



## Town of Green Mountain Falls

Regular Parks, Recreation, and Trails Committee Meeting Agenda

P.O. Box 524; 10615 Green Mountain Falls Road

Green Mountain Falls, CO 80819

Wednesday, 2/24/2021 at 3:00 p.m.

Online Meeting ONLY\*\*

Join the Zoom Meeting by clicking on the following link:

<https://us02web.zoom.us/j/81171460194?pwd=cm9JN2w1ZG1SS3lJWEJZaFQ5SEY5UT09>

Meeting ID: 811 7146 0194      Passcode: 717099

To make a **public comment** please **pre-register** by 12pm on the day of the meeting via email: [clerk@gmfco.us](mailto:clerk@gmfco.us)

### REGULAR MEETING:

TIME*		ITEM	DESIRED OUTCOME
3:00	1.	CALL TO ORDER / ROLL CALL	
3:00	2.	ADDITIONS, DELETIONS, OR CORRECTION TO THE AGENDA	
3:00	3.	PERSONS PRESENT NOT ON THE AGENDA: 3 MINUTES PER SPEAKER	
3:05	4.	CONSENT AGENDA a. Meeting Minutes from PRT Committee Meeting held on 2/03/2021	PRT Committee Action Required
3:10	5.	In Memoriam for Dick Bratton	Information Only
3:15	6.	Election of Officers: Chair and Vice Chair	PRT Committee Action Required
3:30	7.	New Member Application: Jay Kita	PRT Committee Action Required
3:45	8.	Old Business: a. Annual Plan and Yearly Goals b. Tree Removal Bid c. Geese Mitigation d. Backflow Preventor Installation	PRT Committee Action Required
4:00	9.	Correspondence a. Town of Green Mountain Falls Community Development Block Grant – GMF Access for All	Information Only
4:05	10.	Reports	Information Only
4:10	11.	ADJOURN	

\*Please note: Times are approximate.

\*\*The Town shall provide reasonable accommodation for those with disabilities on a case by case basis. Please send accommodation requests to [clerk@gmfco.us](mailto:clerk@gmfco.us) by 4pm on the date of the meeting.



**Town of Green Mountain Falls  
Parks, Recreation, and Trails Meeting Minutes  
10615 Green Mountain Falls Road  
Wednesday, February 3, 2021 at 7:00 p.m.**

**REGULAR MEETING MINUTES**

**Board Members Present**

Rebecca Ochkie  
Clay Gafford  
Jesse Stroope

**Town Staff Present**

Matt Gordon

**Board Members Absent**

Goody Goodwin  
Don Walker

**Secretary**

Matt Gordon

**Trustees Present**

Dyani Loo

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**Regular Meeting:**

**1. Call to Order/Roll Call/Pledge of Allegiance**

Meeting called to order at 7 pm.

**2. Additions, Deletions, or Corrections to the Agenda**

Vice Chair Ochkie requested additions that included, Member Gafford's recommended park names and dangerous ice flows on Catamount Trail.

Member Stroope moved to add the items to the agenda. Seconded by Member Gafford. Motion passed unanimously.

**3. Persons Present Not on the Agenda: 3 Minutes per Speaker**

Resident Bratton had requested to speak but was not available. Vice Chair Ochkie expressed that should Resident Bratton join the meeting later, that he could share his comments.

Member Gafford requested that Town Clerk/Treasurer Gordon complete and upload the meeting minutes a week before meetings.

**4. Consent Agenda**

Member Stroope moved to approve. Seconded by Member Gafford. Motion passed unanimously.

**5. Old Business**

Vice Chair Ochkie opened the discussion with a focus on setting consistent meeting dates and times. Member Stroope and Member Gafford expressed that they were open schedule wise. Member Stroope recommended moving the meetings from 7pm to 3pm and to hold 2<sup>nd</sup> meetings on the 3<sup>rd</sup> Wednesday of each month. Vice Chair Ochkie, Member Gafford, and Town Clerk/Treasurer Gordon expressed desire to change the meeting date. Motion to accept the new

meeting dates and times tabled for another meeting. Discussion continued and members agreed to hold their next meeting on the 3<sup>rd</sup> Wednesday at 3pm.

## **6. New Business**

Vice Chair Ochkie made a motion to elect Matt Gordon as Secretary. Seconded by Member Gafford. Motion passed unanimously.

Vice Chair Ochkie tabled the discussion on Bike Parts for Tots and Park names for the next meeting.

Vice Chair Ochkie went on to open the discussion regarding ice flows on Catamount Trail. Vice Chair Ochkie made recommendations to place ice flow awareness signage on the bottom of Hondo and Belvedere. Member Stroope shared agreement that the ice flows are a safety risk and recommended that the BOT place signage, potentially close that section of the trail, and to contact Colorado Springs Utilities.

Discussion continued regarding the ice flows on Catamount Trail. Vice Chair Ochkie shared that she communicated with Town Manager Sprang regarding the ice flows. Vice Chair Ochkie went on to ask how the PRT could make recommendations to the BOT. Town Clerk/Treasurer Gordon detailed the process for that.

Member Stroope moved to close sections of Catamount Trail and to contact Colorado Springs Utilities for mitigation and to make a formal recommendation to the BOT. Seconded by Member Gafford. Motion passed unanimously.

## **7. Correspondence**

None.

## **8. Reports**

Member Stroope reported on multiple estimates he gathered. Those estimates included goose repellent for \$309 for a 2.5-gallon container, a backflow preventer at Flagpole Park for \$1500 with the disclaimer that other costs may arise due to irrigation system issues, and lastly tree removal for a large tree by Gazebo Lake for \$1260.

Vice Chair Ochkie moved to support recommending to the Town Public Works to purchase goose repellent. Seconded by Member Gafford. Motion passed unanimously.

Vice Chair Ochkie moved to recommend a backflow preventer at Flagpole Park to the BOT. Seconded by Member Gafford. Motion passed unanimously.

Vice Chair Ochkie tabled the discussion, at Member Stroope's request, on tree removal for a future meeting.

Resident Bratton arrived at the meeting and shared public comment on agenda item 5.

Trustee Loo requested that future meeting agendas include discussion related to the Trail Ambassador Program. Vice Ochkie confirmed that that topic will be a focus in the future.

Town Clerk/Treasurer Gordon detailed the requirements related to attendance for PRT Committee members and that if members miss three meetings they can be removed from the Committee. Discussion continued on potential Chair's for the committee and well wishes for the current Chair, Chair Goodwin.

