

PARKS & COMMUNITY SERVICES DEPARTMENT

PARK OPERATIONS ~ ENVIRONMENTAL SERVICES ~ RECREATION/CULTURAL SERVICES ~ CSU EXTENSION

Park Advisory Board

Meeting Agenda

Wednesday, March 13, 2024 – 1:30 p.m.

Centennial Hall, 200 S. Cascade, Colorado Springs

<u>Item</u>	<u>Presenter</u>	<u>Recommended Action</u>
1. Call Meeting to Order	Chair	
2. Approval of the Agenda	Chair	Approval
3. Approval of Minutes	Chair	Approval
4. Introductions / Presentations		
A. El Paso County Fair & Events Center, Non-Fair Events	Andschana Aljets	Information
5. Citizen Comments / Correspondence on items not on the agenda (limited to three (3) minutes unless extended by Chair)	Chair	
6. Development Applications		
A. The Estates at Cathedral Pines Final Plat	Jason Meyer	Endorsement
7. Information / Action Items		
A. PPACG Active Transportation Plan	Jason Meyer	Information
B. Fox Run Nature Center Update	Todd Marts	Information
8. Monthly Reports	Staff	Information



<u>Item</u>	<u>Presenter</u>	<u>Recommended Action</u>
9. Board / Staff Comments		
10. Adjournment		

RECORD OF PROCEEDINGS

*Minutes of the February 14, 2024
El Paso County Park Advisory Board Meeting
Centennial Hall, 200 S. Cascade
Colorado Springs, Colorado*

Members Present:

Thomas Lachocki, Chair
Terry Martinez, Vice Chair
John Wallace, 2nd Vice Chair
Kiersten Steel, 3rd Vice Chair
Susan Jarvis-Weber, Secretary
Vincent Prins
Jane Newman via TEAMS
Jeremy J. Chatelain TEAMS

Staff Present:

Todd Marts, Executive Director
Brian Bobeck, Park Operations Division Manager
Sabine Carter, Administrative Services Coordinator
Jason Meyer, Planning Supervisor
Ross Williams, Park Planner
Greg Stachon, Landscape Architect
Theresa Odello, Recreation & Cultural Services Manager

Absent: Janna Blanter

The following minutes are a summary of the proceedings. A recording is available upon request at the El Paso County Parks Administration Office.

1. Call to Order: The meeting was called to order at 1:30 p.m. by Thomas Lachocki, Chair.
2. Approval of Agenda: **Terry Martinez made a motion to approve the meeting agenda. Vincent Prins seconded the motion. The motion carried 6 - 0.**
3. Approval of Minutes: **Vincent Prins made a motion to approve the December 13, 2023, meeting minutes. Terry Martinez seconded the motion. The motion carried 6 – 0.**
4. Introductions and Presentations:
 - A. **Partners in the Park**

Todd Marts presented the “Partners in the Park” program which was created in 2009 to provide financial support for County Parks, Trails, Open Spaces and Nature Centers. Mr. Marts named 17 partners and presented a video featuring parks and Nature Centers. He stated that the Parks Department staff acknowledges and appreciates their generous contribution. The board also thanked the partners for their generous and ongoing support.

(Susan Jarvis - Weber joined the meeting at 1:35 p.m. John Wallace joined the meeting at 1:38 p.m.)

(The board recessed from 1:40 p.m. until 1:58 p.m.)

B. Nature Center Snapshot

Theresa Odello presented the 2023 Nature Center Snapshot. The mission of the El Paso County Nature Centers is to connect people to their natural and cultural resources and inspire them to become stewards of the parks and our environment. The Snapshot highlighted some of the previous year's accomplishments, contained a brief financial report, highlighted the awards received, and listed innovative new programs.

5. Citizen Comments:

Susan Davies, Trails and Open Space Coalition inquired about the planned Fox Run Nature Center. Her questions focused on how many trees would be impacted and why the building would be located at the planned site and not in a more already disturbed location. Todd Marts stated that he has received communication from neighbors with concerns about the planned Nature Center and a public meeting has been scheduled. Mr. Marts stated that the number of trees that will be impacted is not yet known due to various factors. However, the building itself and the parking area will mostly be designed around the trees, if possible, especially mature trees. The location of the nature center, which is along an existing road inside of the park, will take up approximately 1 acre of the 408-acre park. The road north of the planned Nature Center, which consists of about 2 acres, will be restored. Mr. Marts stated that a public meeting is scheduled for February 16. The meeting will consist of a lengthy presentation addressing the main concerns followed by discussion. Mr. Marts will report back to the board at the March 13 Park Advisory Board meeting. Mr. Marts also received feedback from a board member with a physical disability, who is going to be positively impacted by the planned Nature Center. The Nature Center will make it possible for him to explore the park/property with his family, which would otherwise not be possible.

Cory Sutela, Medicine Wheel Trail Advocates, updated the board on the following: his successful talks with Todd Marts regarding the Jones Park property, discussions with the City of Colorado Springs regarding E-Bike access on trails throughout the region. He thanked the parks department for the great partnership.

6. Development Applications:

A. Prairie Ridge Preliminary Plan

Greg Stachon presented the Prairie Ridge Preliminary Plan and addressed questions by board members.

Terry Martinez recommended that the Planning Commission and the Board of County Commissioners include the following conditions when considering and/or approving the PrairieRidge Preliminary Plan: (1) Consistent with the existing cross section of Briargate Parkway, develop two 10-foot wide trails on either side of the future Briargate Parkway through the project area (2) Provide a safe crossing to the Sand Creek Regional Trail across Vollmer Road to the east; (3) Fees in lieu of land dedication for regional park purposes in the amount of \$109,585, and urban park fees

in the amount of \$65,751 will be required at time of the recording of the forthcoming Final Plat(s). John Wallace seconded the motion. The motion passed 8 – 0.

B. Ivilo Final Plat

Greg Stachon presented the Ivilo Final Plat.

Vincent Prins recommended that the Planning Commission and the Board of County Commissioners include the following conditions when considering and/or approving Ivilo Final Plat: (1) require fees in lieu of land dedication for regional park purposes in the amount of \$1,010; (2) request that the landowner provide a 25-foot public trail easement along the north side of the proposed subdivision along Vessey Road to allow for the construction and maintenance by El Paso County of a the Palmer Divide Regional Trail, and this easement shall be shown and dedicated to El Paso County on the Final Plat. John Wallace seconded the motion. The motion passed 8 – 0.

C. Grandview Reserve Phase II PUD Development Plan and Preliminary Plan

Ross Williams presented the Grandview Reserve Phase II PUD Development Plan and Preliminary Plan and addressed a statement made by a board member.

Terry Martinez recommended that the Planning Commission and the Board of County Commissioners include the following conditions when considering and/or approving the Grandview Reserve Phase II PUD Development Plan and Preliminary Plan: (1) provide detailed site plans for the proposed neighborhood park; (2) fees in lieu of land dedication for regional park purposes in the amount of \$211,090 and urban park purposes in the amount of \$126,654 will be required at time of the recording of the forthcoming Final Plat(s). A Park Lands Agreement may be an acceptable alternative to urban park fees provided the agreement is approved by the County and executed prior to recording the forthcoming Final Plat(s). Vincent Prins seconded the motion. The motion passed 8 – 0.

D. Sterling Ranch Filing No. 5 Final Plat

Ross Williams presented the Sterling Ranch Filing No. 5 Final Plat and addressed a question by a board member.

Vincent Prins recommended that the Planning Commission and the Board of County Commissioners include the following conditions when considering and/or approving Sterling Ranch Filing No. 5 Final Plat: (1) require fees in lieu of land dedication for regional park purposes in the total amount of \$36,360 and urban park purposes in the total amount of \$21,816 due at time of the recording of this Final Plat. A Park Lands Agreement may be an acceptable alternative to urban park fees provided the agreement is approved by the County and executed prior to recording this Final Plat. Terry Martinez seconded the motion. The motion passed 8 – 0.

7. Information / Action Items:

Chair Thomas Lachocki stated that he started a spreadsheet for internal use by board members which captures all proposals voted on with detailed information for tracking purposes.

John Wallace made a suggestion to include a trail network development status showing on the Development Application maps of how far the trail developments have come along and/or how much distance is missing before completion of a certain trail.

A. 2024 Sunshine Act Memorandum

Todd Marts introduced the 2024 Sunshine Act Memorandum. Pursuant to guidelines established by the Board of County Commissioners for compliance with the Colorado Open Public Meeting Sunshine Act, the Park Advisory Board annually endorses this memorandum at the January or February meeting which addresses the posting place for public meeting notices and the location of meetings, the official custodian of board minutes, and the location of where the minutes will be on file.

Terry Martinez moved to endorse the 2024 Sunshine Act Memorandum. Vincent Prins seconded the motion. The motion passed 8 – 0.

B. 2024 Park Advisory Board Tour

The Park Advisory Board traditionally conducts a tour of selected park sites in late spring. The tour is typically scheduled from 10:00 a.m. to 2:00 p.m.

In 2023, the Park Advisory Board toured the South District. The following districts are potential tour opportunities for 2024: East District or North District.

Potential Friday dates in May: May 3, May 10, or May 17.

The board members selected the North District as the tour site. A date will be determined later.

8. Monthly Reports:

Todd Marts stated that the board will hear a report on the Mountain Pine Beetle assessment at the March Park Advisory Board meeting.

Susan Jarvis inquired about the Siberian Elm tree removal project at the Fountain Creek Nature Center and if the wood was reclaimed or reused. Theresa Odello stated that the removal of these very small trees needs to be done every 4 or 5 years to curb the growth of the species. Susan Jarvis -Weber also inquired about a grant given to the Mile High Youth Corp. Ross Williams stated that the Mile High Youth Corp crew will be building approximately 2 miles of single tract trail in the Pineries area. This trail will be a connector trail to create a 3.75-mile trail loop as an alternative to the existing 9-mile trail loop. Trail completion is tentatively scheduled for the second half of 2024. Part of the project will also consist of noxious weed identification and mitigation.

Chair Thomas Lachocki inquired about a flood damage update for the South district. Jason Meyer stated that projects by Duckwood Trailhead and by the Williw Springs Ponds areas

RECORD OF PROCEEDINGS

are moving forward quickly. 100% of the design is scheduled to be completed by Summer of 2024. Hanson Park and trail and other FEMA sites are moving slower. Negotiations with FEMA about repair costs are ongoing.

9. Board/Staff Comments:

Jason Meyer thanked Greg Stachon for his years of service with the Park Planning department. Greg has accepted a position outside of County Parks.

Theresa Odello updated the board on upcoming Nature Center events. A complete list can be found in the monthly report package.

10. Adjournment:

Vincent Prins made a motion to adjourn. John Wallace seconded the motion. The meeting was adjourned at 3:19 p.m.

Susan Jarvis-Weber, Secretary

El Paso County Park Advisory Board

Agenda Item Summary Form

Agenda Item Title: El Paso County Fair & Events Center,
Non-Fair Events

Agenda Date: March 13, 2024

Agenda Item Number: #4 - A

Presenter: Andschana Aljets,
Fair & Events Center Supervisor

Information: X **Endorsement:**

Background Information:

The mission of the El Paso County Fair & Events Center is to:

- Provide a wide variety of activities that celebrate our history, culture, and heritage.
- Produce a varied program schedule that appeals to the interests of Fair participants.
- Provide an effective venue for 4-H and FFA activities.
- Ensure that the County Fair is financially self-sufficient.

In addition to the County Fair, the Fair & Events Center is used for a variety of local events and private rentals. The 40-acre site contains a grandstand with a seating capacity of approximately 2800, approximately 108,000 square feet of indoor facility space, including numerous smaller agricultural buildings.

This presentation will highlight non-fair activities that occur at the Fair and Events Center and show how the grounds are used as a community hub for the Eastern El Paso County Community.

Recommended Action:

Information Only

El Paso County Parks

Agenda Item Summary Form

Agenda Item Title: The Estates at Cathedral Pines Final Plat

Agenda Date: March 13, 2024

Agenda Item Number: #6 - A

Presenter: Jason Meyer, Park Planning Manager

Information: **Endorsement:** X

Background Information:

The Estates at Cathedral Pines is located immediately west of Black Forest Regional Park along Winslow Drive. The site is approximately 35 acres with the applicant proposing to develop eight residential lots on 30.51 acres. A private road will service the new residential lots and common open space is shown along the entrance to the subdivision. The property is zoned PUD.

The 2022 El Paso County Parks Master Plan identifies this project site as being within the Black Forest South Candidate Open Space area. This area is characterized as being along the Palmer Divide, at the headwaters of several creeks, and is unique as the only place in Colorado where montane forest growth east of the Front Range and foothills. Portions of this area were severely impacted by the Black Forest Fire placing an added emphasis on preservation of existing ponderosa pine stands.

Being zoned PUD, the applicant is required to provide 10% open space dedications or 3.5 acres. Currently, the open space dedications are not clearly being shown on the final plat. The final plat includes two tracts along Winslow Drive totaling 2.5 acres, and the inclusion of several "open space preservation areas" on the individual residential lots. However, there are no open space area calculations or plat notes stating these areas are to be preserved.

The Land Development Code (LDC 4.2.6.F.8.c) allows an applicant to include open space areas on private residential lots and include them in the open space calculations if they are subject to open space easements and restrictions. This would provide assurances that there would be no stormwater, roads, or the placement of structures within these areas typical with open space dedications. The Final Plat needs to include open space / preservation area calculations and plat notes.

Because there are no open space calculations, it is not feasible to calculate if the required 10% open space is being provided for PUD zoning. Additionally, the two open space tracts also include stormwater infrastructure which is only allowed if it comprises less than 10% of the required open space. Overall, the final plat lacks sufficient detail and information to determine if the applicant is providing the required 10% open space dedication required for PUD zoning.

