



BOARD OF TRUSTEES

REGULAR MEETING AGENDA

July 28, 2021
7:00 PM
9900 Park Avenue
Firestone, CO 80504

PRE-MEETING WORK SESSION 6:30 PM IN THE TRAINING ROOM

AGENDA FOR THE WORK SESSION IS A DISCUSSION OF THE REGULAR MEETING AGENDA BELOW

REGULAR MEETING 7:00 PM IN THE COURT ROOM

1. Access Information

- a. Town of Firestone is inviting you to a scheduled Zoom meeting.

Topic: 07-28-2021 Board of Trustees Meeting
Time: Jul 28, 2021 07:00 PM Mountain Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/87549277176?pwd=YUp4OEhaNW1iUGdOZUNOVlJNdm5kQT09>

Meeting ID: 875 4927 7176

Passcode: 203490

One tap mobile

+12532158782,,87549277176#,,,,*203490# US (Tacoma)

+13462487799,,87549277176#,,,,*203490# US (Houston)

Dial by your location

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 669 900 9128 US (San Jose)

+1 301 715 8592 US (Washington DC)

+1 312 626 6799 US (Chicago)

+1 646 558 8656 US (New York)

Meeting ID: 875 4927 7176

Passcode: 203490

Find your local number: <https://us02web.zoom.us/j/kcm7KNjjWx>

2. Call to Order & Roll Call

3. Pledge of Allegiance

* Individuals that desire to address the Board of Trustees are requested to sign up at the table at the entrance to the meeting room. Individuals are allotted 3 minutes of Public Comment during the entirety of the meeting. Maximum time permitted for all Public Comment during a meeting is 30 minutes.

If you need special assistance in order to participate in a Board of Trustees meeting, please contact the Town Clerk's Office at 303-531-6264 in advance of the meeting to make arrangements. A forty-eight-hour notice is requested.

4. Approval of Agenda

5. Public Comment *(maximum time permitted for all Public Comment is 30 minutes)

6. Consent Agenda

6.a. Approval of July 14, 2021 Meeting Minutes

b. **Resolution 21-89:** A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING THE FIRST AMENDMENT TO THE TOWN MANAGER'S EMPLOYMENT AGREEMENT

c. **Resolution 21-86:** A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, TERMINATING THE TOWN OF FIRESTONE'S MARCH 25, 2020 DECLARATION OF LOCAL DISASTER REGARDING THE COVID-19 PANDEMIC

7. Presentation

a. Historic Firestone Neighborhood Plan Update Presentation

b. Broadband Update and Presentation

8. Land Development

a. **PUBLIC HEARING: Resolution 21-87:** A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING AN AMENDMENT TO AN EXISTING FINAL DEVELOPMENT PLAN FOR CERTAIN REAL PROPERTY LOCATED WITHIN RIDGE CREST SUBDIVISION FILING NO. 1

b. **PUBLIC HEARING: Resolution 21-88:** A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING AN AMENDMENT TO AN EXISTING FINAL DEVELOPMENT PLAN FOR CERTAIN REAL PROPERTY LOCATED WITHIN RIDGE CREST PUD FILING 2/3

9. Discussion/Action

a. **Resolution 21-78:** A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING A GENERAL SERVICES AGREEMENT BETWEEN THE TOWN OF FIRESTONE AND VANCE BROTHERS INC FOR STREET CRACK FILL SERVICES

* Individuals that desire to address the Board of Trustees are requested to sign up at the table at the entrance to the meeting room. Individuals are allotted 3 minutes of Public Comment during the entirety of the meeting. Maximum time permitted for all Public Comment during a meeting is 30 minutes.

If you need special assistance in order to participate in a Board of Trustees meeting, please contact the Town Clerk's Office at 303-531-6264 in advance of the meeting to make arrangements. A forty-eight-hour notice is requested.

- b. **Ordinance 999**: AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, AMENDING CHAPTER 12.32 – PARK AND RECREATION FACILITIES
- c. **Resolution 21-79**: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE COLORADO ESTABLISHING A PARK USE FEE FOR COMMERCIAL ENTITIES
- d. Cancellation of the August 25, 2021 Regular Board of Trustees Meeting

10. Public Comment *(maximum time permitted for all Public Comment is 30 minutes)

11. Reports

11.a. Staff

11.a.i. June Monthly Board Report

11.a.ii. 2021 2nd Quarter Financials

11.b. Mayor

11.c. Trustees

12. Executive Session

- a. An executive session pursuant to C.R.S. 24-6-402(4)(e)(I) for determining positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and instructing negotiators and C.R.S. 24-6-402(4)(b) for a conference with an attorney for the Town for the purpose of receiving legal advice on specific legal questions concerning litigation issues regarding Central Weld County Water Districts service to the Town

13. Adjournment

* Individuals that desire to address the Board of Trustees are requested to sign up at the table at the entrance to the meeting room. Individuals are allotted 3 minutes of Public Comment during the entirety of the meeting. Maximum time permitted for all Public Comment during a meeting is 30 minutes.