#### **9. CIRSA Annual Training Video**

Members intently watched the CIRSA Annual Training Video.

#### **10. Adjourn**

Meeting adjourned at 9:16 pm.

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Head Chair

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Secretary



## The Town of Green Mountain Falls

P.O. Box 524, 10615 Green Mountain Falls Road, Green Mountain Falls, CO 80819  
(719) 684-9414 [www.gmfco.us](http://www.gmfco.us)

### Committee Volunteer Application

Volunteer Position applying for: PRT Advisory Committee

Name: Jay E Kita

Street Address: 10640 Illinois (corner Illinois and Colorado)

City, State: Green Mtn Falls, CO Zip Code: 80819

Phone Number: (719)237-3037 Email address: [Jay.Kita.1@gmail.com](mailto:Jay.Kita.1@gmail.com)

How many years have you been a resident of Green Mountain Falls: Nine years (Oct 2012)

Current Employer/Occupation: MicroChip Corp / Engineer. Will retire June 2021

Work Experiences that may apply: No direct linkage

Other Volunteer Experiences that may apply: \_\_\_\_\_

Zoning Board Chairman, Grand Isle VT (1989-1993)

YAA & Pee Wee Football Coach, Woodland Park CO

Board Member / Advancement Coordinator BSA Troop 524 (Woodland Park, CO)

Any Special Qualifications that may apply to this volunteer position: I wouldn't call this 'special', but I am one of the bigger users of the local trails

Other Current Volunteer Positions you hold: I am one of the 'Trail Ambassadors'

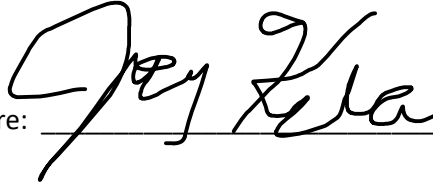
Reasons for choosing this Volunteer Opportunity: The extended discussion of concerns over trail and parking use in GMF (PRT & BOT meetings in Jan/Feb) aligns with my decision to firm up my retirement plan (staying in town). I had applied for a PRT slot when the committee was formed, but I believe that the application was lost (I got no response from the former town clerk, and I assume his email was defunct)

\*Please attach any other relevant information/documentation that would enhance your application.

By signing below, you acknowledge that the Town of Green Mountain Falls IS NOT liable for any harm and/or injury sustained while volunteering at any Town facilities or activities.

You also agree that all information you have provided in this application is true to the best of your knowledge.

Volunteer Signature: \_\_\_\_\_



Date: 2/9/2021

Are you 18 years or older? ☒ YES \_\_\_ ☐ NO \_\_\_

If NO, Guardian Signature: \_\_\_\_\_

# Aspen Landscapes, Inc

5420 Kulsa Road

Cascade, CO 80809

# Estimate

Date	Estimate #
2/1/2021	20-196

## Name / Address

Jesse Stroope  
Green Mountain Falls, CO 80819

Item	Description	Qty	Rate	Total
Tree Removal	Tree Removal #1: Cut down and haul away large Willow tree near town lake and Fountain Rd(per arborist man-hour).	14	75.00	1,050.00
Refuse Disposal	Refuse disposal fee-Tree #1 (includes hauling and disposal, per load).	2	105.00	210.00T
Tree Removal	Tree Removal #2,3: Cut down and haul away two Willow trees on opposite side of creek by town lake(per arborist man-hour).	10.5	75.00	787.50
Refuse Disposal	Refuse disposal fee-Trees #2,3(includes hauling and disposal, per load).	1	105.00	105.00T
Tree Removal	Tree Removal #4: Cut and haul away large Spruce tree by Post Office building. Due to power lines and communication lines on each side of tree, technical rigging will be used to ensure safe removal(per arborist man-hour).	22.75	75.00	1,706.25
Refuse Disposal	Refuse disposal fee-Tree #4(includes hauling and disposal, per load).	2.75	105.00	288.75T

*Thank you for the opportunity to create this estimate! Let me know if you have any questions. Thanks*

Subtotal \$4,147.50

Sales Tax (8.25%) \$49.81

**Total** \$4,197.31

(719) 684-8009

aspenlandscapes@gmail.com



To: PRT Committee  
From: Member Jesse Stroope  
Date: February 24, 2021  
Re: Geese Mitigation

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Avian Migrate is a product that the town used a few years ago for goose abatement at the park. This was applied through a vendor who was quite expensive. The product is available on Amazon for \$309/2.5 gallon. Based on our usage at Green Box, I would estimate that Gazebo Park could be treated for the summer months with one container of this product being applied by town maintenance staff. The product does not hurt the geese and is safe for turf and water (lake).

Copied from an email received by Vice Chair Rebecca Ochkie and Town Clerk/Treasurer Matt Gordon sent from Jesse Stroope.



To: PRT Committee  
From: Member Jesse Stroope  
Date: February 24, 2021  
Re: Backflow Preventer Installation

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Peak Plumbing has estimated \$1500 to install a backflow preventer at Flag Pole Park. The backflow preventor is required to have the meter reinstalled at the park in order to run the irrigation system there. This quote is only for the backflow assembly and would not cover additional repairs that are likely required to the irrigation system.

Copied from an email received by Vice Chair Rebecca Ochkie and Town Clerk/Treasurer Matt Gordon sent from Jesse Stroope.

# **El Paso County, Colorado CDBG Applicaon**

2021 Program Year

El Paso County, Economic Development Department  
9 E. Vermijo Ave.  
Colorado Springs, CO 80903  
Phone: 719-520-6249

Please read application instructions before completing.

