguished on property in April, 2012 and transferred to Valley Brook housing project
Gaymon/BHA Cabin	Lot 5 Snider Addition Resub of Lot 5 and 6	2211-3132-01-003	0.43	Y	11	6.2	5.1	Gaymon Cabin
Parcels on Blue River near Riverwalk Center and Dredge Pond	In Bartlett and Shock Sub lka a Tract in Bartlett and Shock in Stiles Addition	2211-3133-00-001	1.56	N	19, 20, 23	47.5	30.15	Blue River walkway, river
Parking/Delivery Turnaround behind Bubba Gumps	Mining Claims	2211-3133-00-002	0.22	N	19	9.58	4.4	Parking Lot behind Bubba Gumps
Parking Area Behind Arts District Burro Barn	Lot 28 Bartlett and Shock Sub Lease Purchase Agreement with Town 10/25/01- 1/15/03	2211-3133-01-019	0.05	N	18.2	2.178	1	Arts District undeveloped
Blue River behind Rounds Building	Lot 8 Rounds Sub	2211-3133-23-002	0.15	N	19	6.53	3	Parcel mostly in the river
Blue River plaza (central portion)	Blk 8 Stiles Addition Sub Portion of Lot 8	2211-3133-58-001	0.10	N	19	4.3	2	Blue River Plaza
Property around Main Street Mall	In Main Street Mall Condo #1 aka Lot 8 Blk 6 Stiles	2211-3133-28-007	0.15	N	19	6.53	3	
Property north of Dredge Pond	Parcel B Tiger Dredge Sub	2211-3133-30-001	0.22	N	19	9.58	4.4	
Property north of Dredge Pond	Parcel A Tiger Dredge Sub	2211-3133-30-002	0.18	N	19	7.84	3.6	
Klack Placer and cabin	Mining Claims	2211-3134-00-001	0.59	N	17	25.7	6.49	
Stillson property	Mining Claims	2211-3140-00-004	23.45	N	1	2.345		breckenridge stables density undetermined

LOCATION	LEGAL DESCRIPTION	PPI NUMBER	ACRES	BUILT (Y/N)	LUD	Commercial SFES Remaining	Residential SFEs remaining	COMMENTS
Stillson property			14.24	N	15	0.712		LUD indicates preferred location for affordable housing
Carter Park	Mining Claims	2371-0610-00-001	5.74	Y	26	0	16.8	16.8 SFE's undeveloped on this site per property file, Carter Park
F&D Placer/BOEC	Mining Claims	2373-0110-00-001	38.43	N	1	0	3.843	Existing BOEC building on property has not been subtracted out of density
TOTAL						373.825	567.853	

MEMORANDUM

TO: Town Council

FROM: Mark Truckey, Assistant Director of Community Development
Chris Kulick, Planner II

SUBJECT: SustainableBreck Annual Report

DATE: February 17, 2015 for February 24 Council Meeting

The Town Council adopted the SustainableBreck Plan in July of 2011, after several years of development and community input. One of the key focuses of the Plan was a goal of monitoring the Plan over time to see how the community has progressed on the different topics addressed in the Plan. Thus, a series of “Indicators” were created with baseline data established for each Indicator. Staff has prepared the 2015 Annual Report, with the Indicators being one of the main elements of the report. The report also outlines some key achievements related to different sustainability topics. Attached is a copy of the draft Annual Report.

As outlined in the Annual Report, a number of actions were undertaken in 2014 to further the Town’s sustainability efforts. Some highlights include:

- Voluntary SustainableBreck Business Certification program which provides town funded sustainability and energy audits to businesses. 31 businesses are actively participating in the program with 19 businesses have been certified to date.
- First year of the Breckenridge Energy Smart residential program, with 33 Breckenridge residences enrolled in the program this year and 14 of them implementing energy upgrades.
- The Town implemented new water conservation measures that included permanent outdoor watering restrictions.
- A total of 1,486 Properties in Summit County participated in the curbside pick-up and chipping program, further reducing forest fuel loads in Town. Through this program 923 tons of woody biomass were generated, enough to power homes 32 homes for the year.
- The Town of Breckenridge and Summit County Government completed the Breckenridge Grand Vacations Community Center. The renovated center is a historic 1909 schoolhouse that now houses the South Branch of the Summit County Library, the Speak Easy Theater, Yellow Arrow Coffee house and several local non-profits.
- The majority of the construction of the Breckenridge Arts District was completed in 2014 and includes the renovation of several historic structures.
- In 2014, the Town funded child care scholarships for 127 children. This represents approximately 40% of the children in care. Full-time program co-pays range from \$713—\$1,900 per month. By comparison unassisted tuition would range from \$1,300—\$3,031 for these same families.
- Two Boreal Toads (a threatened indicator species) were discovered in Cucumber Gulch

Preserve in 2014. These were first sightings since 2005.