If you need special assistance in order to participate in a Board of Trustees meeting, please contact the Town Clerk's Office at 303-531-6264 in advance of the meeting to make arrangements. A forty-eight-hour notice is requested.

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**AGENDA INFORMATION
MEMORANDUM**

**FIRESTONE
TOWN BOARD OF TRUSTEES**



AIM#: 6.a

Consent Agenda

Meeting Date: July 28, 2021

Initiated By: Jessica Koenig

Dept: Town Clerk

AGENDA TITLE

Approval of July 14, 2021 Meeting Minutes

SUMMARY

HISTORY AND PREVIOUS BOARD ACTION

RECOMMENDATION

Approval of July 14, 2021 Meeting Minutes

ALTERNATIVES

ATTACHMENTS

1. July 14, 2021 Draft Meeting Minutes

FINANCIAL CONSIDERATIONS

TOWN OF FIRESTONE, COLORADO
Board of Trustees Regular Meeting
MINUTES
July 14, 2021

1. Access Information

- a. Town of Firestone is inviting you to a scheduled Zoom meeting.

Topic: 07-14-2021 Board of Trustees Meeting

Time: Jul 14, 2021 07:00 PM Mountain Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/89992215818?pwd=L3c1MkQ1aDJ3NldKWjgxbkZwN2doQT09>

Meeting ID: 899 9221 5818

Passcode: 757702

One tap mobile

+13462487799,,89992215818#,,, *757702# US (Houston)

+16699009128,,89992215818#,,, *757702# US (San Jose)

Dial by your location

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+1 253 215 8782 US (Tacoma)

+1 312 626 6799 US (Chicago)

+1 646 558 8656 US (New York)

+1 301 715 8592 US (Washington DC)

Meeting ID: 899 9221 5818

Passcode: 757702

Find your local number: <https://us02web.zoom.us/j/89992215818?pwd=L3c1MkQ1aDJ3NldKWjgxbkZwN2doQT09>

2. Call to Order & Roll Call

The Board of Trustees of the Town of Firestone met for a Regular Meeting on July 14, 2021, at the Police Department and Municipal Court Building, 9900 Park Avenue, Firestone, Colorado. Mayor Sindelar called the meeting to order at 7:03 PM.

The following were present upon the call of the roll:

Mayor: Bobbi Sindelar

Mayor Pro-tem: Frank A. Jimenez

Trustees: David Whelan
Samantha Meiring
Sean Doherty
Doug Sharp

Staff: **Present:** Jan Sloat, Director of Human Resources; Dave Lindsay, Engineer; Paula Mehle, Director of FURA & Economic Development; Raelynn Ferrera, Assistant to the Town Manager; Katie Hansen, Director of Communications; Jessica Clanton, Director of Finance; Julie Pasillas, Director of Public Works; Todd Bjerkaas, Director of Planning; Marty Ostholhoff, Planning Manager; Jessica Koenig, Town Clerk; AJ Krieger, Town Manager; & William Hayashi, Town Attorney

3. Pledge of Allegiance

Mayor Sindelar led the pledge of allegiance.

4. Approval of Agenda

Motion by Trustee Meiring, **second** by Mayor Pro Tem Jimenez, to Amend the Agenda to move Agenda Item 6d from the Consent Agenda to Discussion/Action.

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

Motion by Trustee Whelan, **second** by Trustee Meiring, to Approve the Agenda as Amended.

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

5. Public Comment *(maximum time permitted for all Public Comment is 30 minutes)

Becky Duckworth gave public comment regarding staff salaries.

Rick Patterson gave public comment regarding video use being prohibited during zoom Board of Trustees Meetings and complimented the fireworks display at the 4th at Firestone event.

6. Consent Agenda

Motion by Trustee Doherty, **second** by Trustee Whelan, to Approve the Consent Agenda

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

6.a. Approval of June 23, 2021 Meeting Minutes

b. Approval of June 30, 2021 Meeting Minutes

c. **Resolution 21-85:** A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING AN AGREEMENT BETWEEN THE TOWN OF FIRESTONE AND E-Z EXCAVATING INC FOR THE INSTALLATION OF A POTABLE WATER LINE AND APPURTENANCES FOR THE ST VRAIN WATER TREATMENT PLANT TRANSMISSION PIPELINE PROJECT

7. Land Development

a. **PUBLIC HEARING: Resolution 21-84:** A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, MAKING CERTAIN FINDINGS OF FACT AND CONCLUSIONS REGARDING THE PROPOSED ANNEXATION OF A PORTION OF WELD COUNTY ROAD 19 TO THE TOWN OF FIRESTONE, COLORADO (FIRESTONE COUNTY ROAD 19 ANNEXATION NOS. 1-8)

Mayor Sindelar opened the public hearing for Resolution 21-84 and Ordinance 997 at 7:19 PM.