2021 El Paso County CDBG Application			
Applicant/Organization Name:	Town Of Green Mountain Falls		
Type of Organization:	Non-Profit <input type="checkbox"/> Government <input checked="" type="checkbox"/> CBDO <input type="checkbox"/> Faith-based		
Tax ID Number:	84-6000594		
Duns Number:	014 981 559		
Chief Official or Primary Contact:	Jane Newberry, Mayor		
Contact Information:	Phone: 719-684-9414 ext 5	Email:	<a href="mailto:manager@gmfco.us">manager@gmfco.us</a>
Mailing Address:	P.O. Box 524 Green Mountain Falls, CO 80819		
Project Name:	Access for All: Phase 1		
Project Address:	Downtown Green Mountain Falls		
Project Priority (if submitting multiple applications)	1		
Project Start Date: MM/DD/YYYY	07/01/2020	Project End Date: MM/DD/YYYY	07/01/2021
Amount of CDBG Funds Requested	\$150,000		
Provide a <b>brief</b> summary of the proposed project in the space listed below. <i>More detail will be requested in other sections.</i>			

We are seeking funding for Phase I of a larger project to provide universal accessibility to all Green Mountain Falls parks. Phase I focuses on our most popular and iconic space, Gazebo Lake Park. Funds are being sought to build an accessible fishing pier, an ADA compliant concrete pathway that connects the pier to the handicap parking spaces at the north and south ends of the park, and inclusive playground equipment. Currently, anyone with accessibility challenges has very limited access to public fishing at the lake, the playground and the park in general. For those who use wheelchairs, that accessibility is nearly zero.

#### 2021 El Paso County CDBG Application- Program Priorities Alignment

Below you will find the El Paso County CDBG priority areas as outlined in our program planning documents. Note that highlighted goals are considered a high priority by our program. Please check which goal(s) will be met by your project.

<b><u>Assessment of Fair Housing Goals:</u></b>	<b>Please check</b>
<b>AFH1-</b> Improve access to transportation services and infrastructure, remove impediments to mobility and increase access to opportunities	X
<b>AFH2-</b> Assist in the development of additional publicly- supported affordable housing units in areas of opportunity	
<b>AFH3-</b> Rehabilitation of pre-existing housing inventory to increase affordable, accessible housing choices	

<b>AFH4-</b> Increase fair housing education, outreach and enforcement	
<b><u>Homeless Goals:</u></b>	
<b>HM1-</b> Prevent Homelessness	
<b>HM2-</b> Help those that are experiencing homelessness move quickly into permanent or permanent supportive housing, with a specific focus on serving veterans, youth and families with children	
<b>HM3-</b> Increase the availability of emergency assistance	
<b><u>Special Needs Goals:</u></b>	
<b>SN1-</b> Help special needs residents obtain housing and remain housed while living independently as they choose	
<b>SN2-</b> Reduce accessibility barriers	X
<b><u>Community Development Goals</u></b>	
<b>CD1-</b> Improve infrastructure to foster accessible and livable neighborhoods and improve access to public amenities	X
<b>CD2-</b> Develop or improve facilities that provide services to low- to moderate income residents and special needs populations	X
<b>CD3-</b> Provide for and improve access to services to stabilize living situations and enhance quality of life, particularly for seniors, youth and special needs populations	X
<b>CD4-</b> Expand economic opportunities for low- and moderate income residents	

**2021 El Paso County CDBG Application - Project Classification**

***Please see instructions (pages 5-7) to ensure you classify your project correctly, or contact the program directly using the contact information***

Project Category: <i>Check only one</i>	Public Service <input checked="" type="checkbox"/> Public Facility/Infrastructure  Housing/Economic Development			
Project Subgroup( <i>terms listed in instructions</i> ): <i>List only one</i>				
National Objective: <i>Check only one</i>	XX Low- to Moderate-Income Benefit  Slum/Blight  Urgent Needs			
National Objective Benefit Type: <b><i>Check only one</i></b>  <b><i>Please note for LMA benefit:</i></b> For projects qualifying on a low-to-moderate income area basis (LMA), all census tracts block groups that the project will take place in must be listed in the available space. Be sure to carefully check the boundaries of your project.	LMA	Census Tract:		
		Block Group:		
		Total Population:		
		LMI Population:		
		% of LMI:		
	X LMC ADA project-presumed benefit to persons	How many additional low- to moderate income <i>clients</i> will be assisted with these CDBG funds:		
		How many very low-income (0-30% AMI)?		

	with disabilities'	How many low-income (31-50% AMI)?		
		How many moderate-income (51-80% AMI)?		
	LMH	How many additional low- to moderate income <i>households</i> will be assisted with these CDBG funds:		
		How many very low-income (0-30% AMI)?		
		How many low-income (31-50% AMI)?		
		How many moderate-income (51-80% AMI)?		
	LMJ	How many additional <i>jobs</i> will be created for low- to moderate income residents with these CDBG funds:		
	SBA	Have you confirmed Slum/Blight Area objective criteria with County staff?		
	SBS	Have you confirmed Slum/Blight Spot objective criteria with County staff?		
	URG	Have you confirmed Urgent Need objective criteria with County staff?		

### 2021 El Paso County CDBG Application- Agency Description

Agency description: Please include information about your agency, its goals, mission, incorporation date, management structure and experience, clientele served, and services offered. Please include an organizational chart and a list of board of directors with appointment dates and term expiration dates. Feel free to attach additional information to the back of the application.

Green Mountain Falls (GMF) is a small mountain community incorporated in 1890. With a year-around population of about 700 and a summer population of 1200, the Town is a peaceful but vibrant community with a strong interest in the outdoors and the Town park system, which centers around Gazebo Lake Park. The proposed project would be an improvement to inclusivity at this important Town park.

As a government entity, the municipality of GMF is dedicated to serving every resident and visitor to the best of our abilities. The Town is served by:

Mayor: Jane Newberry - elected 4/2020; term expiration 4/2022  
Mayor Pro Tem: Margaret Peterson - elected 4/2020; term expiration 4/2022  
Trustee: Katharine Guthrie - elected 4/2020; term expiration 4/2024  
Trustee: Chris Quinn - elected 4/2012; term expiration 4/2022  
Trustee: Dyani Loo - elected 4/2020; term expiration 4/2024

Town Manager: Angie Sprang  
Town Clerk/Treasurer: Ma Gordon  
Town Planner: Julia Simmons

The government system is considered a "weak" mayor system, with all Trustees and Mayor having an equal vote and equal responsibilities. The Mayor is considered the ceremonial head of the town and presides over Board of Trustees meetings. We also have a team of dedicated employees including the Department of Public Works and Marshal's Department.