- 5 properties received historic landmark designation in 2014.

Some of the findings of the 2015 Annual Report include:

- Both sales tax and RETT showed solid increases from 2013 to 2014.
- Over half of all Breckenridge workers are taking alternative modes of transportation (e.g., walking, transit) to work, which greatly exceeds national and state averages, and this alternative transportation use is trending upwards.
- Days of traffic congestion increased in the 2013/2014 season from 23 days/year of manual traffic control in 2012/2013 to 26 days.
- Water production from the Town's water treatment plant reached its lowest level since 2001, even as buildout in the Town increases. The Town's water supplies appear to be more than adequate to accommodate peak day flows at buildout.
- An additional 3.6 miles of trail was added to the Town's trail system in 2013 and 196 acres of open space were acquired.
- Forest management activities occurred on 38 acres of Town and Town/County land in and around the Town.
- 1.75 acres of new park space was developed at the Breckenridge Railroad Park. Additionally, the Town completed the 16,000 square foot Breckenridge Skate Park.
- \$3,300,000 was committed to the childcare scholarship fund which will support the program through 2018 and allow the Childcare task Force and Town Council to determine the best long-term funding options.
- Solid waste generation continues to be an area in need of improvement.

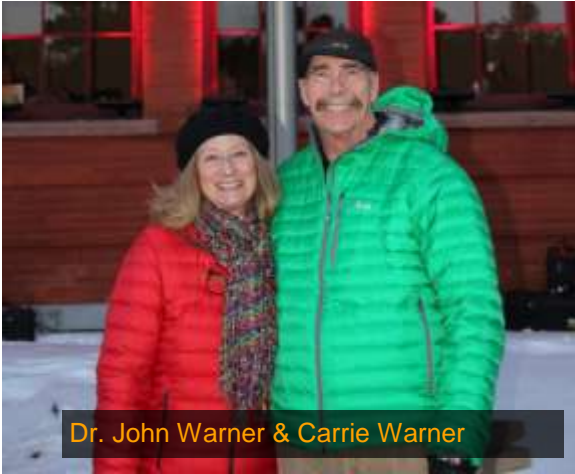
Council Feedback

After the Council has reviewed the Annual Report, staff will post the report on the Town's SustainableBreck web page. Staff appreciates any questions or suggestions that the Council has on the Annual Report.



SUSTAINABLEBRECK

Annual Report
2015



It is our pleasure to present the 2015 Town of Breckenridge Sustainable-Breck Annual Report.

This last year, the Town's top priority was providing residents and visitors the highest standard of municipal services in a fiscally responsible manner. In every Town department we focused on providing the essential services Town residents and visitors expect and deserve. Our work here continues.

Every day the Town makes policy and operational decisions that can lead to both cost savings and increased sustainable practices. We must be fiscally sound, socially supportive and environmentally strong.

These three components of the Town's sustainability philosophy are not mutually

exclusive. The 2015 Sustainability Report highlights some great achievements in this regard.

As an example, since 2011, the Town of Breckenridge has saved over \$300,000 by purchasing clean locally produced energy from a power purchase agreement program.

That savings can be used to ensure funding for programs and services our community has come to expect.

Some other actions that the Town has taken in the last year include providing 1,000 kw of renewable energy through our two community solar gardens, growing the SustainableBreck Business Certification program, constructing the Breckenridge Skate Park, completing the Breckenridge Arts District and Breckenridge Grand Vacations Community Center, expanding free transit service, completing pedestrian bulb-outs on Main Street, adding more bike parking and striping throughout Town, and providing childcare scholarships to 127 children.

While this report highlights major community achievements, it also is intended to

hold the Town and community responsible for goals set in the SustainableBreck Plan. We are not just reporting our accomplishments but also noting where we fall short so that we can identify actions that need to be taken.

Looking towards the future, we need to connect with other regional governmental leaders and the community where mutual interests intersect. Issues related to energy efficiency, trash reduction, clean air and water, or green jobs creation do not stop at the Town's borders, and we acknowledge that we must work collectively as a region on all these important issues in order to achieve success.

Finally, none of the accomplishments listed here would have been possible without the expertise and enthusiasm of the Town's Green Team and employees from every department. We thank them for their efforts, leadership and hard work.

Enjoy the report and thank you for your efforts in making this community more sustainable.