Marty Ostholthoff, Planning Manager, presented to the Board of Trustees.

Troy Anderson gave public comment regarding the speeding and traffic on Weld County Road 19. Mr. Anderson was in favor of annexation.

Steve McClay gave public comment regarding a concern for caring for the roadway. Mr. McClay was neither for nor against.

Connie McAveney-Long inquired if the annexation was for only the road or for additional property. Ms. McAveney-Long also gave public comment regarding the upkeep of roads.

AJ Krieger, Town Manager, reminded the Board that the purpose of annexation is to establish boundaries and that the road inclusion is planned for in the maintenance system.

Mr. Krieger responded to Board questions regarding road maintenance, speed enforcement, and a long-term plan to address the concern regarding funding for street maintenance.

Marty Ostholthoff answered Board questions regarding the right of way and zoning choice of PLI, and the noise ordinance.

Motion by Trustee Meiring, **second** by Trustee Whelan, to Approve **Resolution 21-84:** A

RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, MAKING CERTAIN FINDINGS OF FACT AND CONCLUSIONS REGARDING THE PROPOSED ANNEXATION OF A PORTION OF WELD COUNTY ROAD 19 TO THE TOWN OF FIRESTONE, COLORADO (FIRESTONE COUNTY ROAD 19 ANNEXATION NOS. 1-8)

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

- b. **Ordinance 996:** AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO ANNEXING THE PROPERTY KNOWN AS FIRESTONE COUNTY ROAD 19 ANNEXATION NOS. 1 THROUGH 8 TO THE TOWN OF FIRESTONE, COLORADO AND APPROVING AN ANNEXATION AGREEMENT WITH THE BOARD OF COUNTY COMMISSIONERS OF WELD COUNTY

Motion by Mayor Pro Tem Jimenez, **second** by Trustee Whelan, to Approve **Ordinance 996:** AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO ANNEXING THE PROPERTY KNOWN AS FIRESTONE COUNTY ROAD 19 ANNEXATION NOS. 1 THROUGH 8 TO THE TOWN OF FIRESTONE, COLORADO AND APPROVING AN ANNEXATION AGREEMENT WITH THE BOARD OF COUNTY COMMISSIONERS OF WELD COUNTY

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

- c. **PUBLIC HEARING: Ordinance 997:** AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO APPROVING INITIAL ZONING OF CERTAIN LAND, FULLY DESCRIBED HEREIN, TO TOWN OF FIRESTONE PLI – PUBLIC LANDS AND INSTITUTIONS ZONING DISTRICT

Mayor Sindelar opened the public hearing for Resolution 21-84 and Ordinance 997 at 7:19 PM.

Marty Ostholthoff, Planning Manager, presented to the Board of Trustees.

Troy Anderson gave public comment regarding the speeding and traffic on Weld County Road 19. Mr. Anderson was in favor of annexation.

Steve McClay gave public comment regarding a concern for caring for the roadway. Mr. McClay was neither for nor against.

Connie McAveney-Long inquired if the annexation was for only the road or for additional property. Ms. McAveney-Long also gave public comment regarding the upkeep of roads.

AJ Krieger, Town Manager, reminded the Board that the purpose of annexation is to establish boundaries and that the road inclusion is planned for in the maintenance system.

Mr. Krieger responded to Board questions regarding road maintenance, speed enforcement, and a long-term plan to address the concern regarding funding for street maintenance.

Marty Ostholthoff answered Board questions regarding the right of way and zoning choice of PLI, and the noise ordinance.

Motion by Trustee Sharp, **second** by Trustee Whelan, to Approve **Ordinance 997**: AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO APPROVING INITIAL ZONING OF CERTAIN LAND, FULLY DESCRIBED HEREIN, TO TOWN OF FIRESTONE PLI – PUBLIC LANDS AND INSTITUTIONS ZONING DISTRICT

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

8. Discussion/Action

- a. **Resolution 21-81**: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO APPROVING MASTER SERVICES PURCHASING AGREEMENTS BETWEEN THE TOWN OF FIRESTONE AND AXON ENTERPRISES, INC. FOR CLOUD SERVICES, CUSTOMER EXPERIENCE PROGRAM, BODY WORN CAMERA FULL SERVICES, TASER 7 EQUIPMENT AND SERVICES, AUTO-TAGGING, FLEET, AXON RESPOND AND ADD-ON SERVICES