Complete project description: Clearly explain what will be accomplished with the CDBG funding that you are requesting, including who will benefit from the project. <b>Be specific as to what the CDBG funds will be used for.</b> Attach additional information as needed.	
<p>We are seeking funding for Phase I of Access for All, a project to create inclusive public park areas for the recreation of people of all ages and abilities in Green Mountain Falls, CO. Through several phases, the existing parks will be upgraded for accessibility and everyone's safety. In addition, Access for All will create more inviting year-round multi-use spaces for the enjoyment of our residents and visitors. Gazebo Lake Park anchors our town and its natural beauty draws visitors from surrounding areas and beyond. Annual events, like Bronco Day, that take place in Gazebo Lake Park will be accessible to participants of all ages and abilities with the addition of the ADA complaint pathway. The proximity of Green Mountain Falls and Gazebo Lake Park to the city of Colorado Springs makes it a popular choice for individual and family outings, senior day trips, and a place to relax and rejuvenate for active and retired military alike.</p> <p>Phase I: Gazebo Lake Park</p> <ul style="list-style-type: none"> <li>a) Install an ADA compliant concrete pathway from the parking areas at the north and south end of Gazebo Lake connecting to a fishing pier.</li> <li>b) Install an accessible fishing pier on the south end of Gazebo Lake.</li> <li>c) Install outlet stream to provide inclusive access to moving water for pleasure and play.</li> <li>d) Install inclusive playground equipment at the Gazebo Lake Park playground.</li> </ul> <p>Phase II: Gazebo Lake Park</p> <ul style="list-style-type: none"> <li>a) Reinforce the hillside next to the proposed pathway with rocks and landscaping on the west side of Gazebo Lake Park.</li> <li>b) Install an ADA compliant pathway that circumnavigates Gazebo Lake.</li> </ul> <p>Phase III: Municipal Pool</p> <ul style="list-style-type: none"> <li>a) Install ramp for wheelchair and walker accessibility.</li> <li>b) Install 2 ADA compliant toilets and showers.</li> <li>c) Install a poolside lifeguard stand.</li> </ul>	

Phase IV: Northwest Park

- a) Install an ADA complaint pathway from the pool parking lot to swings, basketball court and tennis court.
- b) Install inclusive playground equip children from 7 years of age and up.
- c) Install tricycle and bicycle area for early learners.

Please include a timeline to show how you will expend all funding within 12 months of receiving your grant.

<p>We predict this project will take    up to 1 year to complete,_____ and is slated to begin _07/01/2021____. Conclusion should be by _07/01/2022____</p>	
<p align="center"><b>2021 El Paso County CDBG Application- <u>Community Components</u></b></p>	
<p><b>Briefly</b> explain why this project is necessary in the community, and why CDBG funds should be used to address the need.</p>	
<p>Green Mountain Falls is located in a beautiful natural environment and all residents need to have access to our parks. We are dedicated to facilitating accessibility to everyone in the community. This includes the members of a small group home for physically challenged children (approximately 6), as well as an aging population with changing abilities. We feel strongly that everyone should have opportunities to enjoy the outdoors, to play together, and to engage with nature.</p> <p>Fishing is a traditional pastime at Gazebo Lake. Fishing is timeless and ageless and well known for its therapeutic value.</p> <p>In addition to the residents, we have visitors that come from all over the world — we want everyone to feel welcome and able to access our parks.</p>	

What are the quantifiable goals of this project? How will they be measured? <i>(Example: Build 10 low-income rental units, provide healthcare for 100 low-income residents)</i>				
<p>A part-time public works employee told a story of a time when he was in a near-fatal car accident. When he was recovering at Craig Hospital, his mother was allowed to take him in his wheelchair to a nearby lake for some therapeutic fishing. He said the feeling of being outside, doing something he loved — feeling like part of his former world again— was wonderful. He is so intrigued with this project that he contributed his time and energy for the sketch that is attached. It is difficult to quantify the therapeutic value described here, but this project will bring that joy to others. GMF will request a consultation or responses from The Resource Exchange or Cheyenne Village for feedback during the design process to ensure the upgrades are adjusted to the needs of persons with disabilities. We have attached photos of the areas in need of improvement.</p> <p>The concrete pathway will allow everyone to access Gazebo Lake Park and the pleasures of fishing without worrying about accessibility, traffic dangers or uneven ground.</p>				
How many persons/households in the following jurisdictions will be served by the CDBG funded part of this project?				
Unincorporated El Paso County		Calhan		
Fountain		Green Mountain Falls	1200+ residents + visitors	
Palmer Lake		Ramah		
Manitou Springs		Monument		
List other organizations, if any, participating in this program (collaborative efforts). Describe how you ensure that duplication of services is not happening.				

<p>We have been awarded PPRTA funding to install s<sup>2</sup>illing basins to address run-off pouring into the lake, pollu ng its water and eroding the bank. A s<sup>2</sup>illing basin will also protect the concrete pathway that will eventually circumnavigate Gazebo Lake Park. The project is scheduled to be complete by June 2021.</p>	
<p align="center"><b>2021 El Paso County CDBG Applica on- <u>Capacity</u></b></p>	
<p>If we are unable to grant your full request, what is the minimum amount that you would be willing to accept that would s<sup>2</sup>ill allow your project to be viable.</p>	
<p>\$104,566</p>	
<p>If the project is not awarded this amount of CDBG funding, how will it be affected?</p>	
<p>We will not be able to provide an ADA facility for accessible fishing.</p>	
<p>Leveraging funds is important to our program's mission. What other funds are currently available to support this project or leverage CDBG funds? Please include sources, dollar amounts and status of such funds.</p>	
<p>PPRTA funding for the s<sup>2</sup>illing basin's project in the amount of \$151,306. This project will address run-off pouring into the lake, pollu ng its water and eroding the bank, and the project will also protect the concrete pathway that will eventually circumnavigate Gazebo Lake Park. The project is scheduled to be complete by June 2021.</p>	

Has your organization ever received CDBG funds in the past, either through the city, state or otherwise? Please briefly describe.			
We received CDBG funding to build an accessible bathroom & entrance at the old Town Hall site. Unfortunately, we lost the Town Hall to arson in 2011.			
Please specify the name(s) and job title(s) of the staff that will be assigned to the grant administration. For each person listed, please include their years of experience working with federal funding and specify any other federal grants they have worked with in the past.			
Town Manager - Angie Sprang, 4.5 years in grant writing, grants admin, and 3 years in higher education grants management/university research grants *Coronavirus Relief Fund CVRF (CARES Act) *Multiple State and Local Grants  Town Clerk & Treasurer - Martha Gordon, 3 years grant writing and grants admin experience *Shelter Plus Care *Housing Choice Voucher *Coronavirus Relief Fund CVRF (CARES Act) *Brownfield Cleanup Grant *Multiple State and Local Grants			
Please check each item that already exists within your organization:			
X Financial auditing system	Client eligibility	Demographic data collection	
X Written conflict of interest policy	X Written procurement procedures	X Staff salary tracking	
Can the project be completed within one year of receiving this grant? X Yes			