Dr. John Warner, Mayor



SUSTAINABILITY EFFORTS TO DATE AT A GLANCE

\$19,300,933

dedicated funds used to acquire
open space

8,232,894

riders that have used the Freeride transit
system since its inception in 1997

1,000

kilowatts added by the Stillson & McCain
Solar Gardens.

567

properties that have initiated voluntary
defensible space

647

number of deed-restricted workforce housing units

53%

reduction in per-capita water usage
from 2000-2012

23

number of locally landmarked historic structures

48.5

miles of in-Town bikeways

29%

reduction in solid waste from 2008-2014

1,139

childcare scholarships given

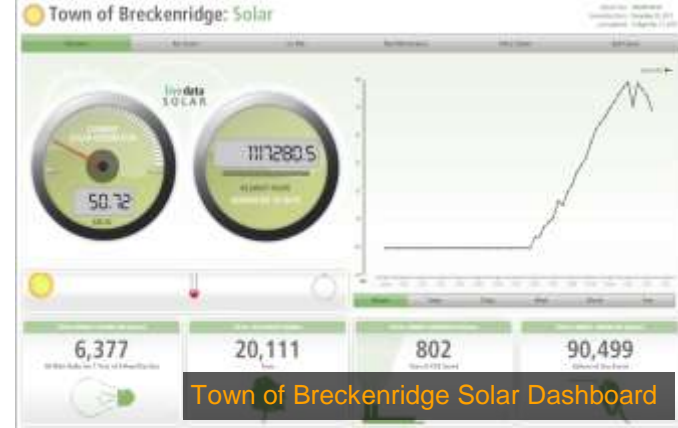
Plan Monitoring Indicators & Targets: (How We Measure Success)

The goal of the monitoring program is to provide the community and decision-makers a snapshot of the level of progress being made on different sustainability topics.

For each category specific indicators have been developed to measure progress toward meeting the goals and actions of the SustainableBreck Plan. Indicators are tools that help to determine the condition of a system, or the impact of a program, policy or action. When tracked over time indicators tell us if suggested actions are helping achieve stated goals. This provides useful information to assist with decision-making.

Specific targets have been created for many of the indicators. The targets represent aggressive yet achievable milestones for the community. Unless otherwise noted, the targets are for the year 2030 using 2010 as a baseline. In many cases a trend direction was substituted for a numerical target.

Colors are assigned (green, yellow, or red) to indicate a good, fair, or poor condition for each indicator in comparison to the stated goals from the Plan. Similarly, an upward, downward or straight arrow shows if the indicator is improving, stabilizing, or getting worse.



Town of Breckenridge Solar Dashboard



SHIFT Award—SustainableBreck BIZ



Utility Meters

Resource Conservation

The Town strives to significantly decrease overall community resource consumption, specifically the consumption of non-renewable energy, fuels and non-recyclable materials. The Town government should take a leadership role in reducing its own energy consumption, increasing its use of renewable energy to power the energy it needs for its own facilities, and should explore innovative strategies to become a zero waste government.



Energy Use—Overall resource use is stable while sustainable practices are increasing. Town-wide electrical consumption in 2012 is 14% below 2011 levels. Natural gas consumption decreased 11% over the same time. CO2 production associated with energy consumption has decreased 13% since 2011, largely due to the reduction of residential energy use. Overall significant progress has been made towards our goal of a 20% reduction in energy use by 2020. Since 2007 electricity consumption has decreased 21.9% and natural gas use has decreased 3.5% Town wide.



Renewable Energy-The community falls short of our goal of 10% of electricity being produced by renewable resources by 2020. Presently only a small percentage of Breckenridge’s electricity (3.3%) comes from renewable resources. Despite our low percentage of overall electricity coming from renewable resources, 1,018 kW of renewable infrastructure was added in 2013. Of the 1,018 kW added, 66% is utilized by residents and businesses of Breckenridge and the remainder is used in other Summit County communities. Solar on Town facilities (418 KW installed), offsets 11% of all Town facility electric consumption.



Solid Waste Generation - From 2007-2014, solid waste has decreased by 29%, which is ahead of our 2020 reduction goal of 20%. However 2013-2014 saw a 3.4% increase in solid waste. During 2013-2014 our waste diversion rate decreased (percent of materials recycled) from 24% to 21%. The current waste diversion rate of 21% is significantly below our goal of a 40-75% diversion rate by 2020.



