



PARKS AND RECREATION DEPARTMENT

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CITY OF LOVELAND OPEN LANDS ADVISORY COMMISSION

Regular Meeting Minutes – July 8, 2015

Parks & Recreation Conference Room, 500 E. Third St., Loveland, CO 80537

Commissioners Present: Rick Brent, Gale Bernhardt, Andy Hawbaker, Ross Livingston, Darren Pape, Jim Roode, Jean Whittaker, Bill Zawacki, Hugh McKean (City Council Liaison), Kerri Rollins (Larimer County Liaison).

Commissioners Absent: Nathan Thompson.

Staff Present: Elizabeth Anderson, Debbie Eley, Brian Hayes, Bree Knouse, Bryn Iten.

The public meeting was called to order at 5:30 pm.

Public Comment: Kathy Hartman, 945 E. 6th St., commented that the public is interested in the property at Boedecker Lake. The bald eagles successfully fledged one young this year, and a pair of great-horned owls also had young.

Approval of June 10, 2015 Meeting Minutes: Ross Livingston made a motion to approve the minutes as written. Jim Roode seconded the motion and it passed unanimously.

City Council Liaison Report. In response to a question from Kathy Hartman, Hugh McKean responded that the economic incentive loan of \$250,000 from the Open Lands CEF has been transferred to Economic Development and will be repaid at 3% interest through sales tax received.

Larimer County Open Lands Advisory Board Report. Kerri Rollins reported that: 1) OLAB and the BOCC voted to make the first Big Thompson flood property purchase on July 10 – the Horn property in Cedar Cove. This is a critical piece among others acquired from the 1976 flood. 2) OLAB voted to partner on the Cascade Cottages project in Rocky Mountain NP, a 40-acre inholding. Larimer County committed \$50K and asked Estes Valley Land Trust and Estes Park to each contribute \$25K. 3) The GOCO Inspire Initiative addresses the recommendations from the county's *Plug in to Nature* report. GOCO has committed \$25M over the next 10 years, and first phase planning grants are due Aug. 26. Larimer County will apply with Fort Collins and Loveland as a "pilot community." 4) The Larimer County Dept. of Natural Resources is looking for office space, possibly at Fossil Creek Regional Open Space, in addition to current offices at Carter Lake Visitor Center.

Discussion/Action Items:

Reports/Correspondence:

1. **"A Bigger Vision for the Big T: A Recreation & Conservation Assessment" – Recommendation of Adoption Draft.** Staff updated the commission on changes to the plan in the final draft, including updating the Action Plan to reflect the commission's input, the incorporation of public feedback, and language stating that site-specific plans will incorporate additional, more focused

public input at the neighborhood level. Gale Bernhardt made a motion that the commission recommend adoption of the plan as presented to City Council. Darren Pape seconded the motion and it passed unanimously.

2. Property Review – 1st St. Property. Staff and the City Attorney’s Office are working with the owner’s attorney representative to negotiate acquisition of the 1.5-acre enclave property on 1st Street. All structures, vehicles, fencing and property would be removed in accordance with the agreement, using an escrow account. A Phase I report will be completed for environmental clearance, with the seller to pay for any Phase 2 testing or cleanup needed. Acquisition of the property will clean up the Jayhawker/River’s Edge area and provide improved trail connections and more user-friendly access to all five ponds. Rick Brent made a motion that the commission recommend moving forward to pursue a contract with all stipulations discussed. Jim Roode seconded the motion and it was approved unanimously.

3. Property Acquisition Updates. Staff provided an update on upcoming property closings. The Mineral Addition property (7 ac) near Carlisle and Taft will close on July 15. The purchase eliminates a home site planned in the SE corner and will include an easement across Ryan’s Gulch for a pedestrian bridge crossing. The hogback property is under contract, along with adjacent property that provides additional access. Both are scheduled to close in August. The Boedecker property/Long’s Third Subdivision (25 ac) closed on June 15. Staff will work with planners, the USFWS, and neighbors on developing a management plan for public access and appropriate buffers for wildlife. The Trust for Public Land is negotiating a purchase and sale agreement on the City’s behalf with the owners of the Big Thompson West property near Morey Wildlife Reserve. TPL is also working with a possible purchaser of 280 acres in Ryan’s Gulch to place under conservation easement. Both TPL projects could include GOCO grants, tax credits, and partnerships.

4. Open Lands Projects Report.

River’s Edge Natural Area. Construction is proceeding quickly and ongoing volunteer trash cleanups are held on Friday mornings.

Morey Wildlife Reserve. Environmental studies are being completed in compliance with FEMA to implement plans for repair and reconstruction.

Sunset Vista Natural Area. Partners Loveland, Fort Collins and Larimer County were awarded a \$1M GOCO Paths to Parks grant to construct the 4.4-mile Long View Trail. The project also received a \$1M CDOT Transportation Alternatives grant.

Lazy J Bar S/Raptor Ridge Conservation Easement. The new owners of the Raptor Ridge property plan to submit a request to amend the Parcel 1 Conservation Easement to: a) change the building envelope; b) allow for a driveway to the building envelope; and c) allow for a loafing shed.

Executive Session:

Bill Zawacki made a motion to suspend the regular open session and convene an Executive Session. Ross Livingston seconded the motion and it was approved unanimously. Executive Session convened at 6:39 pm. At 7:31 pm, Executive Session ended and the open session reconvened.

Rick Brent made a motion that staff pursue acquisition of the 9-acre parcel near the hogback properties to provide an additional buffer and trail connections. Gale Bernhardt seconded the motion and it passed unanimously.

Rick Brent made a motion that staff contact the owner of the parcel west of the recent Boedecker acquisition to determine whether the property could benefit Open Lands and if trail routes are feasible. Darren Pape seconded the motion and it passed unanimously.

Rick Brent made a motion that staff pursue the trail connection/easement over Crown Drive and start working on the trail through Dakota Ridge Conservation Easement. Gale Bernhardt seconded the motion and it passed unanimously.

Commission Member Discussion Topics:

1. Bill Zawacki commented that he recently went fishing at River's Edge and noticed some trash as well as illegal access to closed construction areas.
2. Ross Livingston asked about the property at 37th and Monroe that a citizen inquired about in June. The site has some value being adjacent to Horseshoe Lake, but is separate from Dry Creek and does not contain an identified Natural Area. Staff will respond to the citizen.

Adjournment: The meeting was adjourned at 7:45 pm.