**2021 El Paso County CDBG Application- Project Budget**

2021 El Paso County CDBG Application- <u>Project Budget</u>				
1. Source of Funds for this <u>Program/Project</u>	Status of Funds (Check only one)			Amount
El Paso County Community Development Block Grant	On Hand for	Pending	Applied	
	On Hand for	Pending	Applied	
	On Hand for	Pending	Applied	
	On Hand for	Pending	Applied	
	On Hand for	Pending	Applied	
	On Hand for	Pending	Applied	
Total Source of Funds for this Program				
<b>2. <u>Project/Program</u> Specific Budget <i>(adjust categories as needed)</i></b>				<b>Amount</b>
Personnel (Salaries, Training, Etc.)				
Benefits (FICA, Unemployment, Health, Dental, Etc.)				
Consultants				
Insurance (D&O, Liability, Vehicle, Etc.)				
Facility (Rent, Utilities, Janitorial, Maintenance, Etc.)				
Supplies and Materials				
Leased or Purchased Equipment				
Acquisition Costs				

Construction/Rehabilitation Costs	
Other Operating Costs (please specify)	
Total Program Costs	
<b>3. Total Annual Organizational Budget</b>	
<b>4. What will the CDBG funds be used for? Please be as <u>specific</u> as possible.</b> (Example : \$1,000 for engineer, \$5,000 for building materials)	
<p>Funds will be used to build an ADA Compliant pathway and fishing pier including preparatory dirt work, concrete pad and walkway with stainless steel handrail, create an accessible above ground outlet stream, and purchase and install inclusive playground equipment for children from 2-5 years of age.</p> <p><b>Project Total Phase I: \$149,534</b></p> <p><u>Installation of ADA compliant fishing pier: \$54,700</u></p> <p>Concrete for 200ft of west lake wall with pier: \$16,000          Labor: \$30,000          Equipment rental: \$5,000          Stainless steel handrail: \$1,700          Installation of handrail: \$3,000</p> <p><u>1920 sq/ft of ADA compliant pathway (480ft long x 4ft wide x 4in thick): \$15,360</u></p> <p>Labor for ground preparation, form, hauling of dirt/debris: \$11,160</p>	

Concrete: \$4,200

Installation of outlet stream: \$25,000

Materials: \$7,000

Labor: \$15,000

Equipment rental: \$3,000

Inclusive Playground Equipment: \$40,880

Bambino Playville (ages 2-5): \$33,500

Ground cover: \$2,560

Labor for prep and installation of equipment: \$3,320

Labor for ground cover: \$1,500

Contingency fund

10% of total: \$13,594

**5. How much program income do you anticipate that this project will generate, if any ?**

We do not anticipate income from the project. We anticipate generating additional participation in recreation and fishing at Gazebo Lake Park. As we have an aging population and a majority of retired residents, ADA accessibility of our centrally located Gazebo Lake Park is a high priority for our Community. These improvements will drastically improve quality of life in GMF for the large and growing population in need of ADA accommodations in Green Mountain Falls.

**2021 El Paso County CDBG Application- X N/A**

**Public Service Projects Only**

How many persons in El Paso County received this service during your last fiscal year?

How many more persons will be served if you receive CDBG funding?
How long would clients receive services from your organization under this project?
Clients will enjoy the facilities in perpetuity.
Does your organization charge for services? If so, how much, and can the fees be waived for CDBG-supported clients?
With the exception of Gazebo Island rental for weddings, our parks are free to the public. We could waive rental fees for CDBG-supported clients.
What days and times will services be made available to the public?
Gazebo Lake Park is always open.
Does your agency have experienced staff that will provide the service, or will you hire and train new staff?
How does your agency plan to sustain this project/program after CDBG funds have been expended? If CDBG funds will pay for staff positions please elaborate on how these positions will be maintained.
What is the CDBG-cost per client for this project? <i>(Total CDBG funds requested divided by number of clients served)</i>

How do you determine current eligibility? What client demographic information does your organization collect?
How have you worked with other agencies to decrease service duplication and increase effectiveness? If so, how?

<div> <div>2021 El Paso County CDBG Application-</div> <div>Public Facility Projects Only</div> </div>
How many persons in El Paso County are currently being served by the facility?
1,200 residents/15,000 visitors. This project will impact everyone who visits Gazebo Lake Park.
How many more people will be served if you receive CDBG funding?
With approximately 10% of El Paso County having some sort of disability, the number could potentially be as high as 1,700 or more in the peak summer tourism months. On the low end at least 200 people annually.

Does the project manager have experience with federal procurement regulations and labor requirements? Please briefly describe size and scope of projects previously administered.

This is a list of what we have. Please note we are capable and always happy to learn new things.

Town Manager - Angie Sprang, 4.5 years in grant writing, grants admin, procurement practices on the state and local level, and is HR Management Certified, RFP's, RFQ's, contract negotiation, project management, and 3 years in higher education grants management/university research grants

\*Coronavirus Relief Fund CVRF (CARES Act) \$70k

\*Multiple State and Local Grants of varying amounts

Town Clerk & Treasurer - Margaret Gordon, 3 years grant writing and grants admin experience

\*Shelter Plus Care & Housing Choice Voucher \$10 million +

\*Coronavirus Relief Fund CVRF (CARES Act) \$318k

\*Brownfield Cleanup Grant \$800k

\*Multiple State and Local Grants of varying amounts

Additional experience pertinent to this project, Staff & our Board of Trustees:

Margaret Gordon, Town Clerk/Treasurer, is our Staff ADA Coordinator.

Katharine Guthrie, Town Trustee, is our Board Member ADA Coordinator.

They have both completed the ADA Coordinator training through CIRSA, and are passionate about improving ADA services for our Community Members.

Has the project's architectural/engineering work been completed? If not, when will it be complete?

No, the engineering is part of Phase 1.

Does your organization own the building or park you will be improving? If not, when will it own the property?

Yes, it is fully owned by the municipality.

How long will the facility be used for its intended purpose?

In perpetuity.

Is a fee charged for the use of the facility or for services provided at the facility? If so, how much?