McCain Solar Garden



Summit County Materials Recycling Facility



Western Slope Natural Gas Rigs

2014 Resource Conservation Achievements

- Disposable bag fee adopted required at all Town retail shops, as an effort to dissuade and reduce the use of disposable bags.
- Energy upgrades to Town facilities, including: numerous heating efficiency upgrades at the Rec Center, Ice Arena, and Riverwalk; higher efficiency florescent lighting replacement at Town Hall.
- Voluntary SustainableBreck Business Certification program released in 2012 which provides town funded sustainability and energy audits to businesses. 31 businesses are actively participating in the program with 19 businesses certified to date.
- Town completed two solar gardens on Town owned property which provide Summit County 1,000 KW of energy production.
- Replacement of Town street lamps lighting with high efficiency LED
- First year of the Breckenridge Energy Smart residential program, 33 Breckenridge residences were enrolled in the program this year with 14 of them implementing energy upgrades.

DID YOU KNOW?

The average person goes through 500 plastic bags every year. We estimate that over 3 million single use bags are distributed annually in Town. Remember to carry a reusable bag when shopping.



Breckenridge Re-Usable Bag



Town Recycling Receptacle

Local Economy

The Town seeks to Focus on efforts to enhance and promote the tourism related economy, strengthen marketing efforts toward new visitors and provide an atmosphere which focuses on economic stability in real estate and commercial trades.

National



Unemployment– Both Summit County and the State of Colorado’s average annual unemployment rates have steadily declined since 2011 and are now at their lowest rates since before the recession. The national unemployment rate also declined for the fourth year in a row. 2014’s employment rates were: Summit County 4.2 %, State of Colorado 5.9 % and United States 6.2 %.

State



Local



Area Median Income (AMI)– In Summit County, the AMI has risen 28% (between 2007 and 2014).

\$ Volume Sales



Real Estate– The dollar volume of sales in the Breckenridge area increased by 5.6% from 2013 to 2014. Real estate transactions for the same period held steady with a 0.15 % decrease. The number of properties starting the foreclosure process reduced by 19 % during the same time period.

Foreclosures



Lodging– Lodging occupancy rates were up 8.9% in 2014 as compared to 2013. The Average Daily Rate also increased in the same period by 5.1%.



Sales Tax- Breckenridge taxable sales for 2014 (through November) were up 9.7 % compared to the first 11 months of 2013.



2014 Dew Tour




Après Ski





Ullr Fest

Local Economy continued...

 **Consumer Confidence Index (CCI)**- The Consumer Confidence Index (CCI), has seen a general upward trend for the last three years and reached a high in the last few months that has not been attained since pre-recession numbers.

 **Real Estate Transfer Tax (RETT)**- The Real Estate Transfer Tax receipts for the year 2014 exceeded year 2013 receipts by 3.3 %.

 **Standard & Poor's 500 (S&P 500)**- The S&P 500 average monthly adjusted closing price reached a record high in November, continuing an upward trend in the index that started over four years ago. Although the S&P 500 is not a direct measurement of the local Breckenridge economy, there is a very strong correlation between S&P 500 trends and our local economic trends.

 **Traffic**-The annual traffic count at the Eisenhower tunnel (westbound) for 2014 was 4 % higher than 2013 tunnel traffic. Data for traffic coming into town on Highway 9 was unavailable for most of the year because of highway construction. However, traffic data for the months in 2014 when the counter was in place indicated an increase over 2013 traffic counts. Traffic flows indicate that the Town is at a minimum retaining its relative capture rate coming from the tunnel.



2014 Economic Achievements

- Town has hosted a USA Pro Cycling Challenge Stage for the fourth consecutive year, attracting thousands of visitors to the Town during a normally slow week, and further establishing our brand as a destination recreation community.
- GOB RECK/BMAC worked on enhancing joint marketing efforts.
- The Arts District Master Plan is substantially completed which diversifies and enhances the Town's cultural offerings.
- A new Cultural Arts Department was formed and new Chief Executive Officer hired to enhance cultural offerings.
- The Town and Breckenridge Ski Resort hosted the Dew Tour for the sixth consecutive year, giving worldwide exposure to our winter sports facilities through 4 hours of live NBC network programming.
- The Town was awarded a SHIFT award for its SustainableBreck Business Program.



Oktoberfest



Late Night



Snowboard School

Transportation

The Town strives to lessen automobile dependency in favor of alternative modes of travel to reduce the consumption of fossil fuels, alleviate traffic congestion and minimize the amount of resources dedicated to parking management and infrastructure.



Alternative Transportation—According to the 2013 American Community Survey, U.S. Census, alternative transportation usage among Breckenridge’s workforce is higher than the U.S. and State of Colorado averages. 2013 shows significant growth from 2011 (of 21.2%) in alternative transportation usage with public transit and walking the preferred methods in Town for 47% of the respondents. Breckenridge commuters used public transportation and walked in greater numbers than all of the similar communities they were compared against (Aspen, Boulder, Frisco & Park City).



