

LARIMER COUNTY OPEN LANDS ADVISORY BOARD

The mission of Larimer County Department of Natural Resources is to establish, protect and manage significant regional parks and open lands providing quality outdoor recreational opportunities and stewardship of natural resource values. We are committed to fostering a sense of community and appreciation for the natural and agricultural heritage of Larimer County for present and future generations.

Date: March 25, 2021

Time: 5:00 – 8:00 p.m.

Location: Zoom Webinar. Public registration:

https://larimer-org.zoom.us/webinar/register/WN_ImUkvxA4Ts6msoQ5E0jQnA

Contact: Please contact Sidney at smichl@larimer.org or 970-619-4462 if you are unable to attend

AGENDA

Scheduled times are subject to change.

1. CALL TO ORDER/INTRODUCTIONS
2. PUBLIC COMMENT
3. AGENDA REVIEW
4. REVIEW AND APPROVAL OF LAST MEETING MINUTES
5. INFORMATION & ANNOUNCEMENTS
 - a. Natural Resources events for this month: larimer.org/naturalresources.
 - b. To sign up for Open Lands Advisory Board updates, go to apps.larimer.org/subscriptions.cfm, enter your email, click “Subscribe,” and check the “Open Lands Advisory Board” box.
6. UPDATES & REPORTS
7. DISCUSSION ITEMS
 - a. CIP Review

8. ACTION ITEMS

- a. CDOT Big Thompson Canyon Parcels Final Review
- b. Yeager Final Review

9. OTHER BUSINESS

10. NEXT MEETING SCHEDULED: April 22, 2021 via Zoom Webinar

11. EXECUTIVE SESSION: Pursuant to C.R.S. (24-6-402(4)(a)) for discussion pertaining to the purchase, acquisition, lease, transfer or sale of any real, personal or other property interest.

12. ADJOURN

Included in PDF:

- Agenda
- Sales Tax Revenue Distribution Report
- CDOT BT Final Review
- Yeager Final Review

Attached Separately:

- Minutes of last meeting
- News article

This meeting will be recorded and archived according to law. Votes require a quorum.

Public can view agenda and minutes at:

http://legacy.larimer.org/boards/minutes/openlands_advisory_board.cfm



OPEN SPACE SALES TAX ACTIVITY
January 2021 Distribution

REVENUES:

SALES TAX	\$	1,218,085.84
MV USE TAX	\$	110,079.81
BUILDING USE TAX	\$	17,086.81
MISC REVENUE	\$	-
INTEREST	\$	154.58
TOTAL REVENUE	\$	<u>1,345,407.04</u>

EXPENDITURES:

PERSONNEL & OPERATING	\$	<u>(4,864.87)</u>	\$	-
			\$	-

NET REVENUE:	\$	<u>1,350,271.91</u>
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% SALES TAX DISTRIBUTED TO INCORP. AREAS (USED AS A BASIS) 50%

DISTRIBUTION BASED ON POPULATION

2020 State of Colorado Statistics

	2019 <u>POPULATION</u>	% OF INCORP <u>AREA</u>	\$	<u>REVENUE</u>
FORT COLLINS	170,318	58.92	\$	397,808.73
LOVELAND	77,553	26.83	\$	181,139.16
ESTES PARK	6,284	2.17	\$	14,677.43
BERTHOUD	8,724	3.02	\$	20,376.49
WELLINGTON	10,177	3.52	\$	23,770.24
WINDSOR	8,732	3.02	\$	20,395.18
JOHNSTOWN	2,363	0.82	\$	5,519.22
TIMNATH	4,902	1.70	\$	11,449.51
TOTAL INCORP.	<u>289,053</u>	<u>100.00</u>	\$	<u>675,135.96</u>