None

Are funds already in place to operate the facility a. er improvements?

Yes.

What days and times will the facility be open to the public?

Daylight hours, 365 days per year.

**2021 El Paso County CDBG Application-  
Acquisition Projects Only**

1. Has a site been selected? Yes No (Check only one box) If no, skip to question 6.

2. Does the site require rezoning? Yes No (Check only one box)

3. Has your organization made an offer to purchase the property? Yes No (Check only one box)

4. Has your organization executed a contract to purchase the property? Yes No (Check only one box)

5. Will any persons or business be displaced by this acquisition? Yes No (Check only one box) If yes, does your organization have non-CDBG funds available to pay relocation expenses? Yes No (Check only one box)
6. Does the project manager have experience working with the Uniform Relocation Act and/or section 104D of the Housing and Community Development Act? If so, please describe.
7. How long will the site be used for its intended purpose?
Are funds already in place to operate the property after improvements? Yes No (Check only one box)
Will you charge a fee for services provided at this property? If so, how much?
What days and times will the property be open to the public?

2021 El Paso County CDBG Application- Certification and Signatures	
I hereby certify by reading and initialing each statement listed below that the:	Please check
Information contained in this application is complete and accurate.	X
Applicant has read and understands the application instructions and requirements of the program.	X
Project will serve low- to moderate-income residents in the qualified CDBG areas.	X
Applicant acknowledges that only an executed contract and a notice to proceed with the County authorizes the initiation of project, services or activities and incurring expenditures.	X
Applicant acknowledges that a National Environmental Policy Act (NEPA) review may be required for CDBG funded projects, which may delay the project start.	X
Applicant acknowledges that the project should be completed within the fiscal year awarded; if not, CDBG funds may be subject to reprogramming.	X
Applicant will comply with all federal and County statutes, regulations and requirements imposed on the project funded in full or in part by the CDBG program.	X
Applicant will not use CDBG funds for grant writing, fundraising or lobbying per OMB Supercircular.	X
Applicant confirms that the organization has an antidiscrimination policy.	X
Applicant acknowledges that current policies for general liability, automobile and workers compensation insurance are required to contract with the County.	X
Applicant acknowledges that CDBG funds are subject to review of supporting expenditure documentation and must be approved by County staff prior to payment.	X
Applicant has the ability to perform the duties for the activity or services applied for in accordance with CDBG program regulations.	X

Applicant possesses the legal authority to apply for CDBG funds and to execute the proposed project.		X	
Applicant does not have any unresolved audit findings for prior CDBG or other federally funded project. If your agency had a single audit performed last year, please attach a copy to this application.		X	
Applicant has no pending lawsuits that would impact the implementation of this project.		X	
Person named below is authorized to execute the application on behalf of the agency.		X	
<p><i>The statements and data in this application are correct and true to the best of my knowledge, and its submission has been authorized by the governing body of the applicant. I understand that El Paso County may verify any or all statements contained in this application, and that any false information or omission may disqualify my organization from further consideration for County CDBG funds. I also understand that, upon submission, my application becomes property of El Paso County and will not be returned to my organization in whole or in part.</i></p>			
Print Name:		Title:	
Date:			

**Please submit complete application (via email) no later than 5:00pm on Friday, February 5, 2021.**

Any application received after the deadline will not be considered. Faxed or mailed applications will NOT be accepted.

**Submit applications via email to:**

El Paso County, Economic Development Department  
 Chloe Lomprey, Community Development Analyst  
 chloelomprey@elpasoco.com



MAPS



Assessor ap

Katharine Guthrie  
10500 Mountain Ave  
Green Mountain Falls, CO 80819

February 4, 2021

Dear CDBG Grant Review Committee:

May this letter convey my enthusiastic support of the Town of Green Mountain Falls 2021 El Paso County CDBG Application "Creating ADA Accessibility and Improving Safety to Green Mountain Falls Downtown Lake and Park Spaces."

'The Gem of the Rockies' as Green Mountain Falls over 100 years ago, reveals the potential of our little town. This project will help it shine brighter and welcome everyone to the shores of Gazebo Lake.

This project helps make the beauty and therapeutic values of fishing available to everyone. I often see generations of families gathered at the bank of the lake fishing together. The changes planned in this proposal would allow more families to gather together in this wonderful place and enjoy fishing together. The new inclusive playground equipment will help our young families and children with or without special needs to play together.

Some of my friends are not able to enjoy Gazebo Lake due to loss of mobility and balance as they age and others cannot access it because they use wheelchairs for mobility. My good friend, Kevin Williams, is an attorney for the Colorado Cross-Disability Coalition Civil Rights Legal Program. I would love to share some time with him at the lake in Green Mountain Falls, but it is not accessible to him because he uses a power wheelchair. He reminded me of this limitation when I invited him for a visit.

With your help, I am looking forward to sharing our 'gem' with Kevin and seeing more people and families enjoying the beauty of our town and the peaceful past-time of fishing.

Thank you for your time and consideration.

Sincerely,

Katharine Guthrie

Margaret Peterson  
10795 Belvidere Ave  
Green mountain Falls CO 80819

Friday, January 29, 2021

Dear CDBG Grant Review Committee:

This letter is written in support of the Town of Green Mountain Falls 2021 El Paso County CDBG Application "Creating ADA Accessibility and Improving Safety to Green Mountain Falls Downtown Lake and Park Spaces."

Gazebo Lake Park is a center focal point Community space in Green Mountain Falls. The project has been needed for some time as the lake wall has been caving in for years, and as we have an aging population the area is not ADA accessible and many Residents in GMF would be able to enjoy that space more if it were ADA accessible.

There is a household in Green Mountain Falls that has medically fragile children. They are on life support and their caregiver/mother is a trained nurse. They have round the clock nursing staff and the thought that they are unable to just go to the park to play or go to the lake to fish is something that I would like to see changed. They participate in community activities in other areas. I strongly advocate in favor of this grant to offer these children the same opportunity and accessibility as everyone else.

The proposed project is also a top Community priority in GMF's 2019 Comprehensive Plan.

I'm in full support of the proposed project, and respectfully request that the El Paso County CDBG Grant Review Committee award the funding requested by the Town of Green Mountain Falls. Thank you for your time and I genuinely appreciate your consideration.

Sincerely,

A handwritten signature in blue ink, appearing to read 'MP', followed by a long horizontal flourish.