The 2022 El Paso County Parks Master Plan shows several existing and proposed master-planned county trails being impacted by this application. This includes the proposed Palmer Divide Primary Regional Trail along the western and southern property boundary, as well as an internal Black Forest Regional Park trail along Winslow Drive. Consistent with LDC requirements, County Parks will require trail easements where proposed projects impact county trails. For this application, 25-ft wide public trail easements will be sought around the perimeter of the site to allow for the future construction and public use of these trails as outlined below:

1. Designate and provide to El Paso County a 25-foot trail easement, north-south along the eastern boundary of Lot 1 and Lot 8 to connect the existing county trail along Winslow Drive.
2. Designate and provide to El Paso County a 25-foot trail easement, north-south along the western boundary of Lot 6 and 7 for the Palmer Divide Regional Trail.
3. Designate and provide to El Paso County a 25-foot trail easement, east-west along the southern boundary of Lot 1 and Lot 2 for the Palmer Divide Regional Trail.

Parks staff recommends fees in lieu of land for regional park purposes in the amount of \$3,680 will be required upon recording of the forthcoming final plat. Again, this application is scheduled for El Paso County Park Advisory Board consideration on March 13 and its recommendation will be provided after the hearing.

Recommended Motion (Final Plat):

The Park Advisory Board recommends that the Planning Commission and the Board of County Commissioners include the following conditions when considering and/or approving The Estates at Cathedral Pines Final Plat: (1) Provide open space dedications of 10% consistent with PUD zoning, show them as tracts or conservation areas, and include the appropriate plat note and land use table on the final plat drawings (2) show on the final plat and dedicate to El Paso County a 25-foot trail easement, north-south along the eastern boundary of Lot 1 and Lot 8 to connect the existing county trail along Winslow Drive; (3) show on the final plat and dedicate to El Paso County a 25-foot trail easement, north-south along the western

boundary of Lot 6 and Lot 7 for the Palmer Divide Regional Trail; (4) show on the final plat and dedicate to El Paso County a 25-foot trail easement, east-west along the southern boundary of Lot 1 and Lot 2 for the Palmer Divide Regional Trail; (5) the trail easements shall be shown on the final plat and allow for public access, as well as construction and maintenance by El Paso County; (6) revise the construction and grading plans to include a trail crossing across Windermere Court; (7) require fees in lieu of land dedication for regional park purposes in the amount of \$3,680 will be due at recording of the final plat.

Development
Application
Permit
Review



PARKS & COMMUNITY SERVICES DEPARTMENT
Park Operations - Community Outreach - Environmental Services
Veterans Services - Recreation / Cultural Services

February 22, 2024

Subdivision requirements referenced in Section 8.5.2 of the El Paso County Land Development Code. Fees are based on average land values within designated areas. See El Paso County Board of County Commissioners (BoCC) Resolution for fees established on an annual basis. The Park Advisory Board meets the second Wednesday of each month, 1:30 p.m., BoCC Auditorium, second floor of Centennial Hall, 200 South Cascade Avenue, Colorado Springs.

Name:	The Estates at Cathedral Pines	Application Type:	Final Plat
PCD Reference #:	SF2234	Total Acreage:	35.00
		Total # of Dwelling Units:	8
Applicant / Owner:	Owner's Representative:	Dwelling Units Per 2.5 Acres:	0.57
Villagree Development Corp	William Guman & Associates	Regional Park Area:	2
5710 Vessey Rd	731 North Weber St	Urban Park Area:	2
	Suite 10	Existing Zoning Code:	RR5
Colorado Springs, CO 80908	Colorado Springs, CO 80903	Proposed Zoning Code:	PUD

REGIONAL AND URBAN PARK DEDICATION AND FEE REQUIREMENTS

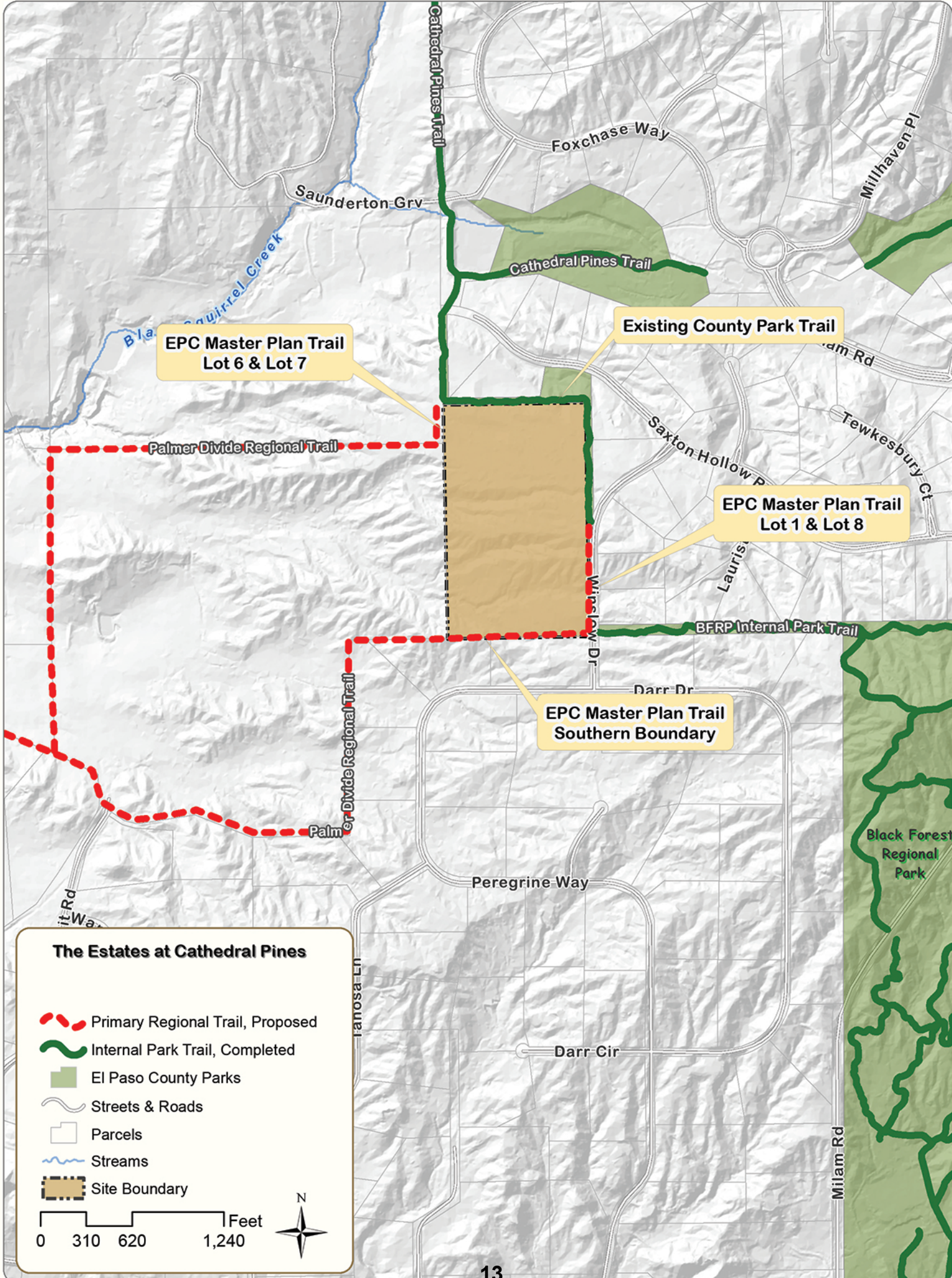
Regional Park land dedication shall be 7.76 acres of park land per 1,000 projected residents, while Urban Park land dedication shall be 4 acres of park land per 1,000 projected residents. The number of projected residents shall be based on 2.5 residents per dwelling unit.	The EPC Land Development Code defines urban density as land development of higher density and intensity which is characteristically provided with services of an urban nature. This category of development includes residential uses with densities of more than one dwelling unit per 2.5 acres.
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LAND REQUIREMENTS		Urban Density (>= 1 Dwelling Unit Per 2.5 Acres):		NO
Regional Park Area: 2		Urban Park Area: 2		
0.0194 Acres x 8 Dwelling Units = 0.155		Neighborhood:	0.00375 Acres x 8 Dwelling Units =	0.00
Total Regional Park Acres: 0.155		Community:	0.00625 Acres x 8 Dwelling Units =	0.00
		Total Urban Park Acres:		0.00
FEE REQUIREMENTS		Urban Park Area: 2		
Regional Park Area: 2		Neighborhood:	\$114 / Dwelling Unit x 8 Dwelling Units =	\$0
\$460 / Dwelling Unit x 8 Dwelling Units = \$3,680		Community:	\$176 / Dwelling Unit x 8 Dwelling Units =	\$0
Total Regional Park Fees: \$3,680		Total Urban Park Fees:		\$0

ADDITIONAL RECOMMENDATIONS

Staff Recommendation: The Park Advisory Board recommends that the Planning Commission and the Board of County Commissioners include the following conditions when considering and/or approving The Estates at Cathedral Pines Final Plat: (1) Provide open space dedications of 10% consistent with PUD zoning, show them as tracts or conservation areas, and include the appropriate plat note and land use table on the final plat drawings (2) show on the final plat and dedicate to El Paso County a 25-foot trail easement, north-south along the eastern boundary of Lot 1 and Lot 8 to connect the existing county trail along Winslow Drive; (3) show on the final plat and dedicate to El Paso County a 25-foot trail easement, north-south along the western boundary of Lot 6 and Lot 7 for the Palmer Divide Regional Trail; (4) show on the final plat and dedicate to El Paso County a 25-foot trail easement, east-west along the southern boundary of Lot 1 and Lot 2 for the Palmer Divide Regional Trail; (5) the trail easements shall be shown on the final plat and allow for public access, as well as construction and maintenance by El Paso County; (6) revise the construction and grading plans to include a trail crossing across Windermere Court; (7) require fees in lieu of land dedication for regional park purposes in the amount of \$3,680 will be due at recording of the final plat.

Park Advisory Board Recommendation:



The Estates at Cathedral Pines

- Primary Regional Trail, Proposed
- Internal Park Trail, Completed
- El Paso County Parks
- Streets & Roads
- Parcels
- Streams
- Site Boundary

0 310 620 1,240 Feet



EPC Parks Master Plan
Tier I Trail

EPC Parks Trail

EPC Parks Master Plan
Tier I Trail

EPC Parks Trail

The Estates at Cathedral Pines

 El Paso County Parks

 Parcels

0 50 100 200
Feet



CATHEDRAL PINES SUBDIVISION FILING NO. 9

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 2,
TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN,
COUNTY OF EL PASO, STATE OF COLORADO.

BE IT KNOWN BY THESE PRESENTS.

THAT VILLAGREE DEVELOPMENT LLC, BEING THE OWNER OF THE FOLLOWING DESCRIBED TRACTS OF LAND TO WIT:

LEGAL DESCRIPTION.

A PARCEL OF LAND BEING A PORTION OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH P.M., COUNTY OF EL PASO, STATE OF COLORADO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE WEST LINE OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH P.M. BEING MONUMENTED BY A 3-1/4" ALUMINUM CAP STAMPED "LS 9132" AT THE SOUTH 1/4 CORNER AND A 2-1/2" ALUMINUM CAP STAMPED "LS 9132" AT THE CENTER 1/4 CORNER. SAID LINE BEARING N001°14'44"W AS SHOWN ON THE PLAT OF CATHEDRAL PINES SUBDIVISION FILING NO. 1 RECORDED UNDER RECEPTION NO. 205001738 IN THE RECORDS OF THE EL PASO COUNTY CLERK AND RECORDER.

BEGINNING AT THE SOUTH 1/4 CORNER OF SAID SECTION 2;

THENCE ON THE WEST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 2, N01°11'44"W A DISTANCE OF 1583.77 FEET, TO A POINT ON THE WESTERLY LINE OF CATHEDRAL PINES SUBDIVISION FILING NO. 1 RECORDED UNDER RECEPTION NO. 205001738 IN THE RECORDS OF THE EL PASO COUNTY CLERK AND RECORDER;

THENCE ON SAID WESTERLY LINE, THE FOLLOWING TWO (2) COURSES:

1. N88°55'55"E A DISTANCE OF 965.20 FEET;
2. S01°11'44"E A DISTANCE OF 1583.77 FEET, TO A POINT ON THE NORTHERLY LINE OF FALCON FOREST SUBDIVISION FILING NO. 2 RECORDED IN PLAT BOOK H-2 AT PAGE 5;

THENCE ON THE NORTHERLY LINE OF SAID FALCON FOREST SUBDIVISION FILING NO. 2, S88°55'50"W A DISTANCE OF 965.20 FEET, TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 1,528,651 SQUARE FEET OR 35.0930 ACRES.

OWNERS CERTIFICATE/ DEDICATION STATEMENT.

THE ABOVE OWNER HAVE CAUSED SAID TRACT OF LAND TO BE SURVEYED AND PLATTED INTO LOTS, TRACTS, RIGHT-OF-WAY AND EASEMENTS AS SHOWN ON THE ACCOMPANYING PLAT, WHICH PLAT IS DRAWN TO A FIXED SCALES AS INDICATED THEREON AND ACCURATELY SETS FORTH THE BOUNDARIES AND DIMENSIONS OF SAID LOTS, TRACTS AND RIGHTS-OF-WAY AND LOCATIONS OF SAID EASEMENTS, AND WHICH TRACT SO PLATTED SHALL BE KNOWN AS CATHEDRAL PINES SUBDIVISION FILING NO. 9, EL PASO COUNTY, COLORADO.
ALL STREETS HEREBY PLATTED ARE HEREBY DEDICATED TO PUBLIC USE AND SAID OWNER DOES HEREBY PERSONALLY COVENANT AND AGREE THAT ALL PLATTED STREETS WILL BE CONSTRUCTED TO EL PASO COUNTY STANDARDS; AND THAT PROPER DRAINAGE FOR SAME WILL BE PROVIDED AT HIS OWN EXPENSE, ALL TO THE SATISFACTION OF THE BOARD OF COUNTY COMMISSIONERS OF EL PASO COUNTY, COLORADO, AND UPON ACCEPTANCE BY RESOLUTION, ALL STREETS SO DEDICATED WILL BECOME MATTERS OF MAINTENANCE BY EL PASO COUNTY, COLORADO.