DISTRIBUTION BASED ON SALES TAX GENERATION

2020 Larimer County Statistics

	2019 <u>GENERATION</u>	% OF INCORP <u>AREA SALES TAX</u>	\$	<u>REVENUE</u>
FORT COLLINS	\$ 22,390,554	53.76	\$	362,951.24
LOVELAND	\$ 12,138,546	29.14	\$	196,729.42
ESTES PARK	\$ 2,425,523	5.82	\$	39,310.46
BERTHOUD	\$ 666,817	1.60	\$	10,807.11
WELLINGTON	\$ 442,387	1.06	\$	7,169.76
WINDSOR	\$ 585,999	1.41	\$	9,497.28
JOHNSTOWN	\$ 1,487,467	3.57	\$	24,107.38
TIMNATH	\$ 1,519,764	3.65	\$	24,630.82
TOTAL INCORP	<u>\$ 41,657,057</u>	<u>100.00</u>	\$	<u>675,203.47</u>

DISTRIBUTION BASED ON HIGHEST YIELD TO INCORPORATED AREAS:

FORT COLLINS	\$ 397,808.73	53.25
LOVELAND	\$ 196,729.42	26.33
ESTES PARK	\$ 39,310.46	5.26
BERTHOUD	\$ 20,376.49	2.73
WELLINGTON	\$ 23,770.24	3.18
WINDSOR	\$ 20,395.18	2.73
JOHNSTOWN	\$ 24,107.38	3.23
TIMNATH	\$ 24,630.82	3.30
TOTAL INCORP	<u>\$ 747,128.71</u>	<u>100.00</u>

DISTRIBUTION FOR MUNICIPAL AGREEMENT:

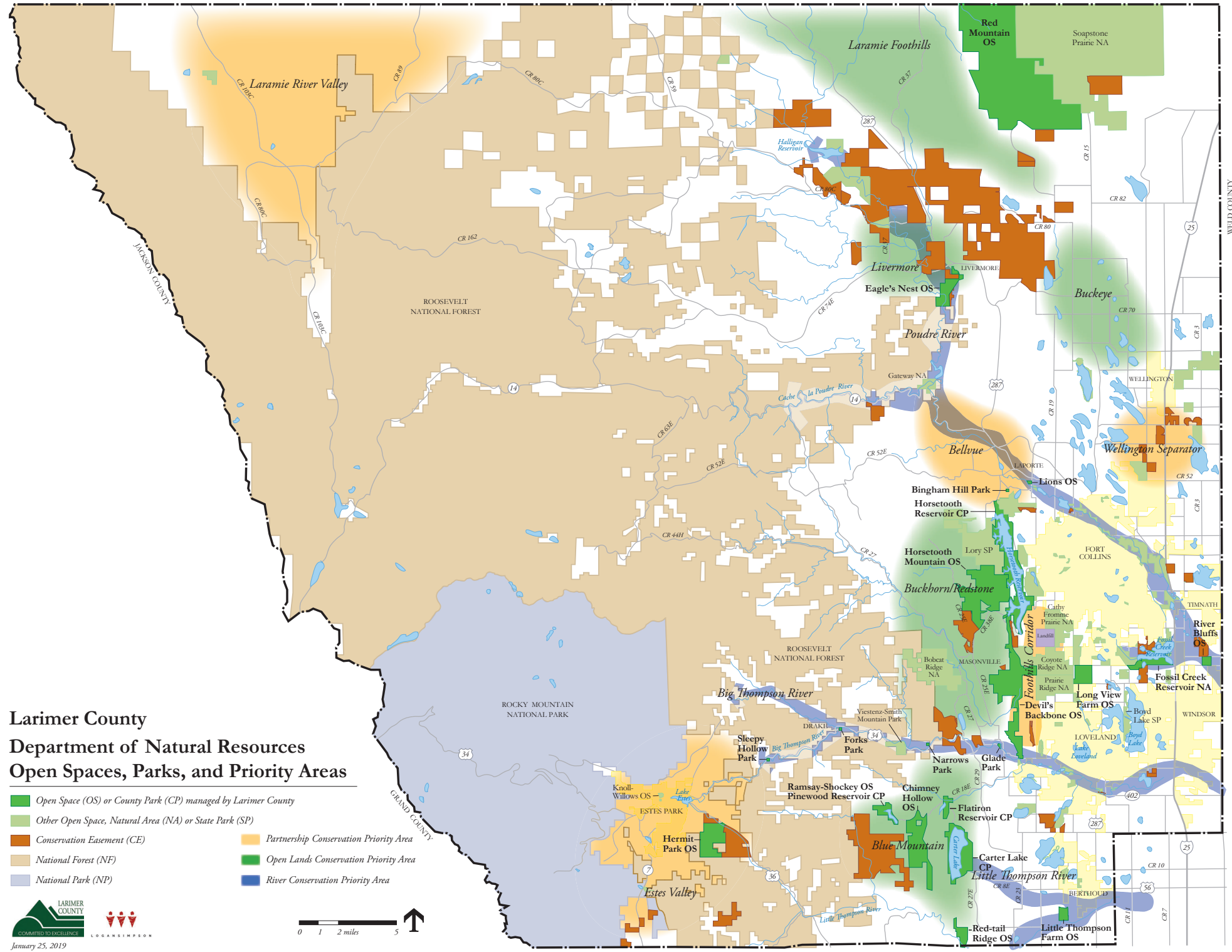
FORT COLLINS	\$	359,476.18
LOVELAND	\$	177,772.72
ESTES PARK	\$	35,522.53
BERTHOUD	\$	18,413.03
WELLINGTON	\$	21,479.76
WINDSOR	\$	18,429.91
JOHNSTOWN	\$	21,784.41
TIMNATH	\$	22,257.41
TOTAL INCORP	\$	<u>675,135.95</u>
TOTAL UNINCORP	\$	<u>675,135.96</u>
TOTAL	\$	<u><u>1,350,271.91</u></u>