Margaret Peterson  
719-761-9312  
margaretp0409@gmail.com

Deborah Donley

PO Box 766

Green Mountain Falls, CO 80819

Friday, February 5, 2021

Dear CDBG Grant Review Committee:

This letter is written in support of the Town of Green Mountain Falls 2021 El Paso County CDBG Application "Creating ADA Accessibility and Improving Safety to Green Mountain Falls Downtown Lake and Park Spaces."

Gazebo Lake Park is a center focal point community space in Green Mountain Falls. The project has been needed for some time as the lake wall has been caving in for years, and as we have an aging population the area is not ADA accessible and many Residents in GMF would be able to enjoy that space more if it were ADA accessible.

I am a member of that "aging population," living in GMF year-round in the cabin my grandparents built. My siblings are all older than I am, and these improvements are long overdue and would be useful for our residents as well as for our burgeoning tourist population.

The proposed project is also a top priority in GMF's 2019 Comprehensive Plan.

I fully support this project and respectfully request that the El Paso County CDBG Grant Review Committee award the funding requested by the Town of Green Mountain Falls. Thank you for your time and consideration.

Sincerely,

Deborah Donley

Green Mountain Falls Resident

Chris Frandina  
10485 Mountain Avenue, Box 544  
Green Mountain Falls, Colorado 80819

February 4, 2021

Dear CDBG Grant Review Committee:

As a Town resident for over 45 years, I am more than happy to lend support to the Town of Green Mountain Falls grant submittal application for creating ADA Accessibility and Improving Safety to Green Mountain Falls Downtown Lake and Park spaces.

This is a much needed project for our town and will assist to preserve a community jewel and much beloved 125 year old area that could be enjoyed by many more. The lake retention areas are in need of replacement and/or expansion to save the existing shoreline. The proposed project is a priority in the Town's 2019 Comprehensive Plan. The area around the lake is not at all ADA accessible therefore very limited to many of our senior residents and visitors and especially anyone with mobility concerns. Parking is at a premium and not well designed in the area and not especially conducive to those with walker and/or wheelchair needs.

The Green Mountain Falls Gazebo Park area has countless visitors daily – all months of the year. There are several county retirement and adult care facilities that bring their residents to the Gazebo Lake for lunch and the opportunity to view our beautiful views from this area. We are very fortunate (pre-Covid restrictions) to have several annual music and art installation events at the Gazebo Lake Park. These annual events are anticipated by this community and our neighbors in both Teller and El Paso counties and could be experienced by many more with ADA access installed and improved. The variety of wildlife that frequent our small lake are a joy to watch. Each year the Canada geese nest around the lake area (very often in the flower planter on the gazebo itself) and successfully hatch up to at least four to six goslings. This is pure enjoyment to witness them flourish in our Gazebo Lake for several months.

I wholeheartedly support this proposed project that will help to insure the future health and welfare of this small community and one that will be enjoyed by all.

I encourage the El Paso County CDBG Grant Review Committees' favorable review and award of this funding request by the Town of Green Mountain Falls.

Sincerely submitted,



Chris Frandina

719-684-9873

[municlerk@hotmail.com](mailto:municlerk@hotmail.com)

**Sunde J. King**

10396 El Paso Avenue

P.O. Box 231

Green Mountain Falls, CO 80819

Thursday, February 4, 2021

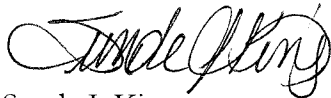
Dear CDBG Grant Review Committee:

This letter is written in support of the Town of Green Mountain Falls' 2021 El Paso County CDBG Application "Creating ADA Accessibility and Improving Safety to Green Mountain Falls Downtown Lake and Park Spaces".

If one person cannot enjoy the Gazebo Lake Park because it is not ADA accessible it is a loss to our community. It must be accessible to everyone.

I support the proposed project, and respectfully request that the El Paso County CDBG Grant Review Committee award the funding requested by the Town of Green Mountain Falls.

Sincerely,

A handwritten signature in cursive script that reads "Sunde J. King".

Sunde J. King

719-233-2455

sunde.king@yahoo.com

Todd and Nancy Dixon  
11045 Iona Ave,  
P.O. Box 627  
Green Mountain Falls, CO 80819

Wednesday, February 3, 2021

Dear CDBG Grant Review Committee:

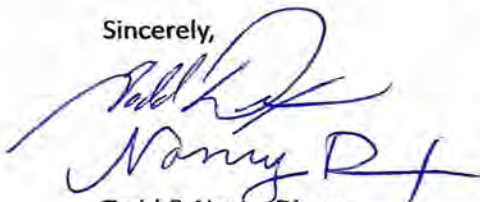
This letter is written in support of the Town of Green Mountain Falls 2021 El Paso County CDBG Application "Creating ADA Accessibility and Improving Safety to Green Mountain Falls Downtown Lake and Park Spaces."

Gazebo Lake Park is a center focal point Community space in Green Mountain Falls. The project has been needed for some time as many of the structural features that support the lake are in need of repair. The local community also has an aging population. The area is not ADA accessible and many Residents in GMF would be able to enjoy that space more if it were ADA accessible. The proposed project is also a top Community priority in GMF's 2019 Comprehensive Plan.

Our family has been coming to Green Mountain Falls since the mid-1960's. It was at that time that my parents purchased a summer cabin on Grandview Ave. We have many very fond memories of fishing down at the lake with both our parents and our children. Very recently, my wife and I built our dream "forever" home on Iona Avenue. It is disheartening to think that others may not be able to create such fond memories because of physical disabilities and lack of access to such a relaxing venue.

We are in full support of the proposed project, and respectfully request that the El Paso County CDBG Grant Review Committee award the funding requested by the Town of Green Mountain Falls. Thank you for your time and I genuinely appreciate your consideration.

Sincerely,

A handwritten signature in blue ink, appearing to read "Todd & Nancy Dixon", is written over a printed name.

Todd & Nancy Dixon  
(303) 918-9443  
tgdixon1961@gmail.com

## Angie Sprang

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**From:** Rebecca Ochkie <rochkie@gmail.com>  
**Sent:** Saturday, January 30, 2021 8:18 AM  
**To:** Angie Sprang  
**Subject:** CDBG Grant

Rebecca Ochkie  
10910 Iona Ave  
Green Mountain Falls CO 80819

Dear CDBG Grant Review Committee:

This letter is in support of the Town of Green Mountain Falls 2021 El Paso County CDBG Application "Creating ADA Accessibility and Improving Safety to Green Mountain Falls Downtown Lake and Park Spaces."