THE AFOREMENTIONED, VILLAGREE DEVELOPMENT LLC, HAS EXECUTED THIS INSTRUMENT THIS _____ DAY OF _____, 202____, A.D.

BY: _____

PRINTED NAME: _____

AS: _____ OF VILLAGREE DEVELOPMENT LLC

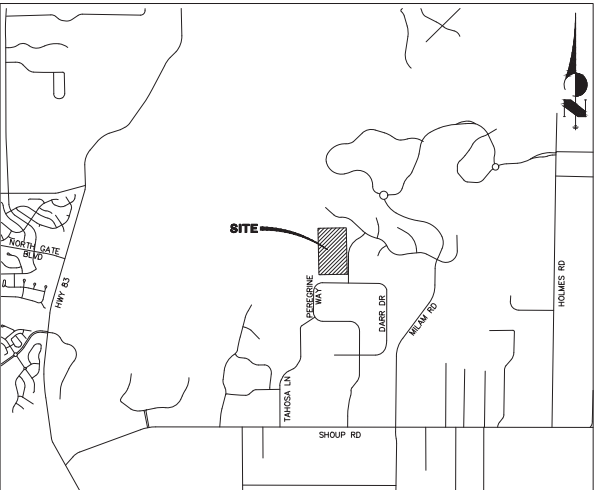
STATE OF COLORADO)
COUNTY OF EL PASO) SS

THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 202____, A.D. BY: _____

AS: _____ OF VILLAGREE DEVELOPMENT LLC

WITNESS MY HAND AND OFFICIAL SEAL:

MY COMMISSION EXPIRES: _____ NOTARY PUBLIC



VICINITY MAP
1"=2000'

PCD DIRECTOR CERTIFICATE.

THIS PLAT FOR "CATHEDRAL PINES SUBDIVISION FILING NO. 9" WAS APPROVED FOR FILING BY THE EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT DIRECTOR ON THIS _____ DAY OF _____, 202____, SUBJECT TO ANY NOTES OR CONDITIONS SPECIFIED HEREON.

EXECUTIVE DIRECTOR, PLANNING AND COMMUNITY
DEVELOPMENT DEPARTMENT

DATE _____

SURVEYOR'S CERTIFICATE.

THE UNDERSIGNED REGISTERED PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF COLORADO, HEREBY STATES AND DECLARES THAT THE ACCOMPANYING PLAT WAS SURVEYED AND DRAWN UNDER HIS RESPONSIBLE CHARGE AND ACCURATELY SHOWS THE DESCRIBED TRACT OF LAND, AND SUBDIVISION THEREOF, AND THAT THE REQUIREMENTS OF TITLE 38 OF THE COLORADO REVISED STATUTES, 1973, AS AMENDED, HAVE BEEN MET TO THE BEST OF HIS KNOWLEDGE AND BELIEF.

JARROD ADAMS, PROFESSIONAL LAND SURVEYOR
COLORADO NO. 38252
FOR AND ON BEHALF OF JR ENGINEERING, LLC

NOTICE.

ACCORDING TO COLORADO LAW, YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

CLERK AND RECORDER

STATE OF COLORADO)
COUNTY OF EL PASO) SS

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN MY OFFICE

AT _____ O'CLOCK _____ M., THIS _____ DAY OF _____, 20____, A.D.

AND IS DULY RECORDED AT RECEPTION NO. _____ OF THE RECORDS OF EL PASO COUNTY, COLORADO.

STEVE SCHLEIKER, RECORDER

BY: _____
DEPUTY

FEES.

BRIDGE FEE: _____
SCHOOL DISTRICT FEE: _____
PARK FEE: _____

SUMMARY:

8 LOTS	ACRES	95.88%
2 TRACT	ACRES	1.88%
R.O.W.	ACRES	2.24%
TOTAL	35.0930 ACRES	100.00%

JOB NO. 25260.00
NOVEMBER 17, 2023
SHEET 1 OF 3



Centennial 303-740-9999 • Colorado Springs 719-593-2599
Fort Collins 970-491-9888 • www.jrengineering.com

CATHEDRAL PINES SUBDIVISION FILING NO. 9

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 2,
TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN,
COUNTY OF EL PASO, STATE OF COLORADO.

PLAT NOTES:

1. BASIS OF BEARINGS:
THE WEST LINE OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH P.M. BEING MONUMENTED BY A 3-1/4" ALUMINUM CAP STAMPED "LS 9132" AT THE SOUTH 1/4 CORNER AND A 2-1/2" ALUMINUM CAP STAMPED "LS 9132" AT THE CENTER 1/4 CORNER, SAID LINE BEARING N001°14'4" AS SHOWN ON THE PLAT OF CATHEDRAL PINES SUBDIVISION FILING NO. 1 RECORDED UNDER RECEPTION NO. 205001738 IN THE RECORDS OF THE EL PASO COUNTY CLERK AND RECORDER.
2. WATER SERVICE TO BE PROVIDED BY _____
3. SEWER SERVICE TO BE PROVIDED BY _____
4. ELECTRIC SERVICES SHALL BE PROVIDED BY _____
5. FIRE PROTECTION BY THE BLACK FOREST FIRE DISTRICT.
6. ALL STRUCTURAL FOUNDATIONS SHALL BE LOCATED AND DESIGNED BY A PROFESSIONAL ENGINEER, CURRENTLY LICENSED IN THE STATE OF COLORADO.
7. THE FOLLOWING REPORTS HAVE BEEN SUBMITTED IN ASSOCIATION WITH THE PRELIMINARY PLAN OR FINAL PLAT FOR THIS SUBDIVISION AND ARE ON FILE AT THE COUNTY PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT: TRANSPORTATION IMPACT STUDY; DRAINAGE REPORT; WATER RESOURCES REPORT; WASTEWATER DISPOSAL REPORT; NATURAL HAZARDS REPORT; GEOLOGY AND SOILS REPORT; WETLAND STUDY/ 404 PERMIT.
8. ALL PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTAINING PROPER STORM WATER DRAINAGE IN AND THROUGH THEIR PROPERTY. PUBLIC DRAINAGE EASEMENTS AS SPECIFICALLY NOTED ON THE PLAT SHALL BE MAINTAINED BY THE INDIVIDUAL LOT OWNERS UNLESS OTHERWISE INDICATED. STRUCTURES, FENCES, MATERIALS OR LANDSCAPING THAT COULD IMPEDE THE FLOW OF RUNOFF SHALL NOT BE PLACED IN DRAINAGE EASEMENTS.
9. UNLESS OTHERWISE INDICATED, ALL SIDE, FRONT, AND REAR LOT LINES ARE HEREBY PLATTED ON EITHER SIDE WITH A 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT UNLESS OTHERWISE INDICATED. ALL EXTERIOR SUBDIVISION BOUNDARIES ARE HEREBY PLATTED WITH A 20 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT. THE SOLE RESPONSIBILITY FOR MAINTENANCE OF THESE EASEMENTS IS HEREBY VEST WITH THE INDIVIDUAL PROPERTY OWNERS.
10. DEVELOPER SHALL COMPLY WITH FEDERAL AND STATE LAWS, REGULATIONS, ORDINANCES, REVIEW AND PERMIT REQUIREMENTS, AND OTHER AGENCY REQUIREMENTS, IF ANY, OF APPLICABLE AGENCIES INCLUDING, BUT NOT LIMITED TO, THE COLORADO PARKS AND WILDLIFE, COLORADO DEPARTMENT OF TRANSPORTATION, U.S. ARMY CORP OF ENGINEERS AND THE U.S. FISH AND WILDLIFE SERVICE REGARDING THE ENDANGERED SPECIES ACT, PARTICULARLY AS IT RELATES TO THE LISTED SPECIES.
11. THE ADDRESS EXHIBITED ON THIS PLAT ARE FOR INFORMATIONAL PURPOSES ONLY. THEY ARE NOT THE LEGAL DESCRIPTION AND ARE SUBJECT TO CHANGE.
12. NO DRIVEWAY SHALL BE ESTABLISHED UNLESS AN ACCESS PERMIT HAS BEEN GRANTED BY EL PASO COUNTY.
13. NO LOT OR INTEREST THEREIN, SHALL BE SOLD, CONVEYED, OR TRANSFERRED WHETHER BY DEED OR BY CONTRACT, NOR SHALL BUILDING PERMITS BE ISSUED, UNTIL AND UNLESS EITHER THE REQUIRED PUBLIC AND COMMON DEVELOPMENT IMPROVEMENTS HAVE BEEN CONSTRUCTED AND COMPLETED AND PRELIMINARILY ACCEPTED IN ACCORDANCE WITH THE SUBDIVISION IMPROVEMENTS AGREEMENT BETWEEN THE APPLICANT/ OWNER AND EL PASO COUNTY AS RECORDED UNDER RECEPTION NUMBER _____ IN THE OFFICE OF THE CLERK AND RECORDER OF EL PASO COUNTY, COLORADO OR, IN THE ALTERNATIVE, OTHER COLLATERAL IS PROVIDED TO MAKE PROVISION FOR THE COMPLETION OF SAID IMPROVEMENTS IN ACCORDANCE WITH THE EL PASO COUNTY LAND DEVELOPMENT CODE AND ENGINEERING CRITERIA MANUAL. ANY SUCH ALTERNATIVE COLLATERAL MUST BE APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OR, IF PERMITTED BY THE SUBDIVISION IMPROVEMENTS AGREEMENT, BY THE PLANNING AND COMMUNITY DEVELOPMENT CHAIR AND MEET THE POLICY AND PROCEDURE REQUIREMENTS OF EL PASO COUNTY PRIOR TO THE RELEASE BY THE COUNTY OF ANY LOTS FOR SALE, CONVEYANCE OR TRANSFER.

THIS PLAT RESTRICTION MAY BE REMOVED OR RESIGNED BY THE BOARD OF COUNTY COMMISSIONERS OR, IF PERMITTED BY THE SUBDIVISION IMPROVEMENTS AGREEMENT, BY THE PLANNING AND COMMUNITY DEVELOPMENT CHAIR UPON EITHER APPROVAL OF AN ALTERNATIVE FORM OF COLLATERAL OR COMPLETION AND PRELIMINARY ACCEPTANCE BY THE EL PASO BOARD OF COUNTY COMMISSIONERS OF ALL IMPROVEMENTS REQUIRED TO BE CONSTRUCTED AND COMPLETED IN ACCORDANCE WITH SAID SUBDIVISION IMPROVEMENTS AGREEMENT. THE PARTIAL RELEASE OF LOTS FOR SALE, CONVEYANCE OR TRANSFER MAY ONLY BE GRANTED IN ACCORDANCE WITH ANY PLANNED PARTIAL RELEASE OF LOTS AUTHORIZED BY THE SUBDIVISION IMPROVEMENTS AGREEMENT.
14. NO STRUCTURES OR FENCES ARE PERMITTED WITHIN DESIGNATED "FLOODPLAIN" AREAS.
15. THIS PROPERTY IS NOT LOCATED WITHIN A DESIGNATED FEMA FLOODPLAIN AS DETERMINED BY THE FLOOD INSURANCE RATE MAP FOR EL PASO COUNTY, COMMUNITY MAP NUMBER 08041C0315G, EFFECTIVE DATE DECEMBER 7, 2018.
16. ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT OR LAND BOUNDARY MONUMENT OR ACCESSORY, COMMITS A CLASS TWO (2) MISDEMEANOR PURSUANT TO CRS 18-4-508.
17. FOR ALL INFORMATION REGARDING EASEMENTS, RIGHT-OF-WAY OR TITLE OF RECORDS, JR ENGINEERING, LLC RELIED UPON TITLE COMMITMENT NO. 1966976, PREPARED BY STEWART TITLE GUARANTY COMPANY, WITH A COMMITMENT DATE OF MARCH 6, 2023 AT 8:00 A.M.
18. MAIL BOXES SHALL BE INSTALLED IN ACCORDANCE WITH ALL EL PASO COUNTY AND UNITED STATES POSTAL SERVICE REGULATION.
19. THE SUBDIVIDER(S) AGREES ON BEHALF OF HIM/HERSELF AND ANY DEVELOPER OR BUILDER SUCCESSORS AND ASSIGNEES THAT SUBDIVIDER AND/OR SAID SUCCESSORS AND ASSIGNS SHALL BE REQUIRED TO PAY TRAFFIC IMPACT FEES IN ACCORDANCE WITH THE EL PASO COUNTY ROAD IMPACT FEE PROGRAM RESOLUTION (RESOLUTION NO. 16-171) OR ANY AMENDMENTS THERETO, AT OR PRIOR TO THE TIME OF BUILDING PERMIT SUBMITTALS. THE FEE OBLIGATION, IF NOT PAID AT FINAL PLAT RECORDING, SHALL BE DOCUMENTED ON ALL SALES DOCUMENTS AND ON PLAT NOTES TO ENSURE THAT A TITLE SEARCH WOULD FIND THE FEE OBLIGATION BEFORE SALE OF THE PROPERTY. TRANSPORTATION IMPACT FEES ARE TO BE PAID AT BUILDING PERMIT.
20. THE FOLLOWING LOTS HAVE BEEN FOUND TO BE IMPACTED BY GEOLOGIC HAZARDS. MITIGATION MEASURES AND A MAP OF THE HAZARD AREA CAN BE FOUND IN THE GEOLOGIC HAZARD REPORT BY LINCOLN DEVORE, DATED FEBRUARY 22, 1978 IN FILE SP _____ AVAILABLE AT THE EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT.
21. THE PRIVATE ROADS AS SHOWN ON THIS PLAT WILL NOT BE MAINTAINED BY EL PASO COUNTY UNTIL AND UNLESS THE STREETS ARE CONSTRUCTED IN CONFORMANCE WITH EL PASO COUNTY STANDARDS IN EFFECT AT THE DATE OF THE REQUEST FOR DEDICATION AND MAINTENANCE.