Traffic Volumes—The ski season traffic volume decreased 3% from 2001/2002 to 2012/2013. In the short-term, traffic volume increased 5% from the 2012/2013 season to 2013/2014. By comparison, skier days increased 24% and Upper blue Housing units increased 28% from 2001/2002 to 2013/2014.



Transit—Since the launch of the Freeride there has been a significant growth in ridership (79%). From 2013 to 2014 ridership increased 7.5% but despite this short-term increase ridership is still 1.5% below 2009’s baseline target.



Ski Resort

Parking—The recommended guideline for optimal parking levels is to design facilities for the 5th busiest day. To illustrate what this looks like we have selected the 5th busiest day from three categories. In the category of Town owned lot parking the 5th busiest day totaled 923 vehicles, and was at 86% of our current capacity. For on-street parking the total was 479 vehicles, or 83% of capacity. Lastly ski resort parking totaled 2,229 vehicles, resulting in 110% of current capacity. Using this methodology indicates our Town controlled parking supply is adequate and the Ski Resort’s day skier parking allocation is deficient. It should be noted these recommended needs are based on the Town’s current parking management system.



Town



Congestion—The Town began measuring days of congestion in the 2009/2010 winter season to better identify congestion trends and reoccurring trouble spots. In 2009/2010, a total of 26 days required manual traffic control, in 2010/2011 the number of days dropped to 23 and in 2011/ 2012 the number of days decreased to our target of 20 days. During the past two seasons that trend has reversed with the 2012/ 2013 season requiring 23 days of manual traffic control and most recently the 2013/ 2014 season required 26 days.



Free Ride Bus



Town-Controlled Parking Lot



Blue River Bike Path



Well Used Bike Parking



EV Charging Station



Pay Parking



Pre-school Bike Safety Class

2014 Transportation Achievements


- The Freeride transit system used an interactive bus schedule that provides a countdown clock of how many minutes until the next two buses will arrive. That feature is assessed through the free the “Where’s my Bus” app.
- An electric vehicle charging station was installed at the Breckenridge Town Hall.
- Increased bike parking, bike striping and sharrows.
- The Town completed bulb-out improvements to assist pedestrian crossings at key intersections of Main Street.
- The Town held it’s sixth annual Employee Green Commutes Program, encouraging employees to take an alternative mode of transportation to work, with 47 employees attaining their personal commuting goals.
- Town of Breckenridge is rated a Gold Level, Bicycle Friendly Community by the League of American Bicyclists.
- The Town purchased several new hybrid vehicles for its fleet.


DID YOU KNOW?


Traffic volumes on Highway 9 decreased 3% from 2001-2013, during the same period skier days increased 24%.

Water

The Town seeks to conserve water, maintain high standards of water quality and increase its ability to fully store available water rights to ensure an adequate water supply for future generations.

 **Water Use** — In 2014, the Town of Breckenridge Water System produced an estimated 564 million gallons of water; this is the lowest total production since the year 2000. 2014’s water production is down 28% from its peak in 2008. Breckenridge’s yearly per capita water production decreased 53% between 2000 and 2014. The year 2014 produced the lowest amount of water per capita of the previous fourteen years (118,090 gallons per year).

 **Peak Day Water Use**—Peak day water use and per capita peak day water use decreased from 2013 to 2014 and marked the second lowest total usage and the lowest per capita usage since 2000.

 **Water Supply**—The Town’s water system at buildout is projected to accommodate future buildout demand. A water system buildout estimate has been conducted every year since 2007 to ensure the Town’s water system will have enough capacity to adequately service future growth. The system overall is operating below capacity at 55% for the annual peak day compared to the water system’s current buildout level of 80%. Studies are underway regarding a second treatment plant that would address issues such as extending the water service area and providing redundancy in operations in case of a disruption to the primary treatment plant.



Portable Water Station



Riverwalk Center

2014 Water Achievements

- The Town implemented new water conservation measures that included permanent outdoor watering restrictions.
- The Town Council has indentified water conservation as one of its top 5 priorities for 2014.
- The Town is moving forward with planning for a new water treatment facility at the north end of Town. A second plant would allow for expansion of the water service area and could serve as a back up to the primary water treatment plant.

DID YOU KNOW?

The Town currently has the ability store 57% of its water rights.