Gazebo Lake Park is a focal point in our community space in Green Mountain Falls. This project has been needed for a long time as the lake wall has been caving in, and as we have an aging population in the area the lake is not ADA accessible. Many residents, myself included in coming years, would be able to enjoy the space more if it were ADA accessible.

I have seen caregivers with disabled children in wheelchairs bringing them to the area and having difficulty with mobility because of the gravel, grass, and uneven surfaces. Similarly, the elderly come to visit with their families to walk or fish and have very limited space to ambulate safely.

During Covid, the Gazebo Lake provides a beautiful open space allowing people to get out of the house, and the disabled and elderly need it more than most. As this pandemic is here for some time, this would be a great benefit for all.

This project has been a high priority in the communities 2019 Comprehensive Plan.

I am in full support of the proposed project, and respectfully request that the El Paso County CDBG Grant Review Committee award the funding requested by the Town of Green Mountain Falls. Thank you for your time and I genuinely appreciate your consideration.

Sincerely,  
Rebecca Ochkie  
719-200-2553  
Rochkie@gmail.com

## Angie Sprang

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**From:** Lisa Huizenga <lmhuizenga@gmail.com>  
**Sent:** Thursday, February 4, 2021 6:51 PM  
**To:** Angie Sprang  
**Cc:** Katharine Guthrie  
**Subject:** Letter of support for CDBG Grant

Lisa Huizenga  
10775 Grandview Avenue  
Green Mountain Falls, CO 80819

Thursday, February 4, 2021

Dear CDBG Grant Review Committee

I am writing to support the town of Green Mountain Falls in their efforts to obtain the 2021 El Paso County CDBG "Creating Accessibility and Improving Safety to Green Mountain Falls Downtown Lake and Park Spaces Grant.

The beloved lake in GMF is our town's focal point, our "crown jewel" if you will. But it's in need of some TLC. The walls have been caving in, and unfortunately it isn't ADA accessible. We have so many visitors to our lake but it's not safe to walk the perimeter if one has any kind of balance challenges. As someone who plans to live here the rest of my life, I would love to have a place to go to safely walk in this beautiful setting.

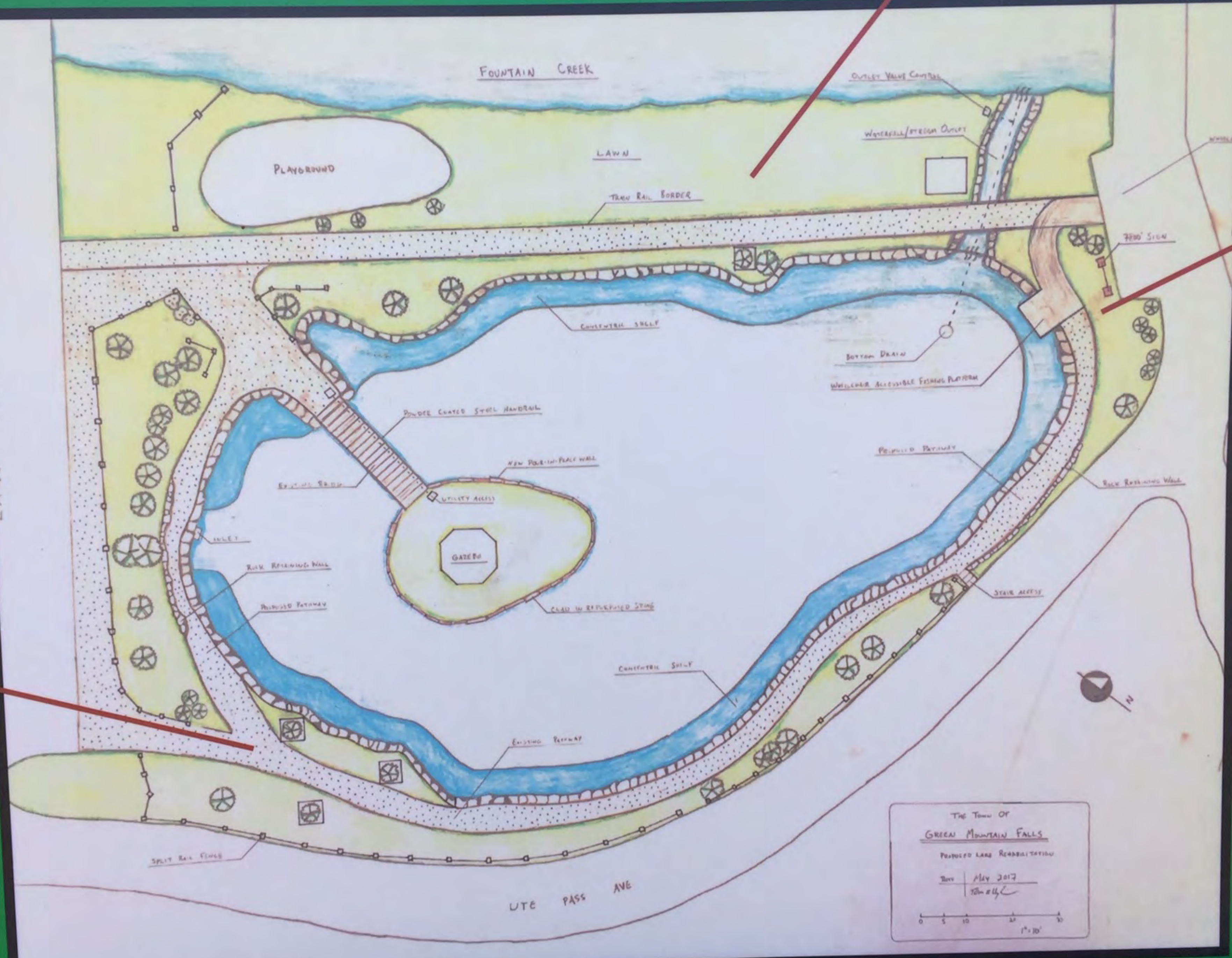
Making the lake accessible to all is in our town's 2019 Comprehensive Plan. Please help GMF make this a reality.

Thank you so much for your consideration of this.

Sincerely,

Lisa Huizenga

LAKE AVE.





















Bambino Playville—inclusive interactive equipment





WARNING  
THIN ICE