LAND SUMMARY CHART					
TRACT	AREA (SF)	AREA (AC)	USE	MAINTENANCE	OWNERSHIP
A	71,465	1.6406	DRAINAGE, UTILITIES, PEDESTRIAN ACCESS, OPEN SPACE	TBD	TBD
B	37,599	0.8632	DRAINAGE, UTILITIES, PEDESTRIAN ACCESS, OPEN SPACE	TBD	TBD
TRACT TOTAL	109,064	2.5038			
LOT TOTAL	1,329,318	30.5169			
R.O.W.	90,269	2.0723			
TOTAL	1,538,651	35.0090			

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N82°43'46"W	3.19'
L2	N82°43'46"W	12.12'
L3	S81°27'33"W	22.52'
L4	S82°50'53"W	37.32'
L5	S69°49'48"W	32.32'
L6	S31°56'15"W	15.63'
L7	S83°31'10"W	0.82'
L8	N74°19'51"W	21.67'
L9	N61°25'07"W	33.85'
L10	N78°42'35"W	26.97'
L11	N76°33'22"W	20.46'
L12	N78°39'54"W	16.93'
L13	N90°00'00"W	17.13'
L14	N90°00'00"E	11.09'
L15	S78°35'54"E	11.05'
L16	S76°33'22"E	20.51'
L17	S78°42'35"E	20.30'
L18	S61°25'07"E	31.91'
L19	S74°19'51"E	37.11'
L20	N83°31'10"E	24.75'
L21	N51°56'15"E	21.90'
L22	N69°49'48"E	18.74'
L23	N82°50'53"E	32.22'
L24	N81°27'33"E	16.68'
L25	S81°35'09"W	12.28'
L26	S81°04'04"W	35.95'
L27	S51°58'53"W	31.10'
L28	S75°10'41"W	37.88'
L29	S83°36'29"W	15.73'
L30	S61°22'33"W	27.88'
L31	S54°43'24"W	22.08'
L32	S86°38'13"W	24.61'
L33	N90°00'00"W	58.34'
L34	S83°35'16"W	53.77'
L35	N86°17'20"W	37.61'
L36	S87°57'19"W	24.67'
L37	S75°02'09"W	30.60'
L38	S78°05'58"W	38.05'
L39	N83°38'32"W	40.99'
L40	N77°47'00"W	35.36'

LINE TABLE		
LINE	BEARING	DISTANCE
L41	S89°40'59"W	47.21'
L42	S72°56'06"W	17.72'
L43	N81°50'37"W	9.15'
L44	N49°10'52"W	16.75'
L45	N67°21'31"W	26.74'
L46	S49°10'52"E	19.32'
L47	S81°55'37"E	34.99'
L48	N72°56'06"E	21.51'
L49	N89°40'59"E	34.12'
L50	S77°14'00"E	32.42'
L51	S83°38'32"E	51.83'
L52	N78°05'58"E	47.42'
L53	N75°02'09"E	26.27'
L54	N86°43'02"E	16.49'
L55	S86°17'20"E	39.53'
L56	N83°35'16"E	55.39'
L57	N90°00'00"E	57.01'
L58	N86°38'13"E	40.37'
L59	N54°43'24"E	24.54'
L60	N81°22'33"E	15.06'
L61	N83°36'29"E	18.44'
L62	N75°10'41"E	51.83'
L63	N51°56'15"E	28.39'
L64	N81°04'04"E	22.75'
L65	N81°35'09"E	5.72'
L66	N01°11'44"W	58.29'
L67	S14°02'38"E	11.48'
L68	S07°07'45"E	21.57'
L69	S39°49'18"E	20.35'
L70	S82°13'54"W	10.81'
L71	N79°50'47"W	12.52'
L72	S89°25'17"W	23.74'
L73	N86°18'20"W	28.93'
L74	S64°55'29"W	20.32'
L75	S68°38'12"W	7.75'
L76	S72°12'15"W	7.22'
L77	N78°27'12"W	21.77'
L78	N86°59'18"W	33.11'
L79	S81°48'29"W	28.28'
L80	S46°40'50"W	35.11'

LINE TABLE		
LINE	BEARING	DISTANCE
L81	S46°44'47"W	1.00'
L82	N88°30'46"W	28.94'
L83	S82°35'09"W	42.29'
L84	S86°43'02"W	27.80'
L85	N89°15'50"W	40.41'
L86	S59°22'46"W	53.90'
L87	S40°36'43"W	22.85'
L88	S56°57'42"W	16.25'
L89	S75°41'59"W	48.24'
L90	S64°43'11"W	19.21'
L91	N40°36'43"E	6.92'
L92	N59°22'46"E	31.60'
L93	S89°15'50"E	28.13'
L94	N86°43'02"E	31.36'
L95	N82°35'09"E	40.21'
L96	S88°30'46"E	45.63'
L97	N46°44'47"E	21.60'
L98	N46°40'58"E	19.31'
L99	N81°48'50"E	7.55'
L100	S86°59'18"E	24.47'
L101	S78°27'12"E	31.13'
L102	N72°12'15"E	21.87'
L103	N68°38'12"E	10.93'
L104	N64°35'29"E	9.12'
L105	S86°18'20"E	17.97'
L106	N89°25'17"E	20.91'
L107	S79°50'47"E	15.70'
L108	N82°13'54"E	12.93'
L109	N01°11'44"W	83.26'
L110	S16°42'30"W	21.47'
L111	S23°12'37"W	18.54'
L112	S39°49'18"W	20.90'
L113	S26°34'41"W	17.85'
L114	S47°42'49"W	16.85'
L115	S01°11'44"E	20.41'
L116	N31°57'18"W	16.15'
L117	N50°48'12"W	28.54'
L118	S61°56'58"W	26.20'
L119	S76°00'08"E	24.84'
L120	N56°40'50"E	40.50'

LINE TABLE		
LINE	BEARING	DISTANCE
L121	S56°40'50"W	3.75'
L122	S61°20'15"W	27.44'
L123	S28°56'19"W	22.81'
L124	S83°01'35"W	18.26'
L125	N69°07'13"W	1.24'
L126	S67°56'30"W	14.73'
L127	S59°49'50"W	34.03'
L128	S67°56'30"W	14.73'
L129	N43°23'06"W	7.14'
L130	S31°57'18"E	17.42'
L131	S86°18'23"E	75.54'
L132	S58°41'37"E	25.44'
L133	S43°23'06"E	34.49'
L134	S76°03'38"E	41.78'
L135	N39°11'44"E	27.10'
L136	N07°35'51"E	7.68'
L137	N67°56'32"E	3.37'
L138	N81°00'44"E	21.53'
L139	N83°51'54"E	35.96'
L140	N51°20'08"E	43.27'
L141	N59°49'50"E	18.64'
L142	S17°55'34"E	4.18'
L143	S38°57'31"E	72.78'
L144	S79°29'19"E	57.39'
L145	N00°00'00"E	9.68'
L146	S39°56'07"W	28.66'
L147	S78°03'36"W	25.88'
L148	S66°45'08"W	24.79'
L149	N82°47'26"W	60.42'
L150	N69°34'50"W	39.27'
L151	S80°01'19"W	8.89'
L152	N80°01'19"E	26.34'
L153	S69°34'50"E	47.06'
L154	S82°47'26"E	41.01'
L155	N66°45'08"E	16.11'
L156	N78°00'36"E	40.32'
L157	N89°30'22"W	61.71'
L158	N77°26'34"W	57.04'
L159	N88°10'56"W	3.37'
L160	S74°41'19"W	19.46'
L161	S68°51'00"W	13.62'

LINE TABLE		
LINE	BEARING	DISTANCE
L162	S79°43'01"W	44.26'
L163	S74°41'08"W	21.72'
L164	N75°40'34"W	16.95'
L165	S58°41'03"E	1.56'
L166	S78°40'34"E	16.24'
L167	N74°41'08"E	10.69'
L168	N79°43'01"E	41.70'
L169	N68°51'00"E	11.42'
L170	N74°41'19"E	29.54'
L172	S77°28'34"E	56.45'
L173	S89°30'22"E	54.96'
L174	N82°43'46"W	7.65'

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C1	82°7'58"	230.00'	33.99'	N86°57'45"W	33.99'
C2	82°7'58"	170.00'	25.12'	N86°57'45"W	25.10'
C3	35°39'33"	100.00'	62.24'	N16°38'02"E	61.24'
C4	35°39'33"	100.00'	62.24'	S19°01'30"E	61.24'
C5	65°24'59"	66.16'	75.54'	N82°32'28"W	71.50'
C6	28°33'00"	137.00'	68.27'	S86°25'54"E	67.56'
C7	34°18'54"	85.00'	50.91'	N14°24'23"W	50.15'
C8	90°00'00"	12.00'	18.85'	S43°48'16"W	16.97'
C9	90°00'00"	12.00'	18.85'	S46°11'44"E	16.97'
C10	82°7'58"	200.00'	29.55'	N86°57'45"W	29.53'

JOB NO. 25260.00
NOVEMBER 17, 2023
SHEET 2 OF 3



Central 303-740-9880 • Colorado Springs 770-550-2580
Fort Collins 970-491-9888 • www.jrengineering.com

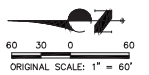
CATHEDRAL PINES SUBDIVISION FILING NO. 9

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 2,
TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN,
COUNTY OF EL PASO, STATE OF COLORADO.

El Paso County
Parks Property

- LEGEND**
- EXISTING PROPERTY LINE
 - EXISTING RIGHT-OF-WAY LINE
 - PROPOSED PROPERTY LINE
 - PROPOSED RIGHT-OF-WAY LINE
 - PROPOSED CENTERLINE
 - RECOVERED 2.5" ALUMINUM CAP
STAMPED "ALUESI PLS 30130 2007"
 - RECOVERED 1.5" ALUMINUM CAP
STAMPED "LWA PLS 28658"
 - RECOVERED 1.25" YELLOW PLASTIC CAP
STAMP "FLESBLE"
 - RECOVERED 1.25" PIPE
 - RECOVERED #4 REBAR

EPC Parks Master
Plan Tier I Trail

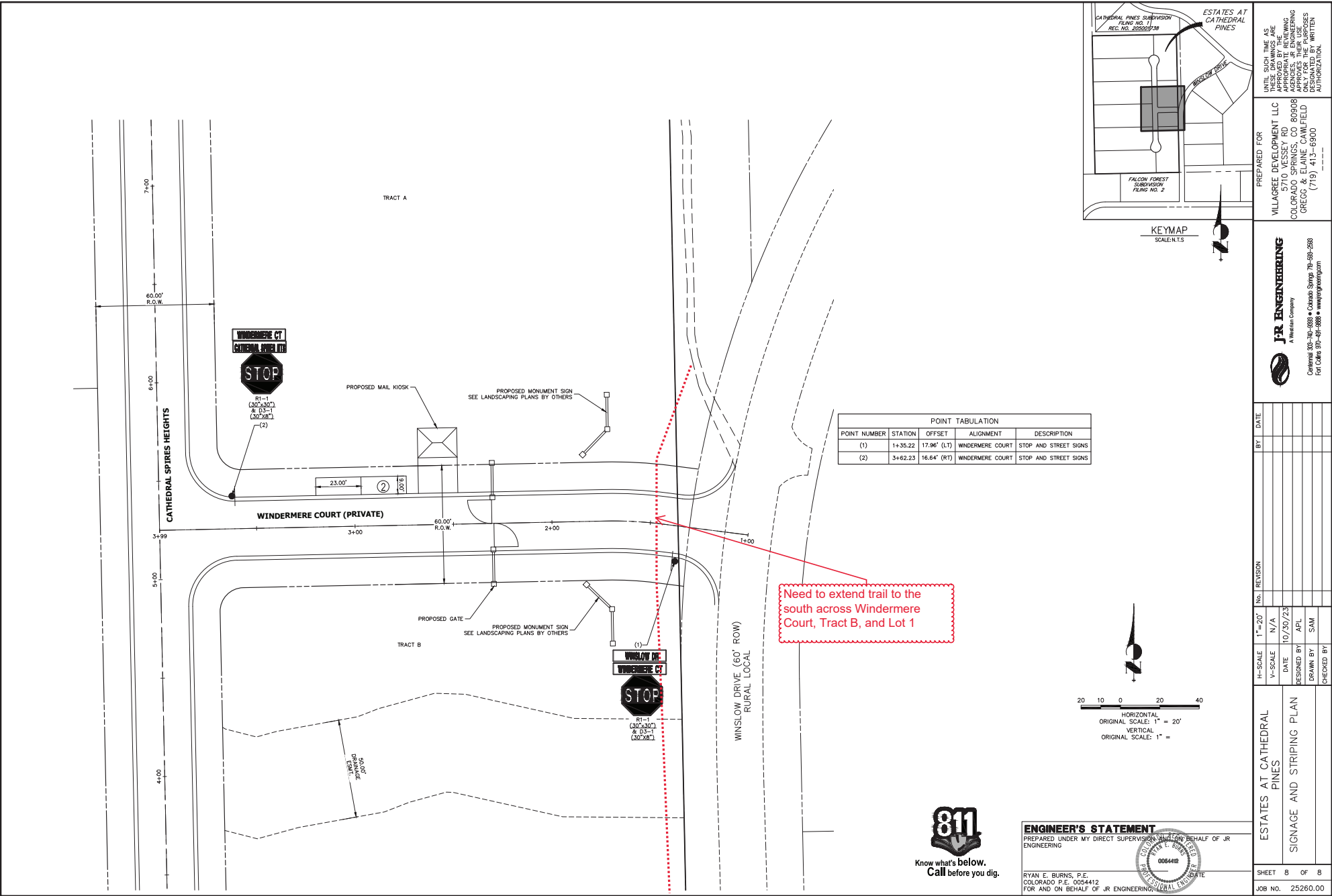


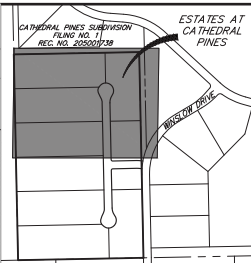
60 30 0 30 60
ORIGINAL SCALE: 1" = 60'

JOB NO. 25260.00
NOVEMBER 17, 2023
SHEET 3 OF 3

J.R. ENGINEERING
A Western Company

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Fort Collins 970-491-9888 • www.jrengineering.com





UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE APPROPRIATE REVIEWING AGENCIES, JR ENGINEERING APPROVES THEIR USE ONLY FOR THE PURPOSES DESIGNATED BY WRITTEN AUTHORIZATION.