\$ -

YEAR TO DATE

PAID TO DATE

\$	359,476.18	\$	90,126,735.72
\$	177,772.72	\$	42,197,608.37
\$	35,522.53	\$	7,075,939.78
\$	18,413.03	\$	3,349,784.54
\$	21,479.76	\$	3,258,375.59
\$	18,429.91	\$	1,896,135.51
\$	21,784.41	\$	1,391,364.72
\$	22,257.41	\$	1,608,395.20
\$	<u>675,135.95</u>	\$	<u>150,904,339.43</u>
\$	<u>675,135.96</u>	\$	<u>113,348,032.20</u>
\$	<u><u>1,350,271.91</u></u>	\$	<u><u>264,252,371.63</u></u>



Larimer County
Department of Natural Resources
Open Spaces, Parks, and Priority Areas

- Open Space (OS) or County Park (CP) managed by Larimer County
- Other Open Space, Natural Area (NA) or State Park (SP)
- Conservation Easement (CE)
- National Forest (NF)
- National Park (NP)
- Partnership Conservation Priority Area
- Open Lands Conservation Priority Area
- River Conservation Priority Area



Big Thompson River Recreation & Conservation Plan

Post 2013 flood planning partnership: Larimer County, Loveland & USFS

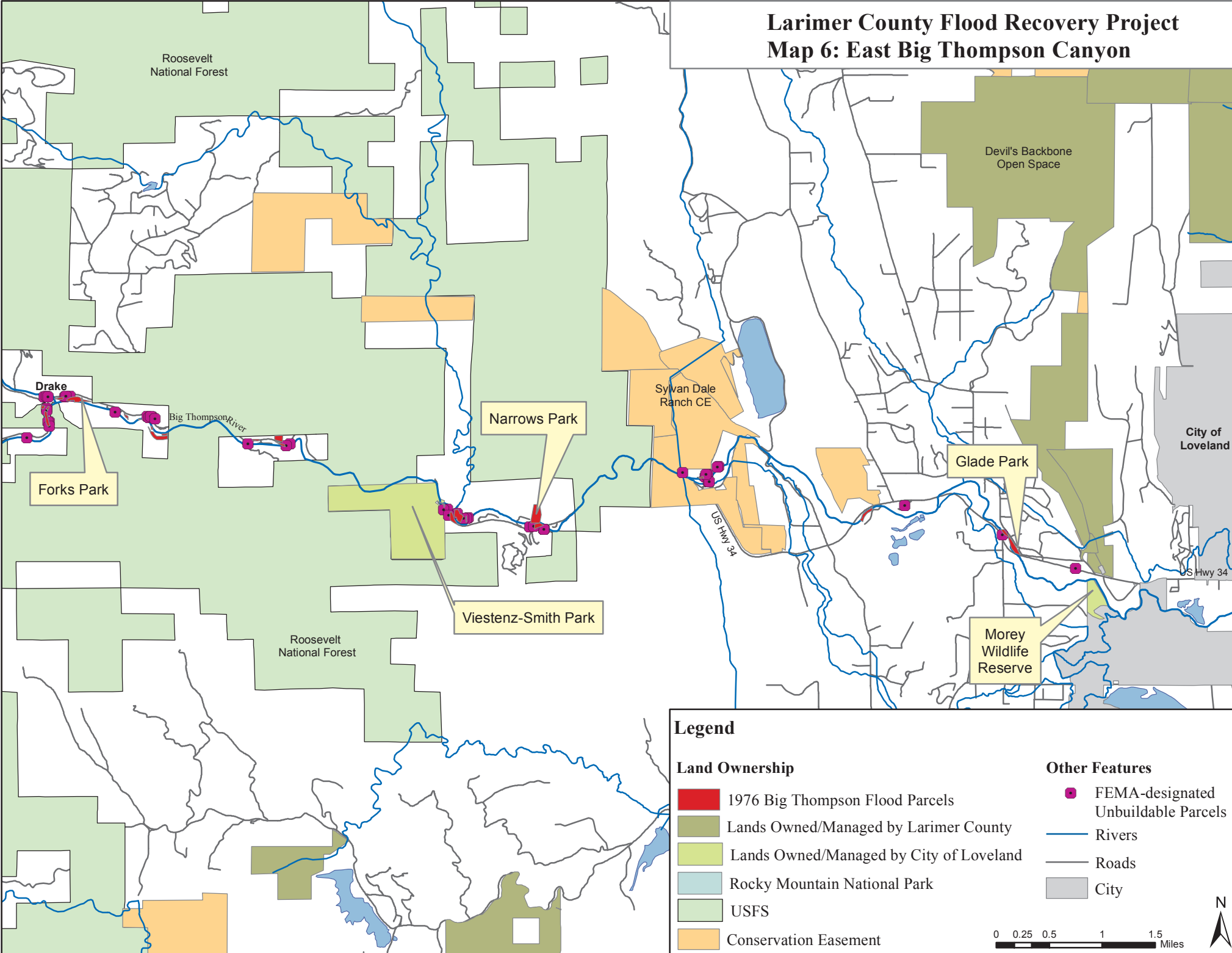
- Assessed existing public lands and recreation infrastructure.
- Management categories for each parcel to guide level of recreation facilities and restoration activities.
- Larimer County rebuilt/manages 4 parks
- Cedar Cove Area – future public river access

A BIGGER VISION FOR THE BIG T: A RECREATION AND CONSERVATION ASSESSMENT



Larimer County Flood Recovery Project

Map 6: East Big Thompson Canyon



Legend

Land Ownership	Other Features
 1976 Big Thompson Flood Parcels	 FEMA-designated Unbuildable Parcels
 Lands Owned/Managed by Larimer County	 Rivers
 Lands Owned/Managed by City of Loveland	 Roads
 Rocky Mountain National Park	 City
 USFS	
 Conservation Easement	

0 0.25 0.5 1 1.5 Miles

N

FINAL REVIEW: BIG THOMPSON - CDOT

Date: March 25, 2021

Staff Assigned: Charlie Johnson

Background:

Following the 1976 Big Thompson Flood, with federal funding, the County acquired numerous small properties throughout the Big Thompson Canyon which were deemed to be non-buildable. The majority of these properties are completely within the floodway of the river and are used for recreational purposes. After the 2013 flood, the County acquired two additional properties within Cedar Cove and the Forks Park areas.