Goose Pasture Tarn




The Blue River





Maggie Pond

Recreation & Open Space

The Town aspires to maintain our existing inventory of open space properties and trails, acquire additional open space property that complements existing properties, increase trail connectivity, provide new recreational opportunities, renovate existing parks/facilities and develop new parks and facilities

 **Open Space Acreage** — Since the Open Space Program's inception in 1996, 4,425 acres of open space have been acquired. In 2014, 196 acres were acquired through the program including joint Town/County purchases.

 **Miles of trails** — The Town jointly maintains with Summit County Open Space a 47.3 mile network of trails. In the last year, 3.6 miles of new trails have been constructed and incorporated into the Town's trail network. In addition to the Town's trail network, there are over 100 miles of trails on United States Forest Service land which connect with and compliment the joint Town/ County trail system.

 **Park Acreage** — Presently the Town Manages 54.7 acres of park space. In the last year 1.75 acres of new park space has been developed at the Breckenridge Railroad Park. Additionally, the Town completed the 16,000 square foot Breckenridge Skate Park, the Kingdom Park Turf Field and is in the process of developing Prospector Park on North Main Street, which is scheduled to be completed in 2015.



Breckenridge Skate Park



Breckenridge Railroad Park



Kingdom Park Basketball Courts



Barney Ford Trail



Kingdom Park Turf Field



River Trail

2014 Recreation and Open Space Achievements

- \$ 1,320,000 of open space funds were used for acquisitions in 2014.
- In 2014, 7 volunteer trail maintenance projects were completed and 4 new trails constructed.
- The Breckenridge Railroad Park, Kingdom Park Turf Field and Breckenridge Skate Park were completed in 2014.
- 5 new trail posts, 4 new trail etiquette signs, 10 new Cucumber Gulch seasonal closure signs and 5 new Breckenridge Heritage Alliance interpretive signs were installed throughout the trail network to assist user navigation and education.

DID YOU KNOW?

The Town has successfully obtained more than \$ 300,000 in grant funding for trail maintenance and construction since 2005.

Forest Health

The Town seeks to aggressively undertake forest health initiatives to protect residents and visitors from a large scale wildfire, protect the Town’s watershed and associated water supply infrastructure and conduct large scale replanting efforts in areas with extensive tree removal.



Forest Management Treatment on Open Space Properties — The Town of Breckenridge continued its forest health and defensible space treatments on Town open space in 2014, targeting open space parcels adjacent to or surrounded by residential development. Over the past year, four (5) units of land, totaling 38 acres, within and around the Town were treated in an effort to promote species diversity, regenerative health and defensible space.



Forest Management Treatment on National Forest Properties — To combat the existing unhealthy forest conditions, the U.S. Forest Service is proposing to treat 3,632 acres of forest surrounding the Town of Breckenridge. To date, 1,439 of the 3,632 acres have been treated.



Defensible Space — In mid 2009 the Town initiated a voluntary defensible space policy. To date, 567 of 1,674 recommended properties have been treated. There were 259 properties treated in 2009, 25 properties treated in 2010, 165 properties in 2011, 68 properties in 2012, 12 properties in 2013 and 12 properties in 2014.



Unhealthy Lodge Pole Forest



Warriors Mark Controlled Burn



Mountain Pine Beetle Infestation

2014 Forest Health Achievements

- A total of 1,486 Properties in Summit County participated in the curbside pick-up and chipping program, further reducing forest fuel loads in Town. Through this program 923 tons of woody biomass were generated, enough to power homes 32 homes for the year.
- In 2014, 38 acres of Town properties underwent forest health treatment.
- Tree replanting and seed scattering projects were undertaken in 2014.
- In Spring 2014 Tetra Tech continued working on a Watershed Protection Plan identifying water and sediment catchment methods.

DID YOU KNOW?

The Town has partnered with the Bristlecone Foundation to plant over 2,000 trees since 2010.



USFS Work near Preston



Bristlecone Foundation Tree Planting

Housing

The Town strives to ensure the availability of affordably priced housing for its permanent residents through the protection of market-rate housing serving as workforce housing, the creation of deed restricted for sale units priced for average incomes families and the creation of deed restricted rental housing.