PREPARED FOR
VILLAGREE DEVELOPMENT LLC
5710 VESSEY RD
COLORADO SPRINGS, CO 80908
GREGG & ELAINE CAWLFIELD
(719) 413-6900

J-R ENGINEERING
A Westfalian Company



Centennial 303-740-0030 • Colorado Springs 719-533-2533
Fort Collins 970-491-9888 • www.jrengineering.com

H-Scale	1"=40'	No.	REVISION	BY	DATE
V-Scale	N/A				
DATE	10/31/23				
DESIGNED BY	APL				
DRAWN BY	APL				
CHECKED BY					

ORIGINAL SCALE: 1" = 40'



Know what's below.
Call before you dig.

SILT FENCE			PROPOSED FLOW PATH	
CUT/FILL BOUNDARY			EXISTING FLOW PATH	
STABILIZED STAGING AREA			LIMITS OF CONSTRUCTION/ DISTURBANCE	
VEHICLE TRACKING CONTROL			TEMPORARY SEEDING AND MULCHING	
SURFACE ROUGHENING			TEMPORARY CHECK DAM	
TEMP. SWALE			OUTLET PROTECTION	
INLET PROTECTION			STOCK PILE	
TEMPORARY SEDIMENT BASIN			TURF REINFORCEMENT MAT	
CONSTRUCTION FENCE				

INITIAL	INTERIM	FINAL
1. INSTALL VTC	1. ESTABLISH SSA	1. INSTALL MULCH AND TEMPORARY SEEDING IN ALL DISTURBED AREA
2. INSTALL SILT FENCE	2. INSTALL SR	2. REMOVE ALL TEMPORARY BMP'S AFTER 70% VEGETATION HAS BEEN ACHIEVED.
3. INSTALL SEDIMENT BASINS	3. INSTALL TEMPORARY SWALE	
	4. INSTALL CHECK DAMS	
	5. INSTALL CONSTRUCTION FENCE	
	6. MAINTAIN ALL BMP'S	
	7. LOCATE/INSTALL TEMPORARY STOCK PILE	
	8. INSTALL INLET AND OUTLET PROTECTION	

EXISTING VEGETATION ON THE PROJECT SITE CONSISTS OF SPARSE GRASS AND TREES.

NO WETLANDS ARE TO BE PERMANENTLY DISTURBED PER THIS GRADING PLAN.

THERE ARE NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS PROPOSED AS PART OF THIS PROJECT.

DEWATERING OPERATIONS ARE NOT ANTICIPATED FOR THIS PROJECT.
NO EARLY GRADING IS TO OCCUR WITHIN THE 100 YEAR FLOODPLAIN.

ALL TEMPORARY RIPRAP SHOWN ON THE PLANS SHALL BE TYPE 'M'. RIPRAP SHALL BE PLACED IN THE LOCATIONS INDICATED BY THE PLAN OR IN AREAS AS THE CONTRACTOR SEES FIT TO CONTROL EROSION. ALL RIPRAP SHALL BE PLACED AT A MINIMUM THICKNESS OF 2.0' DEEP.

THIS GRADING AND EROSION CONTROL PLAN WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. SAID PLAN HAS BEEN PREPARED ACCORDING TO THE CRITERIA ESTABLISHED BY THE COUNTY FOR GRADING AND EROSION CONTROL PLANS. I ACCEPT RESPONSIBILITY FOR ANY LIABILITY CAUSED BY ANY NEGLIGENT ACTS, ERRORS OR OMISSIONS ON MY PART IN PREPARING THIS PLANS.



RYAN E. BURNS, P.E.
COLORADO P.E. 0054412
FOR AND ON BEHALF OF JR ENGINEERING, INC.

JOB NO.	25260.00
SHEET	4 OF 9
ESTATES AT CATHEDRAL PINES	
GRADING & EROSION CONTROL PLAN	

El Paso County Park Advisory Board

Agenda Item Summary Form

Agenda Item Title: PPACG Active Transportation Plan

Agenda Date: March 13, 2024

Agenda Item Number: #7 - A

Presenters: Jason Meyer, Park Planning Division Manager

Information: X **Endorsement:**

Background Information:

The Pikes Peak Area Council of Governments (PPACG) is updating the Pikes Peak Region's Active Transportation Plan. The Active Transportation Plan and Long-Range Transportation Plan set the vision for the future of the transportation network. They help identify important projects, prioritize investments for the next 20 years, and provide guidance for future projects. These plans are critical to help make the decisions for our region.

Recommended Motion: Information only.



ACTIVE TRANSPORTATION PLAN

We are updating the Pikes Peak Region's Active Transportation Plan!

Walking. Biking. Rollerblading. Skateboarding. These are all forms of active transportation! Our region needs a plan to make sure we can all get where we want to go using active modes. This plan will ultimately be part of the region's 2050 Long Range Transportation Plan.

Here's where you come in!

It's important that we hear from people of all ages as we plan for the future—including **you!** Tell us what we need to know about how you get where you want to go **today** and what you'd like to see in the **future**.

Long-term Transportation Planning

The Active Transportation Plan and Long-Range Transportation Plan set the vision for the future of the transportation network. They help identify important projects, prioritize investments for the next 20 years, and provide guidance for future projects. These plans are critical to help make the decisions for our region.

To find out more about these plans, please visit their websites!

LONG RANGE TRANSPORTATION PLAN

ppacg.org/2050-long-range-transportation-plan/

ACTIVE TRANSPORTATION PLAN

ppacg.org/transportation/walk-bike-ride/

Two ways to provide input before March 29!

1

**Comment
on a Map**



2

**Take a
Survey**



Pikes Peak Area
Council of Governments
Communities Working Together



El Paso County Park Advisory Board

Agenda Item Summary Form

Agenda Item Title: Fox Run Nature Center Update

Agenda Date: March 13, 2024

Agenda Item Number: #7 - B

Presenters: Todd Marts, Executive Director

Information: X **Endorsement:**

Background Information:

The Fox Run Nature Center Team hosted a public meeting in Black Forest on the Fox Run Nature Center. The attached presentation was given followed by a small group discussion opportunity. All questions and comments were collected and are now addressed on the Fox Run Nature Center Project website.

Recommended Motion: Information only.



MEETING PURPOSE & GOALS

PROVIDE AN ACCURATE PRESENTATION OF THE PROJECT AND
MISSION OF EL PASO COUNTY NATURE CENTERS

COLLECT QUESTIONS AND FEEDBACK ON THE PROJECT



EL PASO COUNTY REGIONAL PARK SYSTEM

PROVIDE VARIOUS OPPORTUNITIES FOR OUTDOOR
RECREATION FOR ALL EL PASO COUNTY RESIDENTS & VISITORS



WEST

**BEAR CREEK
REGIONAL PARK**



SOUTH

**FOUNTAIN CREEK
REGIONAL PARK**



EAST

**FALCON &
HOMESTEAD
REGIONAL PARKS**



NORTH

**FOX RUN &
BLACK FOREST
REGIONAL PARKS**

EL PASO COUNTY NATURE CENTERS

MISSION

To connect people to their natural and cultural resources and inspire them to become stewards for the parks and our environment.



EL PASO COUNTY NATURE CENTERS

NATURE CAMPS



PRESCHOOL PROGRAMS



EL PASO COUNTY NATURE CENTERS

ENVIRONMENTAL EDUCATION FIELD TRIPS



EL PASO COUNTY NATURE CENTERS

ADULT PROGRAMS

OPEN TO THE PUBLIC
FREE FOR GENERAL VISITORS

VOLUNTEER PROGRAM



NATURE CENTERS STEWARDSHIP PROJECTS



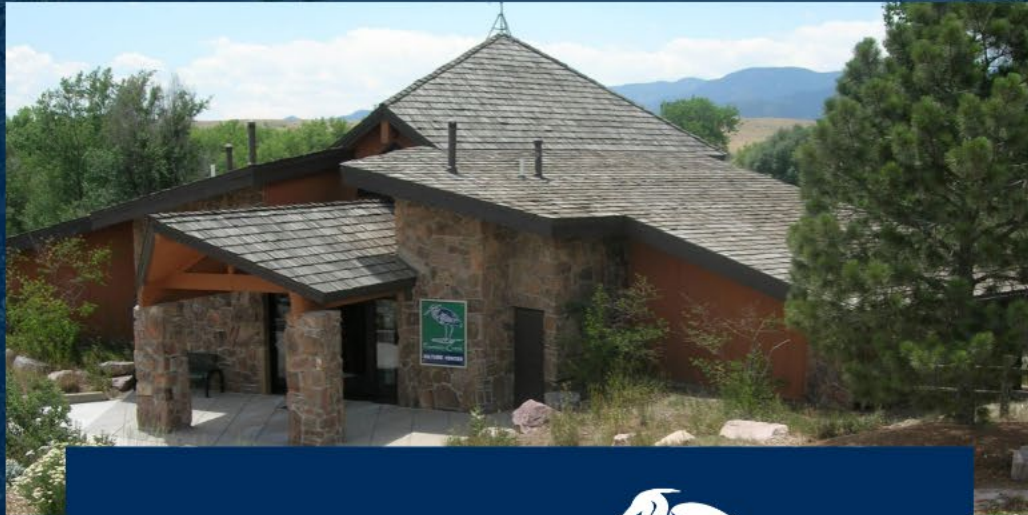
GREAT AMERICAN CLEAN UP

CREEK WEEK CLEAN UP

WILDFIRE MITIGATION

WEED CONTROL

LEARN MORE ABOUT OUR NATURE CENTERS



MARCH 9, 2024
9:00 A.M. - 9:30 A.M.



MARCH 23, 2024
9:00 A.M. - 9:30 A.M.

EL PASO COUNTY PARKS MASTER PLAN

2022 MASTER PLAN

GOAL 11

Provide high quality recreation and educational experiences for users of county park facilities and recreational areas.

OBJECTIVE 11.1

Expand nature-based programming and develop nature center facility in Fox Run Regional Park.



NORTHERN NATURE CENTER FEASIBILITY STUDY

2019 FEASIBILITY STUDY

El Paso County completed the Northern Nature Center Feasibility Study to identify a location for a future nature center in northern El Paso County. This study involved detailed site analysis, public input, stakeholder discussions, financial analysis, and a focus on a site that inspires visitors.

The study recommended Fox Run Regional Park as the location for the new Northern El Paso County Nature Center.



TDG-FRNC.COM

CURRENT CAPITAL PROJECTS | FOX RUN



\$330,000

PINE MEADOWS PLAYGROUND

The project consisted of the removal and replacement of a play structure at the Pine Meadows playground within Fox Run Regional Park and establishing ADA accessible routes.

A concrete sidewalk leading to the playground was updated to meet ADA. Additional improvements included parking spaces and ADA accessibility to restrooms.