As a result of the 2013 flood, US Hwy 34 was significantly damaged and in need of immediate emergency repairs. Shortly after the event, in support of the flood recovery efforts, Larimer County entered into a Possession and Use agreement with the Colorado Department of Transportation, conveying the immediate right to use both temporary and permanent County property interest for reconstruction of the highway.

The terms of the agreement allowed for the option for the County to be compensated for the fair market value, receive ownership of lands owned by CDOT of equal value to the rights conveyed by the County, or donate the value of the rights conveyed. Staff recommends that we trade the value of the County's property interests conveyed to CDOT for fee ownerships that CDOT maintains in the canyon. By doing so, we are able to further build upon our existing land ownerships within the Cedar Cove and Forks Park areas.

The total value for the Larimer County parcels conveyed to CDOT consisting of both temporary and permanent interest, is **\$88,816.94**. The total value for the CDOT parcels that the County will receive ownership to as determined by an appraiser, is **\$99,009.79**. Due to this difference in the property values, CDOT has requested and Larimer County recommends that we agree to an administrative settlement in the amount of **\$10,192.85**, to be paid to CDOT.

Priority Area: Big Thompson River
Short Legal: Lots in Cedar Cove and Forks Park
Acreage: 1.76 ac
Current Zoning: O Open
Adjacent Zoning: N/A
Water Rights: N/A
Mineral Rights: Unknown
Liens: N/A

Evaluation Criteria:	Staff Assessment
Scenic Values	M
Buffer Values	H
Wetlands/Riparian Values	N/A
Significant Plants/Natural Communities Values	M
Outdoor Recreation Values	M
Historical/Archaeological Values	N/A
Agricultural Values	N/A
Geological/Paleontological Values	N/A
Education Values	N/A
Context	H
Community Benefit	M
Partnerships/Cost-Value	Good

Partnerships:

N/A

Description:

Property Interest for Larimer County:

Fee

Purchase Price: \$10,192.85

Financial Terms: None

Funding Sources:

Amount:

Larimer County (Open Space Sales Tax Funds) \$10,192.85

Closing Date:

Mid to late April, 2021

Open Lands Advisory Board Final Review Date:

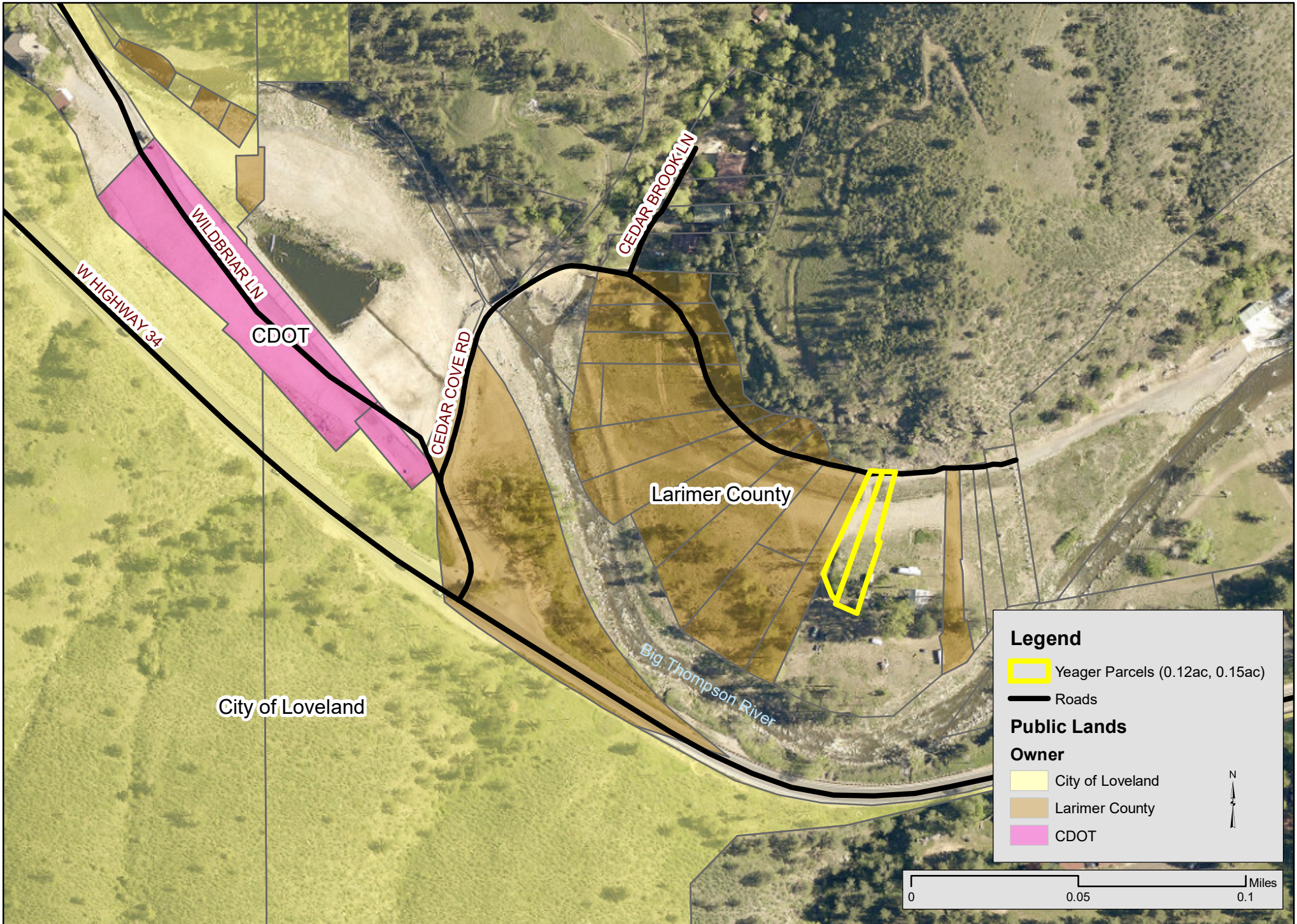
3/25/21

Board of County Commissioners Final Review Date:

TBD

Cedar Cove

Big Thompson River Priority Area









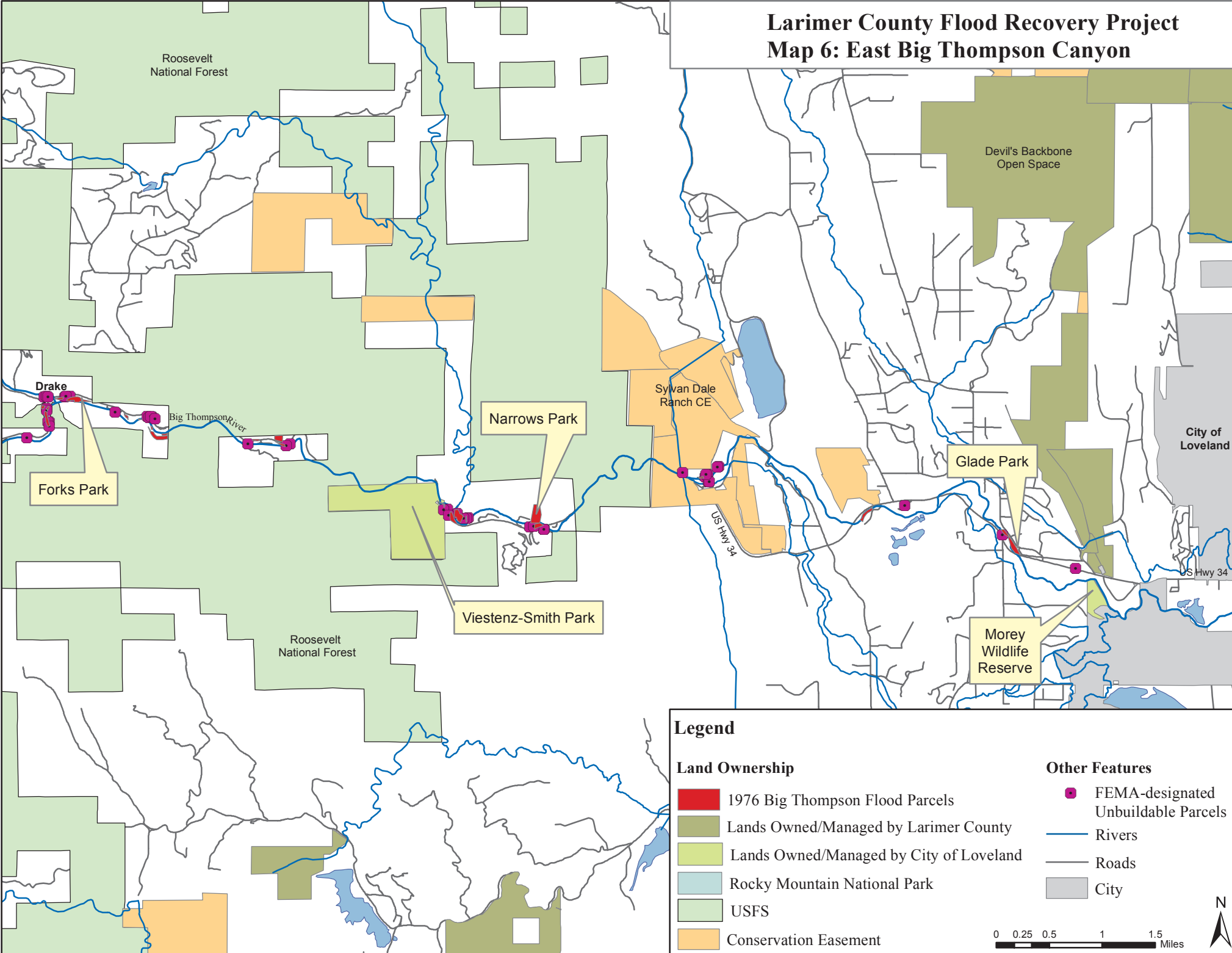
Forks Park

Big Thompson River Priority Area



Larimer County Flood Recovery Project

Map 6: East Big Thompson Canyon



Legend

Land Ownership	Other Features
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 Lands Owned/Managed by City of Loveland	 Roads
 Rocky Mountain National Park	 City
 USFS	
 Conservation Easement	

0 0.25 0.5 1 1.5 Miles

N

FINAL REVIEW: Yeager- Cedar Cove

Date: March 25, 2021

Staff Assigned: Charlie Johnson

Property Description:

These two small parcels, totaling 0.27 acres, are adjacent to existing county-owned lands in Cedar Cove, within the Big Thompson River conservation priority area. While non-buildable and completely within the floodway of the Big Thompson River, adding these parcels to county ownership is part of a long-range goal of conserving a large, contiguous block of land within Cedar Cove. Identified in the Big Thompson River Conservation and Recreation Plan (2014), this area poses opportunity to conserve large portions of the river, riparian area and associated uplands and provide for potential future access opportunities. The property was inundated by the 2013 flood, does not include any structures, and is in moderate condition with a mix of native and non-native species.

Priority Area: Big Thompson River

Short Legal: 2 lots Cedar Cove

Acreage: 0.27 acres

Current Zoning: O Open

Adjacent Zoning: N/A

Water Rights: Includes a one-half ownership in a single water well

Mineral Rights: Unknown

Liens: None

<i>Evaluation Criteria:</i>	<i>Staff Assessment</i>
Scenic Values	M
Buffer Values	H
Wetlands/Riparian Values	N/A
Significant Plants/Natural Communities Values	M
Outdoor Recreation Values	M
Historical/Archaeological Values	N/A
Agricultural Values	N/A
Geological/Paleontological Values	N/A
Education Values	N/A
Context	H
Community Benefit	M
Partnerships/Cost-Value	Good

Partnerships:

N/A

Description:

Property Interest for Larimer County:

Fee

Purchase Price: \$10,000

Financial Terms: None

Funding Sources:

Larimer County (Open Space Sales Tax)

Amount:

\$10,000

Closing Date:

Mid April 2021

Open Lands Advisory Board Final Review Date:

3/25/21

Board of County Commissioners Final Review Date:

TBD

Yeager Parcels

Big Thompson River Priority Area