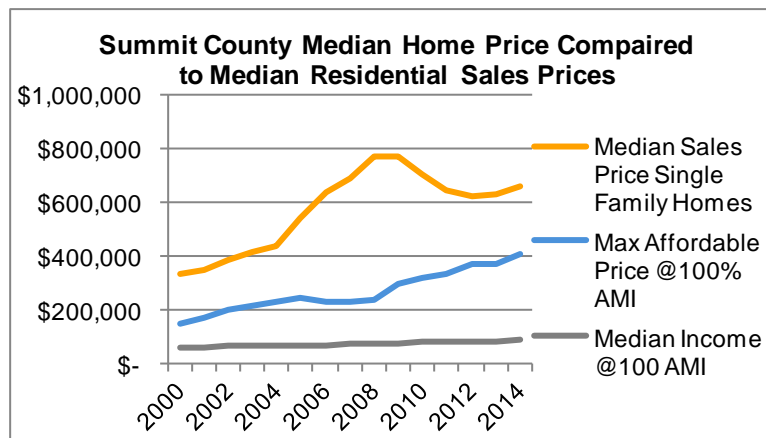
Deed Restricted Workforce Housing Inventory — In 2014, 4 deed restricted workforce housing units were added to the Town’s inventory. Since 2001 the number of deed restricted workforce housing units has increased from 279 to 647 units.



Housing Affordability Gap — In the last year, the gap between the median sales price of residential property in Summit County and the affordable price for a four person family making 100% of the area median income (AMI) has remained steady due to lower interest rates and moderate increases in median sale price and area median income.

Housing Affordability Gap Explained

The housing affordability gap is the gap between the maximum mortgage that a four person household earning 100% of the area median income can afford and the median sales price of housing in Summit County at the average annual interest rate.



Rental Workforce Housing



Wellington Neighborhood (For Sale Workforce Housing)



Wellington Neighborhood (For Sale Workforce Housing)



Gibson Heights (For Sale Workforce Housing)

2014 Housing Achievements





- 3 new private sector deed restricted workforce housing units were constructed in 2014, 2 units in the Wellington Neighborhood and 1 unit in Maggie Placer. Additionally, 1 workforce housing deed restriction was placed on an existing property.
- The Town is currently in the entitlement process for a workforce housing project on the Claimjumper property. The project is expected to have 45 rental units and serve the below 60% AMI market.
- The third phase of the Wellington Neighborhood is currently in the planning process and is expected to produce 62 deed restricted workforce units (15 units at 80% AMI, 30 units at 100% AMI and 17 units at 120% AMI).
- The Maggie Placer project commenced construction in 2014. Upon its completion the project will have 9 deed restricted workforce units (2 units at 80% AMI and 7 units at 100% AMI).

DID YOU KNOW?

Workforce Housing has decreased in-commuting by 100,000+ vehicle miles per week.

Land Use

Protecting backcountry lands, historic resources, maintaining service commercial uses and not exceeding the Upper Blue Basin's buildout are all land use priorities for the Town.

-  **Buildout** — As of January 1, 2014 the combined total of residential units located in the Upper Blue River Valley (Breckenridge, Blue River and unincorporated Summit County) is 11,262, below the target cap of 14,255 units.
-  **Backcountry Protection** — Since 2000, the Upper Blue Transfer of Development Rights (TDR) Program has protected 1,050 acres of sensitive backcountry resources. This is in addition to the 4,239 acres of open space protected through the Open Space Program.
-  **Service Commercial** — On January 1, 2011 a baseline of service commercial properties was established, identifying a total of 96 units and 233,302 square feet of service commercial space located within Breckenridge and adjacent unincorporated Summit County. Since 2013 the total number of service units increased from 75 to 84 and the total square footage from 227,855 to 242,019. Despite the short-term increase the total number of units is still below the baseline target for units established in 2011.
-  **Historic Resources** — The Town of Breckenridge proudly boasts one of Colorado's largest National Historic Districts, with over 200 contributing structures. Since 2003, 23 historic structures have been locally landmarked (the Town's highest level of historic protection) in connection with redevelopment and preservation efforts. Five of the total local land markings have occurred in 2014 (Valley Brook Cemetery, Red, White & Blue Museum, Iowa Hill, Old Masonic Hall and the Breckenridge Grand Vacations Community Center). The recent growth in local land markings shows an encouraging trend in high level historic preservation.