CURRENT CAPITAL PROJECTS | FOX RUN



\$2 MILLION
RESTROOM, GAZEBO & POND
IMPROVEMENTS

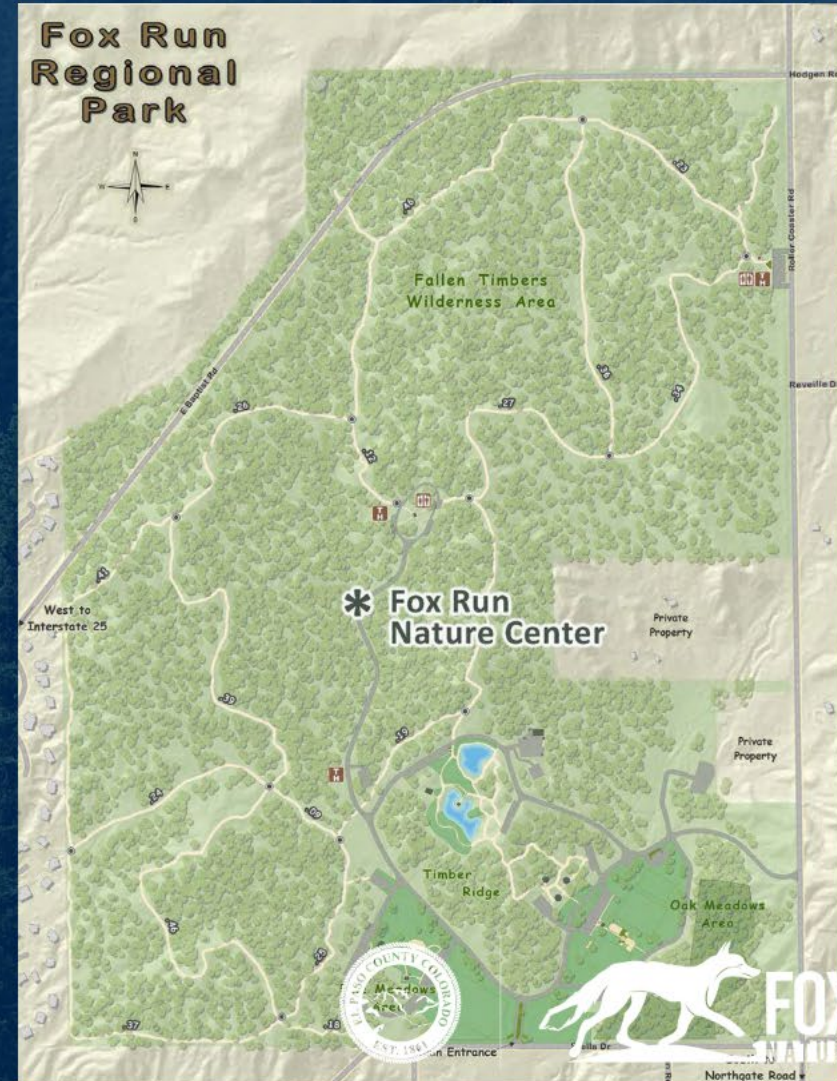
LOCATION OF NATURE CENTER

**APPROXIMATELY 1 ACRE
DISTURBANCE**

Fox Run Regional Park

Total Park Acreage is 410 Acres

Park Opened in 1985



LOCATION OF NATURE CENTER

APPROXIMATELY 1.9 ACRE RESTORATION

1 ACRE CONSTRUCTION SITE

1.9 ACRE RESTORATION SITE

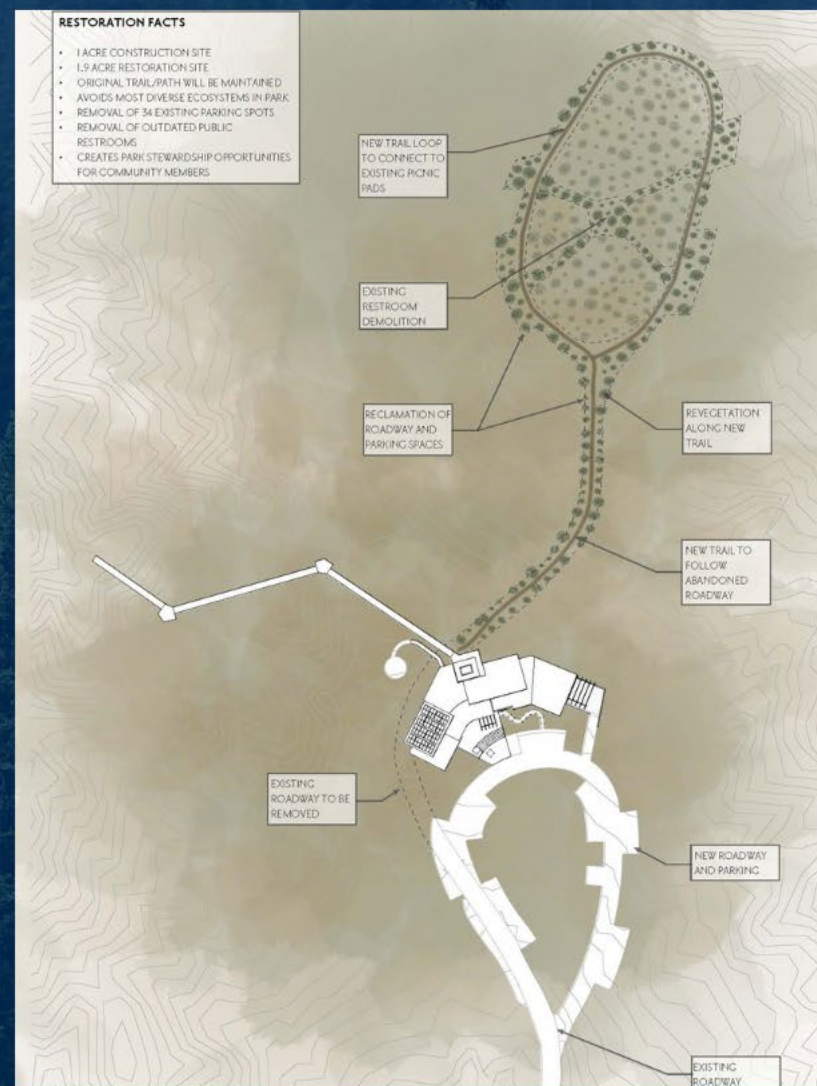
ORIGINAL TRAIL/PATH WILL BE MAINTAINED

AVOIDS MOST DIVERS ECOSYSTEMS IN PARK

REMOVAL OF 34 EXISTING PARKING SPOTS

REMOVAL OF OUTDATED PUBLIC RESTROOMS

CREATES STEWARDSHIP OPPORTUNITIES



DESIGN OF NATURE CENTER

SITE PLAN & DESIGN NOTES

LOCATION ON EDGE OF FOREST WHICH IS
MORE DYNAMIC

UTILIZE EXISTING INFRASTRUCTURE,
UNIVERSALLY ACCESSIBLE

EXPERIENTIAL EDUCATION
OPPORTUNITIES



Core Interpretive Concepts

The visitor experience at Fox Run Nature Center balances between engaging indoor interpretation that reveals and celebrates the adjacent natural setting and expanding visitors' understanding and care for the quality of the forest and greater ecosystem in which it exists. It fosters visitors to use their own experiences from which to explore the nature center's messaging.

Big Idea Statement

The Black Forest's Fox Run Regional Park is integrally connected to and made healthy through its biological inventory, human presence, and our concern and passionate support for its evermore important future.

Threads

Conservation



- Importance of land/resource conservation
- Conservation observations at Fox Run
- Visitor connections to conservation
- Conservation programmatic opportunities

Play, Joy, and Discovery!

Animals & Plants



- Species of Fox Run
- Species as forest health indicators
- Bio-facts, Taxidermy, Tactiles



Ponderosa Forests of the Black Forest

Connect to Community/
Inspire Care

Living in
the Black
Forest

Trail
etiquette

Forest as
recreational
resources

Forest as
educational
resources

Central Themes

Climate

Importance
and "look"
of forest
health

Disturbance
and
Recovery

People
on Palmer
Divide

Weather

Geological
uniqueness
of the Palmer
Divide

Specific area
attributes

Water

Palmer Divide

Ambassador
species as
connection to
site

Single tree/
whole forest
connections

Role in
biodiversity

Scientific
observations

Forest
response
to human
action

Forest
management

Risk for forest
and community

Sensory
Engagement
(touch,
smell)

Unique
attributes
(bark, rings)

Ponderosa Pine Tree

Fire's Importance



PUBLIC INPUT OPPORTUNITY

TREAT ALL WITH KINDNESS & RESPECT

VALUE DIVERSE VIEWS & OPINIONS

ALL QUESTIONS & COMMENTS WILL BE POSTED ON WEBSITE





ELPASOCOUNTYPARKS.COM | PARKS@ELPASOCO.COM

**El Paso County Parks
2024 Action Plan**

Recreation / Cultural Services	Project Manager	Priority	Status
Fox Run Nature Center Fundraising	Theresa Odello / Dana Nordstrom		In Progress
Mid-Week County Fair Attendance	Andschana Aljets		In Progress
Execute three larger events at the Fairgrounds	Andschana Aljets		
Signage Update and Design at Bear Creek Nature Center	Mary Jo Lewis		
Teen Volunteers at Fountain Creek Nature Center	Jessica Miller		
Fountain Creek Nature Center Field Guide	Victoria Dinkel		
Volunteer Restoration Days at BCNC	Kylee Taylor		In Progress
Trail Camera at BCNC	Kylee Taylor		
Fairgrounds Corporation Bylaws	Theresa Odello		
Park Operations	Project Manager	Priority	Status
Hammock Post Design and Installation	Kyle Melvin	High	In Progress
Stratmoor Valley Forestry	Kyle Melvin		Completed
Pineries Open Space MPB Assessment	Kyle Melvin	High	In Progress
Pineries Open Space Forestry	Kyle Melvin	High	Bid Development
Vegetation Management	Scott Myers	High	Contract Award
Homestead Ranch RP Playground Improvements	Scott Myers		In Progress
Fox Run RP Entrance Improvements (Stella Dr)	Ben Dumakowski	High	In Progress
Pineries Open Space Drainage Improvements	Ben Dumakowski	High	On-Hold (Weather)
Bear Creek Dog Park Trail Improvements	Adam Robertson		
Bear Creek RP Entrance Improvements (Argus Dr)	Adam Robertson		In Progress
Bear Creek Regional Park Bridge Improvements	Adam Robertson	High	In Progress
Homestead Ranch RP Facility Improvements	Adam Baker	High	Bid Development
Fairgrounds Audio Improvements	Adam Baker	High	Construction
Fountain Creek RP Landscape Improvements	Jamie Haas		
Fountain Creek RP Entry and Rules Signage	Jamie Haas		Completed
Park Planning Divisions	Project Manager	Priority	Status
Fountain Creek Regional Park Parking & ADA	Greg Stachon		
Fox Run Nature Center Design	Jason Meyer		
Paint Mines Interpretive Park Master Plan	Ross Williams		
Administration	Project Manager	Priority	Status
Develop a Department & Divisions Mission Statement	Todd Marts		
Implement PAY-TRAC	Deb Reid		Completed

Community Services Department							
Parks / Recreation & Cultural Services Divisions							
February 2024 Monthly Report							
<u>Facility Revenue Totals To Date</u>		2024				2023	2022
		Budget	Current	Balance		Totals to Date	Totals to Date
Parks Facility Reservation Revenue		\$ 180,000	\$ 44,854	\$ 135,146		\$ 65,286	\$ 32,851
County Fair / Fairgrounds		\$ 301,000	\$ 25,599	\$ 275,401		\$ 29,058	\$ 49,876
Total		\$ 481,000	\$ 70,453	\$ 410,547		\$ 94,344	\$ 82,727
<u>Fundraising Revenue</u>		2024	2024			2023	2022
	Purpose	Goal	Amount	Balance		Totals to Date	Totals to Date
County Fair Sponsorships	Fair Operations	\$ 80,000	\$ 92,500	\$ (12,500)		\$ 10,000	\$ 20,000
Partners in the Park Program	Park Operations	\$ 45,000	\$ 30,000	\$ 15,000		\$ 47,500	\$ 5,000
Trust for County Parks	Park Operations	\$ 10,000	\$ 2,819	\$ 7,181		\$ 1,225	\$ 8,013
Nature Center Fundraising	Nature Center Support	\$ 25,000	\$ 2,127	\$ 22,873		\$ 690	\$ 1,932
County Fairgrounds Support (Fairgrounds Corp)	Programming/Facility Support	\$ 40,000	\$ 80,000	\$ (40,000)		\$ 70,000.00	\$ 40,000
Total		\$ 200,000	\$ 207,446	\$ (7,446)		\$ 129,415	\$ 74,945
<u>Grant / 3rd Party Funding</u>		Awarded					
<u>Parks Division Reservations</u>	2024	2024	2024	2023	2023	2022	2022
Year to Date	Rentals	Attendance	Evaluation	Rentals	Attendance	Rental	Attendance
January	10	1072	N/A	11	966	3	510
February	15	898	N/A	15	778	5	446
March							
April							
May							
June							
July							
August							
September							
October							
November							
December							
Total	25	1970	0	26	1744	8	956

<u>Parks Facility Reservations</u>		2024	2024	2023	2023	2022	2022	
<u>February</u>		<u>Rentals</u>	<u>Attendance</u>	<u>Rentals</u>	<u>Attendance</u>	<u>Rentals</u>	<u>Attendance</u>	
<u>Bear Creek Regional Park</u>								
Archery Lanes								
Athletic Fields								
Pavilions								
Trails		3	324	1	300	1	400	
Vendor								
Tennis Courts								
Pickleball Courts								
Vita Course								
Meeting Room		7	98	10	114			
<u>Black Forest Regional Park</u>								
Athletic Fields								
Pavilions								
Vendor								
Tennis Courts								
<u>Falcon Regional Park</u>								
Baseball Fields								
Vendor								
<u>Fountain Creek Regional Park</u>								
Athletic Fields								
Pavilions								
Trails		1	300	1	300			
Disc Golf Course								
Vendor								
<u>Fox Run Regional Park</u>								
Athletic Fields								
Gazebo		1	150	1	30	1	20	
Warming Hut		1	20	1	30	1	20	
Pavilions								
Vendor								
Trails								
<u>Homestead Ranch Regional Park</u>								
Pavilions								
Athletic Fields								
Trails								
<u>Palmer Lake Recreational Area</u>								
Palmer Lake Santa Fe Trail								
<u>New Santa Fe Trail</u>								
Monument Trail Head New Santa Fe Trail								
Baptist Road Santa Fe Trail								
AFA Santa Fe Trail								
Vendor - Santa Fe Trailheads								
<u>Paint Mines Trail</u>		2	6	1	4	2	6	
<u>Rock Island Trail</u>								
<u>Black Forest Section 16</u>								
<u>Rainbow Falls Historic Site</u>								
<u>Pineries Open Space</u>								
Total Park Facility Reservations		15	898	15	778	5	446	

