

**Manitou Springs
Open Space Advisory Committee
Regular Meeting Minutes
Wednesday, March 30, 2011**

Members Present: Jim Yount (Chair), Randy Hodges, Marc Straub, Tom Fears, Ben Kinsley, Keith Schoepflin; Dan Folke (Planning staff), Matt Carpenter (CC liason).

I. Call to Order, Announcement of Member Openings and Election of Officers

1. Meeting called to order at 7:05 PM. Openings remain for 1 Regular and 2 Alternate members. [Meeting was rescheduled from Monday March 28 because public notice wasn't posted in time.]

II. Approval of Minutes

2. The Minutes for the February 28, 2011 Regular Meeting were approved by consensus.

III. Agenda Review and Public Comment on Non-Agenda Items

3. No public comment.

IV. New Business

4. *MP 1101 - Master Plan (Revisions to previously approved MP 0501 - 0 Welcome Lane (1300 Block Manitou Avenue) - David Walton, Applicant.* David and Herald Walton presented revisions to their previous master plan from 2005, adding provisions for a recreational Zip Line and related structures such as an outdoor amphitheatre, 4WD trails and event parking lot.

5. *PP/FP 0801 - Preliminary Plat (unplatted lands to 8 lots - 0 Welcome Lane (1300 Block Manitou Avenue) - David Walton on behalf of UU CAM LLC, Applicant.* David presented minor changes to the original Open Space dedication in order to retain access for Zip Line poles and other possible development listed in Item 4 above. The new Open Space dedication would be approximately 75,000 ft², but the required Open Space land dedication is only 66,339.3 ft², so the ~9,000 ft² difference would need to come from the Parks dedication. Tom motioned (Keith seconded) to recommend acceptance of the applicant's proposed land dedication, consisting of Lot #13 and an easement on the eastern edge of lot 14 enabling construction of a new trail, as sufficient

to satisfy, in lieu of fees, the open space dedication and a portion of the parks dedication. Since this will require consent of PARAB, Jim plans to attend their next meeting to present this and answer any questions.

6. *Discussion Regarding Proposed Barr Trail Parking Lot Fee.* Dan discussed the proposal outlined in the Manitou Incline Site Development and Management Plan for a tiered parking scheme to favor long-term Barr Trail and Barr Camp users over Incline hikers. There was some concern that this might not insure that maintenance of the Barr Trail would receive an appropriate portion of the parking revenue generated. Tom motioned (Randy seconded) to recommend a tiered parking fee structure in the Barr Trail parking lot, such as that utilized in the Manitou Incline Site Development and Management Plan (list the rates they used here), with the collected mid-term and long-term fees being designated for Barr Trail purposes and short term-fees being designated for Incline Trail purposes. Dan will present this recommendation to the Parking Authority Board and City Council.

V. Old Business

7. *Rainbow Falls Master Plan Update.* This plan will go to the County Board of Supervisors for approval in April.

8. Review of OSAC Initiatives:

b) *Area 1:* The county received a \$120,000 to reroute the Ute Indian Trail..

c) *Area 2:* Iron Mountain purchase update: GOCO will make a site visit on Monday. Dan will arrange a site for OSAC, and also invite Kenyon Jordan (Intemann Trail Committee), Bill Koerner (TOSC) and a couple others.

No other updates.

VI. Other Business

8. *Financial Statement.* The March 28, 2011 OSAC financial statement was presented. The ending cash balance was \$47,239.42.

9. *Answer General OSAC Questions.* No questions.

VII. Adjournment

Adjourned meeting at 7:55 PM.