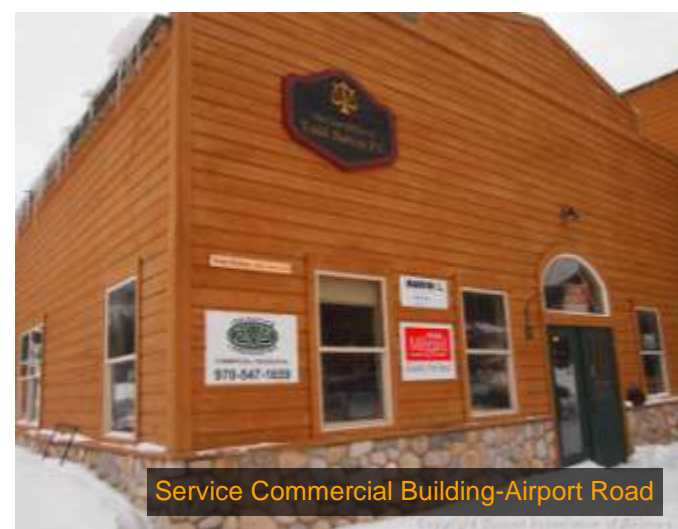


2014 Land Use Achievements

- The majority of the construction of the Breckenridge Arts District was completed in 2014 and includes the renovation of several historic structures..
- The Town continues to financially support the operations and capital expenses which preserve and interpret historical sites that promote heritage tourism for the Breckenridge Heritage Alliance.
- Planning staff continues to meet with key property owners in the historic district to promote private historic preservation projects and encourage adaptive reuse.
- The Town of Breckenridge and Summit County Government completed the Breckenridge Grand Vacations Community Center. The renovated center is a historic 1909 schoolhouse that now houses the South Branch of the Summit County Library, the Speak Easy Theater, Yellow Arrow Coffee house and several local non-profits.
- The Town and the Breckenridge Heritage Alliance started work on the Wakefield Sawmill interpretation site.

DID YOU KNOW?

The Town of Breckenridge owns 23.7% of all property located within town limits.



Service Commercial Building-Airport Road



Breckenridge Grand Vacations Community Center



Single Family Home Construction-Shock Hill

Child Care

The Town aspires to support child care centers in creating quality child care programs which are accessible and affordable for Breckenridge families and workforce and to secure a long-term funding source.



Scholarship Program- The Town’s Child Care Scholarship program has helped fund quality, early childhood education for many hard-working, local families since its inception in 2008. Between 2013 and 2014, the number of children receiving sliding scale based scholarships decreased from 192 to 127 children. This number of children receiving scholarships represents about 40% of children in care and 24% of the child care center revenues.

Long-term funding for the program has been an area of focus for both the newly created Breckenridge Childcare advisory committee and Breckenridge Town Council, which have been looking at alternative business models for the program. Currently the program has funding that will likely carry it through 2018 giving the Breckenridge Childcare advisory committee and Breckenridge Town Council an opportunity to determine the best long-term funding strategy.



Timberline Learning Center



Little Red School House



Little Red School House

2014 Child Care Achievements

- In 2014, the Town funded scholarships for 127 children. This represents approximately 40% of the children in care. Full-time program co-pays range from \$713—\$1,900 per month. By comparison un-assisted tuition would range from \$1,300—\$3,031 for these same families.
- Childcare Task Force met regularly to implement childcare cost savings strategies, long term funding, and scholarship guidelines.
- The Town committed \$3,300,000 to the childcare scholarship which will support the program through 2018 and allow the Childcare task Force and Town Council to determine the best long-term funding options.

DID YOU KNOW?

Over 600 working families have received Town funded childcare scholarships since 2008.



Wildlife

The Town seeks to preserve large, biodiverse open spaces that serve vital wildlife habitat through land purchases and with the development of a wildlife management plan.



Overall Cucumber Gulch Preserve Health— In the 2014 year end report, Dr. Christy Carello, the Town’s wildlife consultant found the overall special richness, diversity, composition or abundance in the Preserve to be stable. The one notable discovery of the 2014 field season was that of two Boreal Toads. Boreal toads were last seen in the Preserve in 2005 so this marks a significant improvement in species diversity for the area. Research along summer recreational routes indicated no change in wildlife abundance between open and closed trails with the exception of moose which declined significantly when trails were open. The overall health of wildlife in the Gulch remains good.



Boreal Toad



Mountain Lion—Cucumber Gulch Preserve

2014 Wildlife Achievements

- The Town installed several new seasonal closure signs and buck rail fencing to prevent human visitors from entering Cucumber Gulch Preserve during the early summer's sensitive moose calving and migratory chick rearing period.
- The Town partnered with Summit County Open Space to work on the Swan River restoration project which will assist in restoring native cutthroat trout habitat.
- Two Boreal Toads were discovered in Cucumber Gulch Preserve.
- The Town increased the use of docents in Cucumber Gulch Preserve, who educate visitors about the seasonal trail closures, dog prohibitions, and wildlife habitat.
- The Highway construction project, with the construction of a new bridge over the Blue River, now provides a safe passage for wildlife movement.

DID YOU KNOW?

The Town has conducted yearly wildlife monitoring in Cucumber Gulch since 2000.



Beaver Lodge



Dog Prohibition—Cucumber Gulch Preserve



Moose—Cucumber Gulch Preserve



For more information please visit www.sustainablebreck.com