<u>Fairgrounds Facility Reservations</u>		2024	2024	2024	2023	2023	2022	2022
<u>Year to Date</u>		<u>Rentals</u>	<u>Attendance</u>	<u>Evaluation</u>	<u>Rentals</u>	<u>Attendance</u>	<u>Rentals</u>	<u>Attendance</u>
January		17	385	N/A	8	173	7	150
February		19	770	N/A	14	735	19	726
March								
April								
May								
June								
July								
August								
September								
October								
November								
December								
Total		36	1,155	N/A	22	908	26	876
<u>Fairgrounds Facility Reservations</u>		2024	2024	2023	2023			
<u>February</u>		<u>Rentals</u>	<u>Attendance</u>	<u>Rentals</u>	<u>Attendance</u>			
<u>Swink Hall - Fairgrounds</u>								
Lions Club Meeting		1	30	1	30			
Fair Corp Meeting		1	10	1	10			
4-H Club Meeting		1	20	1	20			
Hitch N' Post 4H Meeting		1	20	1	20			
Little Britches Club		2	40	1	20			
Fair Advisory Board		1	25	1	15			
Calhan FFA		1	100	1	20			
4-H Activities		3	300					
Jr. Livestock Sale Committee Meeting		1	20					
4-H Livestock Judging Clinic		1	100					
<u>Grand Stands Building</u>								
<u>Track</u>				1	35			
<u>Barns</u>				1	200			
<u>Livestock Arena</u>				1	100			
4H Horsemanship Clinic		1	100	2	5			
<u>Whittemore - Fairgrounds</u>								
<u>Arena</u>				1	60			
Open Riding		5	5	1	200			
Month Total Fair Facility Reservations		19	770	14	735			
<u>Vandalism Report</u>								
<u>Incident</u>	<u>Date</u>	<u>Location</u>	<u>Area</u>	<u>Cost</u>				
Two new banners stolen	1/23/2024	Bear Creek Dog Park	Central	\$175				
United Flight Memorial - Graffiti removal	1/24/2024	Widefield Park	South	\$200				
Tunnel - Graffiti removal	1/24/2024	Widefield Park	South	\$50				
Fireworks set off in portable restroom	2/22/2024	Black Forest	North	\$900				
		Total		\$1,325				

Volunteerism		2024		2023		2022		
Total for Year	Goal	Volunteers	Total Hours	Volunteers	Total Hours	Volunteers	Total Hours	
January		167	827	138	728	180	609	
February		272	1,259	292	1,302	60	327	
March								
April								
May								
June								
July								
August								
September								
October								
November								
December								
Totals		439	2,086	430	2,030	240	936	
		2024						
February		Volunteers	Total Hours					
Park Advisory Board		9	35					
Fair Advisory Board		14	119					
Fairgrounds Corporation		5	14					
Fair and Events Center		16	144					
Friends of the Nature Centers		38	277					
Adopt-A-Park / Trail / Volunteer Projects		190	670					
Total		272	1,259					
Programming		2024	2024	2024	2023	2023	2022	2022
Totals for Year		Programs	Attendance	Evaluation	Programs	Attendance	Programs	Attendance
January		48	1434	4.98	45	1152	29	452
February		49	1995	4.99	43	2032	37	952
March								
April								
May								
June								
July								
August								
September								
October								
November								
December								
Totals	800 / 21,000	97	3429		88	3184	66	1404

		2024	2024	2024				
February	Facility	Programs	Attendance	Evaluation				
Fishing 101 & Indoor Gardening	BCNC	1	22	5.00				
Nature Adventures: Happy Feet:	FCNC	2	47	5.00				
2s & 3s Outdoors: Clever Coyote	FCNC	2	64	5.00				
Adult Bird Club Class	FCNC	1	15					
Adult Bird Club Field Trip	FCNC	1	15					
Scout: My Tiger Jungle Adventure Badge	FCNC	1	25	5.00				
Room Rental: REI	FCNC	1	40					
Room Rental: Baby Shower	FCNC	1	50					
Room Rental: Birthday Party	FCNC	1	30					
Birthday: Walk the Wetlands	FCNC	1	24					
Adult Care Group	FCNC	3	21					
Walk the Wetlands	FCNC	1	10					
Puppet Theatre Matinee	BCNC	1	41					
Group Visits	BCNC	4	60					
Disability Etiquette Training	BCNC	1	43					
Nature Explorers: Baby Names in Nature	BCNC	2	50	4.90				
Bighorn Sheep Day	BCNC	1	200					
Little Wonders: Move and Dance with Animals and Plants	BCNC	2	50	5.00				
Partner Appreciation Night	BCNC	1	40					
Kids Morning Out: Nature Math	BCNC	1	20					
Bear Den Rental- Scout Group	BCNC	1	50					
Pikes Peak Birding & Nature Festival Meeting	BCNC	1	11					
Outreach: Career Fair at New Summer Charter Academy	BCNC	1	250					
Colorado Wildlife Detectives	BCNC	1	15	5.00				
Winter Adaptations	BCNC	8	102	5.00				
Cornhole League	FEC	3	180					
Game Expo	FEC	1	400					
Calhan Cheer	FEC	4	120					
TOTALS		49	1995	4.99				
Visitor Contacts <i>(does not include programs)</i>	Bear Creek Nature Center	Fountain Creek Nature Center	Paint Mines Interpretive Park	Rainbow Falls Historic Site				
January	604	659	0	0				
February	702	634	0	0				
March								
April								
May								
June								
July								
August								
September								
October								
November								
December								
Totals	1306	1293	0	0				

PARKS & COMMUNITY SERVICES DEPARTMENT

PARK OPERATIONS ~ ENVIRONMENTAL SERVICES ~ RECREATION/CULTURAL SERVICES ~ CSU EXTENSION

**ADMINISTRATIVE SERVICES
MONTHLY REPORT**

February 2024

General Updates:

1. Facility rentals have generated \$44,854.00 which is 23% of our \$180,000 annual revenue goal.

Special Events:

1. The Pikes Peak Road Runners hosted two larger running events in February: The Winter Series III and IV were held on the Fountain Creek Regional trail and Bear Creek Regional trail. Winter Series III started out at the El Pomar Youth Sports Park where runners headed south on the Fountain Creek Regional trail and back. Winter Series IV started downtown at the America the Beautiful Park where runners entered the east trail system of Bear Creek Regional Park and returned back to the downtown area.
2. El Paso County Search & Rescue held K9 training for ten K9s and handlers on the trail systems of Bear Creek Regional Park.



Winter Series Run @ Bear Creek Regional Trail

PARKS & COMMUNITY SERVICES DEPARTMENT

PARK OPERATIONS ~ ENVIRONMENTAL SERVICES ~ RECREATION/CULTURAL SERVICES ~ CSU EXTENSION

COMMUNITY OUTREACH

**Monthly Report – January 2024
COMMUNITY OUTREACH**

Monthly Report – February 2023

Community Outreach

Partners in the Park:

We are seeking partners for Homestead Regional Park, Black Forest Regional Park, Fountain Creek Regional Park, and Widefield Community Park. Please forward any suggestions to DanaNordstrom@elpasoco.com

El Paso County Fair:

We have surpassed our financial goal and sponsors have committed \$100,000 towards the County Fair this year. Please mark your calendars for the VIP Luncheon at noon, on opening day, Saturday, July 13 at the Fair and Events Center, 366 10th Street, Calhan, 80808.



Fox Run Nature Center: We will host an **Open House**, at **Pikes Peak Brewing Co** in Monument with updates about the Fox Run Nature Center, on **March 14 from 6:00 to 8:00 pm**. Bird Dog BBQ will provide free appetizers. To learn more and stay up to date, please visit our project website at www.tdg-frnc.com.

Great American Clean Up:

Our community-wide clean-up is scheduled for **Saturday, April 27**. County Parks Staff is hosting two material pick-up events, crew leader training, and three clean-up events. For more information please visit <https://www.fountain-crk.org/great-american-cleanup/>






PARKS & COMMUNITY SERVICES DEPARTMENT

PARK OPERATIONS ~ ENVIRONMENTAL SERVICES ~ RECREATION/CULTURAL SERVICES ~ CSU EXTENSION

Recreation & Cultural Services Division
MONTHLY REPORT: February 2024

Programs & Special Events:

- On Friday, February 2, the second annual **Fishing 101** program was held at Bear Creek Nature Center. 16 participants gathered in the Bear Den to listen to a guest speaker from the Pikes Peak Chapter of Trout Unlimited talk about fishing in the Pikes Peak Region. The program lasted about two and a half hours and consisted of slide presentations, web presenting, demonstrations with certain kinds of fishing gear, and a fishing activity with real fishing poles. This class is a great opportunity for new anglers to receive information before the fishing season starts. 
- On Saturday, February 17 the first Intro to **Indoor Gardening class** was held at Bear Creek Nature Center. While it snowed heavily the morning before the program, that didn't stop the participants who did come from bringing in their indoor plants to repot and learn about indoor gardening. For this program we partnered with an instructor from CSU Extension, and it turned out to be a great partnership as the instructor, Barb, was amazing. In addition to receiving help with repotting, participants were able to leave with newly propagated succulents that were picked and transplanted during the class. 
- Fountain Creek Nature Center hosted both **Boy Scouts and Girl Scouts** this month! Mr. Andy led the boys and their families around the Nature Loop to complete a scavenger hunt, map the things they found, study tracks, and coached them in teaching others about what they discovered. Mr. Andy also led a Walk the Wetlands outing for Girl Scouts of Colorado who wanted to offer a program to young girls not already in the scout program, to show them the natural and educational resources available through Girl Scouts and the Nature Center.
- On the evening of February 22, Bear Creek Nature Center invited 2023's El Paso County Nature Centers Sponsors, programming partners, Partners in the Park, and major supporters to a '**Partner Appreciation**' event. Guests mingled while enjoying "mocktails", light refreshments, and live folk music from nature center volunteer band Peppergrass. Remarks made by Bear Creek Supervisor Mary Jo Lewis, Recreation & Cultural Services Division Manager Theresa Odello, and Community Services Director Todd Marts expressed gratitude and also gave attendees a window into the impact of their support and the exciting Fox Run Nature Center on the horizon. 

Outreach Events and Other Items:

- In February, the **El Paso County Fair & Events Center** hosted a highly successful Game Expo, drawing attendance of over 400 individuals. The event showcased traditional and new board games, learn to play and open play, game related vendors, and group activities like game board Jeopardy and musical bingo, fostering a lively exchange among enthusiasts and professionals alike. 4-H animal projects, beef tag-in, and Creation Station Clinics kicked off the 4-H season. Additionally, the Little Britches Goat Clinic provided a charming platform for goat enthusiasts to gather, learn, and connect. These diverse activities, along with our ongoing Cornhole League and Community meetings, underscored our commitment to fostering community engagement and catering to a broad range of interests.



- Fountain Creek Nature Center was the party spot this month! While the outdoors was chilly, the Program Room was **booked with multiple celebrations** for birthdays and babies. The smell of cake, sounds of laughter and singing, and site of fun decorations exuded from our large rentable room. Everyone commented on the beautiful view, great space, and accessible price.

- Fountain Creek Nature Center has a **new educational animal** – a Chaco Golden Knee Tarantula! Named Dorada, meaning golden in Spanish, this tarantula will help us teach audiences about arthropods and spiders. We are often asked about tarantulas that live in Colorado, and Dorada will help visitors understand spiders better to be more confident in the outdoors. While she's still a bit shy, Dorada is calm and is able to be handled!



- Where can you find Big Horn Sheep wandering around inside? At **Big Horn Sheep Day** at Garden of the Gods, of course. At least 101 “big horn sheep” meandered the exhibits with headbands they made at Bear Creek Nature Center’s table on Saturday, February 17. Although most chose to be rams, a few ewes showed off their tinier horns. Because, as everyone learned, both male and female sheep have horns. And lots of people (almost 200) “herd” about all the Nature Centers’ wonderful programs!



- **What exactly is a naturalist?** For us at the nature centers, being a naturalist often revolves around scat. But on February 23, Kindergarten through 8th grade students at New Summit Charter Academy learned about careers in the outdoors, environmental education, and some fun bear facts from Kylee Taylor, Bear Creek Nature Center’s Interpretive Programs Coordinator. The Academy’s Love of Learning career fair showcased over 120 different career paths for students to explore. Students learned how naturalists at the nature centers work to connect people to the outdoors and inspire stewardship through environmental education. Over 250 students were encouraged to pursue careers in the outdoors with nature nerds and science fiends alike found joy in the hands-on learning provided by just a black bear skull and pelt!





Special Events and Program Calendar

March 13 - April 10, 2024

Date	Day of Week	Program	Location	Target Audience	Notes*
March 13	Wednesday	Little Wonders - TREE-mendous	Bear Creek Nature Center	Children ages 2-3 with an adult	9-10:15am and 1-2:15pm, \$3/person
March 14	Thursday	Nature's Classroom- Homeschool Field Trips: Discover Bear Creek	Bear Creek Nature Center	Children ages 5-7 with adult	1-3pm, \$4/person
March 14	Thursday	Nature's Classroom- Homeschool Field Trips: Colorado Wildlife Detectives	Bear Creek Nature Center	Children ages 8+	1-3pm, \$4/person
March 15	Friday	2s & 3s Outdoors: On the Move	Fountain Creek Nature Center	Children ages 2-3 and their families	10-11:15 am, 2-3:15pm, \$3/ person
March 16	Saturday	Painting in the Park: Pottery Edition	Fountain Creek Nature Center	Adults, Children 5+	10am-12pm, Price TBD upon registration at coloradosprings.colormemine.com
March 16	Saturday	Forest Bathing Walk	Bear Creek Nature Centers	All Ages	10am-12:30pm, \$30/person
March 16 & 17	Saturday & Sunday	Pikes Peak Beekeepers Association- Beekeeping School	Bear Creek Nature Center	Adults	8:30am-3:45pm, \$65/person
March 20	Wednesday	Nature Explorers - Dear Dogs	Bear Creek Nature Center	Children ages 3-4 with an adult	10-11:30am and 1-2:30pm, \$3/person
March 20	Wednesday	Rock Island Cornhole	Fair & Events Center	Teens & Adults to Play; All ages are welcome	6-10pm, \$10/ person
March 22	Friday	Homeschool Fridays: Walk the Wetlands	Fountain Creek Nature Center	Children in grades Pre-k -2nd with their families	2-4pm, \$4 per person
March 23	Saturday	Communication in Nature	Fountain Creek Nature Center	Ages 12+	10am-12pm, \$5 per person or \$4 per member
March 23	Saturday	Active Adults: The Great American Eclipse of 2024 with Colorado Springs Astronomical Society	Bear Creek Nature Center	Adults	10:00-11:30am, \$5/person
March 25-29	Monday-Friday	Spring Break Camp: Arts in the Park	Fountain Creek Nature Center	Children in grades 1-5	9am-3pm daily, \$165 per child, military/member discounts available
March 27	Wednesday	Rock Island Cornhole	Fair & Events Center	Teens & Adults to Play; All ages are welcome	6-10pm, \$10/person
March 29	Friday	Nighttime EGG-stravaganza	Fox Run Regional Park	Ages 7+	Every 15 minutes between 7:45 and 8:30pm, \$6/person
March 30	Saturday	Chocolate Bunny Egg Hunt	Fountain Creek Nature Center	Ages 2-12 with caregiver	9-10am, 11am-12pm, 1-2pm, \$6/child
March 30	Saturday	Chocolate Bunny Egg Hunt	Bear Creek Nature Center	Ages 2-12 with caregiver	9-10am, 11am-12pm, 1-2pm, 3-4pm, \$6/person
March 30	Saturday	Swing into Spring Fair	Fair & Events Center	All Ages	10am-5pm, free admission
April 3	Wednesday	Rock Island Cornhole	Fair & Events Center	Teens & Adults to Play; All ages are welcome	6-10pm, \$10/person
April 4, 11, 18 & 25	Thursdays	Eco Art and Meditation	Bear Creek Nature Center	Adults	12-2pm, \$30 /person
April 5	Friday	Nature Adventures: Who Gives a Hoot?	Fountain Creek Nature Center	Ages 3-6 with their families	10-11:30am, 2-3:30pm, \$3/person
April 6	Saturday	Kids' Morning Out: Nature's Small Gifts	Bear Creek Nature Center	Ages 6-12	9am-1pm, \$25/child includes lunch
April 6 & 13	Saturdays	Children's Mindfulness Series with Mighty Mindful Kids	Bear Creek Nature Center	Children ages 5-12 with caregiver	2-4pm, \$30/person for both sessions
April 10	Wednesday	Rock Island Cornhole	Fair & Events Center	Teens & Adults to Play; All ages are welcome	6-10pm, \$10/person
April 13	Saturday	Auto Races	Fair & Events Center	All Ages	www.bstpromotions.com

* Nature Center Members may receive an additional discount

PARKS & COMMUNITY SERVICES DEPARTMENT

PARK OPERATIONS ~ ENVIRONMENTAL SERVICES ~ RECREATION/CULTURAL SERVICES ~ CSU EXTENSION

PARKS PLANNING DIVISION & PARK OPERATIONS DIVISION

**MONTHLY REPORT
FEBRUARY 2024**

Parks Planning

Capital Project Management / Planning:

Bear Creek Regional Park Pickleball Retaining Wall and Shade Structures – The retaining walls directly west of the pickleball courts were dilapidated and needed replacement. A project was developed to remove the old timber walls and construct a new concrete block retaining wall. A crusher fine plaza behind the retaining wall was installed to provide an area for observation, seating, and event space. Timberline Landscaping began construction in April and completed the project in May 2023. Two shade structures have been ordered for the plaza area with anticipated installation in 2024.

Crews Gulch Regional Trail Paving – The Crews Gulch Primary Regional Trail runs southwest to northeast from Ceresa Park and the Fountain Creek Regional Trail, northeast through Widefield Community Park, to its terminus at Fontaine Boulevard. While some of the trail is paved through Widefield Community Park, the section south of Quebec Street was gravel surfaced. The 2017 Widefield Community Park Master Plan identified the southern section of the Crews Gulch Trail as a candidate for concrete paving, thus allowing for more robust ADA accessibility through the park. El Paso County Parks was awarded a Community Development Block Grant (CDBG) to complete this project. A Notice to Proceed was issued to Jarcco Construction in May 2023. Construction began on June 19th. The newly paved trail section was completed and opened to the public in late July. Staff has applied for a new 2024 Community Development Block Grant to complete the second phase of the project in 2025.

Fountain Creek Nature Center Sidewalks – The main sidewalk leading from the parking lot to the main entrance does not meet ADA compliance. Additionally, the current storm drains are not adequately sized to convey stormwater. A design contract with Baseline Engineering was completed in 2022. A separate contract for construction will be advertised with Baseline providing construction support services. County Parks submitted a CDBG grant application in February 2023 for project funding. El Paso County Parks was awarded a Community Development Block Grant (CDBG) for this project in July 2023. In late February 2024, a pre-bid meeting was conducted as part of the contractor solicitation process. Construction will likely occur in mid-2024.

Fox Run Nature Center – A request for proposals was issued in June 2022 seeking architectural and site design services for the new nature center located in Fox Run Regional Park. After a review of four submitted proposals, a team led by TDG Architecture was selected. A project kick-off was held in October.

The El Paso County Commissioners allocated \$1 million in funding towards the project in November. Several site visits and project team meetings have been held to discuss building location and exhibit design. Public and key stakeholder engagement started in May 2023 and included interviews, community events (15+), sign postings, and through the project website. Conceptual design work continued throughout 2023. Design Development will continue in 2024 with final design anticipated in summer 2024. Parallel to the design effort, fundraising and public engagement will continue including two public meetings scheduled on February 16 at the Black Forest Community Club, and March 14 at Pikes Peak Brewing.

Fox Run Regional Park Oak and Pine Meadow Restrooms – This project consists of renovating the Oak and Pine Meadow restrooms from a pit vault composting system to a flush system. The current pit vault composting waste systems will be removed, and a new on-site wastewater treatment system will be installed with new internal plumbing and fixtures. The project will be completed in two phases, design first with a construction project to follow. A design was completed by Design Edge in 2023. The project is slated for construction in 2024.

Homestead Ranch Regional Park Improvements – This project implements recommendations from the 2022 Homestead Ranch Master Plan. The scope of work includes trail upgrades, parking lot and drainage improvements, signage, and forest management tasks. Fencing repairs are complete. Signage is on hand. Parking lot and trail improvements were completed in December of 2023.

Paint Mines Interpretive Park Master Plan – In recent years the number of visitors to the park has increased leading to several management challenges which includes vehicle congestion, user-created social trails, climbing on the formations, and overall site degradation. In response to these challenges, the County completed two projects in 2020 - 2021 aimed at improving the existing parking areas, resurfacing existing trails, completing minor ditch and drainage improvements, and adding fencing and signage to guide park visitors. El Paso County is now looking to create a Master Plan which will build-upon these improvements and provide a long-term plan to manage park visitors while also protecting the fragile formations. DHM Design has been chosen to facilitate and develop the Master Plan, which will be completed by early 2025.

Santa Fe Open Space – The master plan process has been completed with BoCC approval in March 2021. A contract for single-track trail corridor clearing and construction was awarded to Performance Recreation in September 2021. Construction has been completed and the grand opening was held on April 7, 2022. The Phase I Improvement Project was completed in April 2023 through the installation of two new custom information kiosks and Martin Marietta Partners in the Park signs at each entrance of the open space on the New Santa Fe Regional Trail. The 2024 CIP has identified a project to commence in summer 2025, which will involve the construction of approximately 0.50 mile of singletrack trail on the open space's northwest side.

Ute Pass Regional Trail - El Paso County was previously awarded two federal grants to fund design and construction of the remaining 3.75-mile segment of the Ute Pass Regional Trail. An Intergovernmental Agreement with CDOT was approved by the BoCC in April 2019. A revised scope of work was approved in 2022 to reduce the project to 1.5 miles to end at the intersection of US 24 and Fountain Ave. Stantec Consulting Services was selected to complete engineering and design of the Ute Pass Regional Trail. Permitting and regulatory approvals are ongoing. Review and coordination with several agencies are ongoing. A third grant was awarded to the County in 2022 and other funding options are being pursued. The final design package is under final review and should be completed in spring 2024.

Other:

June 2023 Flooding Response – El Paso County was notified in August that a presidential declaration was made for the June storm events. FEMA teams visited in October and project development and estimates are still being developed. NRCS approved emergency watershed protection program funds for repairs to Duckwood Trailhead and Willow Springs Ponds. A contract was awarded to Basis Partners in December for these two projects. Project meetings began in January and survey and geotechnical data has been collected. Design should be completed in summer 2024.

Development Permit Application Reviews - Staff reviewed one development application for endorsement at the March 2024 meeting and provided internal administrative comments for an additional seven applications during February 2024.

Fountain Creek Watershed, Flood Control and Greenway District - Staff continues to serve on the Technical Advisory Committee. The committee helps develop and implement watershed restoration and enhancement projects. The district has launched the greenway master plan and staff is participating as a stakeholder.

Geographic Information Systems (GIS) - Staff is working with the County Information Technology Department to expand El Paso County Parks' use of GIS for data collection, operational, and planning applications. New regional park maps have been completed or are in process, and new and/or improved datasets have been developed and set into production. Staff has received training in the new ArcGIS Pro mapping software program and is migrating existing maps to the new format.

Grants - Great Outdoors Colorado is funding seven weeks of work by the Mile High Youth Corps and Rocky Mountain Field Institute at Pinerias Open Space in 2024.

Interdepartmental Coordination- Staff is representing County Parks and providing technical assistance for several projects to ensure compliance with the El Paso County Parks Master Plan and to support advancement of multi-modal opportunities. This includes the Peyton Drainage and Transportation Master Plan, Eastonville Road design project, South Powers Extension Study, the Pikes Peak Area Council of Governments (PPACG) Active Transportation Plan, Jackson Creek Parkway Corridor Plan, and the El Paso County Land Development Code update.

Park Operations

Central District:

District Properties - Bear Creek Regional Park, Bear Creek Dog Park, Bear Creek Nature Center, Rainbow Falls Historic Site, landscape maintenance at eleven (11) County facilities, Ute Pass Regional Trail, Jones Park Open Space

Monthly Summary – Central staff continued their daily efforts to keep all properties clean and safe during the month of February. Parking lot and trail maintenance, landscape bed maintenance, snow removal, daily illegal camping checks, playground inspections, monitoring of pickleball court open / closure, and rotating equipment and vehicles to Fleet for annual maintenance and repairs were priorities during the reporting period.

The Central team is in the process of restoring the footbridge at Bear Creek East. This project will entail replacement of all decking and railing with new material, painting, fabrication of new bridge panels, and installation.

Park staff completed removal of all existing landscape material from the island entrance bed at Bear Creek West. This landscape bed will receive an update with new plant material and rock mulch in the coming months.

Multiple winter storms throughout February stalled progress on the rockslide debris removal project at Rainbow Falls Historic Site. Staff were able to restore a pathway for patrons during the last reporting period and additional workdays will be required to complete cleanup of debris along the trail edges.

East District:

District Properties – El Paso County Fair and Events Center, Falcon Regional Park, Falcon Regional Dog Park, Homestead Ranch Regional Park, Paint Mines Interpretive Park, Rock Island Regional Trail, Drake Lake Open Space, Palmer Divide Trail at Wood Lake, Heritage Ranch Open Space, Latigo Trails Open Space, Falcon Vista Open Space, Peyton Pines Open Space, Forest Green Open Space

Monthly Summary – The Fairgrounds team continues to work on off-season maintenance tasks, general event cleanup, and building prep. The team assisted with the setup and tear down of several special events to include the Game Expo and a Little Britches Sheep and Goat Clinic. The fairgrounds team also had to complete repairs to a damaged vinyl gate. The team continues to work on facility caulking and indoor painting.

The parks team was able to complete gate repairs at Falcon Regional Park. Staff continued repairing soft spots in bridge decking along the Rock Island Trail. We also updated multiple signs at various park locations.

The district is also working with Fleet to get all our equipment serviced prior to the spring season.

North District:

District Properties - Fox Run Regional Park, Fox Run Regional Trail, Black Forest Regional Park, Black Forest Section 16, Pineries Open Space, Palmer Lake Recreation Area, Santa Fe Open Space, New Santa Fe Regional Trail, Baptist Road Trailhead, Forest Lakes Regional Trail, Cherry Creek Regional Trail

Monthly Summary – The priority has continued to be snow removal, maintaining access, and safety standards within the North District. We have also performed several repairs to the roads, parking lots, and repaired hazardous trail conditions. Shop organization, painting park accessories, and building new trash cribs are being addressed. Employees were also encouraged to attend education classes offered for irrigation, agronomy, and a workshop on communication this month.

The Pikes Peak Outdoor Recreation Alliance recently hosted a job fair. The El Paso County Parks department attended and is currently looking to fill several seasonal positions within all park districts. Contacts made at the job fair were encouraged to attend the seasonal hiring event on March 11th at Bear Creek Nature Center. We hosted the same event last year with good results.

South District:

District Properties - Fountain Creek Regional Park, Fountain Creek Dog Park, Fountain Creek Nature Center, Fountain Creek Regional Trail, Clear Springs Ranch, Christian Open Space, Willow Springs Park, John Ceresa Park, Crews Gulch Trail, Kane Ranch Open Space, Stratmoor Hills Park, Stratmoor Valley Park, Schreder Open Space, Widefield Community Park, Grinnell Boulevard

Monthly Summary – The lack of snow during this reporting period has allowed our team the opportunity to complete several priority maintenance tasks to include pruning landscape beds, mulch augmentation, hazard tree removal, and illegal camp clean-ups. During inclement weather days we've continued implementing 5S standards throughout the breakroom, restrooms, and maintenance shop. Staff completed installation of a new park entry sign and rules sign at Fountain Creek Regional Park. We have also started on a backlog of trail maintenance with the focus being between FCRP and Willow Springs.

The trail restoration and stabilization work has included the addition of trail base in several places. Also, we have installed larger rock in places that required a more stable product to help with compaction and filling very soft spots in the trail. These areas were then topped with a pea gravel/sand/road base mix to help absorb moisture and stabilize the trail. These areas will be top dressed in the coming weeks with trail base to match the existing trail. Our team is currently working on the trail section near Ceresa Park.

We have also been working on cleaning up parks to include, tree removal, limb clean-up, tree trimming, grounds maintenance, leaf mulching, sign replacements, and flower bed preparation.

Annual inventory and bulk supply purchases of paper / plastic supplies have been received and stocked. We have been rotating equipment to Fleet for repairs and service as needed.