Motion by Trustee Sharp, **second** by Trustee Meiring, to Approve **Resolution 21-81**: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO APPROVING MASTER SERVICES PURCHASING AGREEMENTS BETWEEN THE TOWN OF FIRESTONE AND AXON ENTERPRISES, INC. FOR CLOUD SERVICES, CUSTOMER EXPERIENCE PROGRAM, BODY WORN CAMERA FULL SERVICES, TASER 7 EQUIPMENT AND SERVICES, AUTO-TAGGING, FLEET, AXON RESPOND AND ADD-ON SERVICES

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

- b. **Ordinance 998**: AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE COLORADO REPEALING AND REENACTING IN ITS ENTIRETY CHAPTER 5 OF THE MUNICIPAL CODE OF THE TOWN OF FIRESTONE REGARDING TRANSIENT MERCHANTS, SOLICITORS AND PEDDLERS

Motion by Trustee Meiring, **second** by Trustee Whelan, to Approve **Ordinance 998**: AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE COLORADO REPEALING AND REENACTING IN ITS ENTIRETY CHAPTER 5 OF THE MUNICIPAL CODE OF THE TOWN OF FIRESTONE REGARDING TRANSIENT MERCHANTS, SOLICITORS AND PEDDLERS

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

- c. **Resolution 21-83**: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING SUBRECIPIENT AGREEMENT BETWEEN THE TOWN OF FIRESTONE AND WELD COUNTY FOR COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS

Motion by Mayor Pro Tem Jimenez, **second** by Trustee Whelan, to Approve **Resolution 21-83**: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING SUBRECIPIENT AGREEMENT BETWEEN THE TOWN OF FIRESTONE AND WELD COUNTY FOR COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

- d. **Resolution 21-82**: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING AN AMENDMENT TO TRANSPORTATION SERVICES AGREEMENT BETWEEN THE TOWN OF FIRESTONE AND VIA MOBILITY SERVICES

Motion by Trustee Doherty, **second** by Trustee Meiring, to Approve **Resolution 21-82**: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING AN AMENDMENT TO TRANSPORTATION SERVICES AGREEMENT BETWEEN THE TOWN OF FIRESTONE AND VIA MOBILITY SERVICES

Roll Call Vote:

Yes: Trustee Whelan, Trustee Meiring, Mayor Pro Tem Jimenez, Trustee Doherty, Trustee Sharp

No: None

Abstain: None

Motion carried.

- e. **Resolution 21-86**: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, TERMINATING THE TOWN OF FIRESTONE'S MARCH 25, 2020 DECLARATION OF LOCAL DISASTER REGARDING THE COVID-19 PANDEMIC

Resolution 21-86 was postponed to Board of Trustees Regular Meeting on July 28, 2021.

e. Marijuana Initiative Discussion

The Board reached a consensus to not pursue adding a ballot question to the November 2021 Coordinated Ballot with Weld County.

9. Public Comment *(maximum time permitted for all Public Comment is 30 minutes)

Rick Patterson gave public comment regarding the marijuana discussion, the median age of the Town of Mead, and the demographics of Town employees.

John Martini gave public comment regarding a question about a business on Road 19 looking to annex into the Town of Firestone.

10. Reports

10.a. Staff

AJ Krieger, Town Manager, reported that there would be a groundbreaking at Neighbors Point Park on Friday at 3:00 PM. Mr. Krieger also reported that he and Dean Rummel were discussing locations for signage. Mr. Krieger reported that the crack sealant contract would be on the July 28th agenda.

10.b. Mayor

Mayor Sindelar wished a happy 21st wedding anniversary to Trustee Meiring.

10.c. Trustees

Trustee Whelan reported on a program he was looking into from Arizona. Trustee Whelan asked the Board if they would consider providing direction to do a Town survey to see if residents benefitted from live streaming. The Mayor reported that it would be discussed at the Board Retreat.

Trustee Doherty reported on the Historic Firestone Master Plan Community Meeting. Trustee Doherty thanked staff for an awesome 4th at Firestone event and requested a full day 4th at Firestone event in the future.

Trustee Sharp reported on the Historic Firestone Master Plan Community Meeting. Trustee Sharp thanked everyone there for participating.

Trustee Meiring reported on the 4th at Firestone and the latest Chat with Trustees. Trustee Meiring reported on the Lobbyists.

Mayor Pro Tem Jimenez concurred with everything said about the 4th at Firestone event and the latest Chat with Trustees event.

11. Adjournment

Motion by Trustee Meiring, **second** by Trustee Whelan, to Adjourn at 9:28 PM, All in Favor,
Motion carried.

Introduced and Approved the 28th of July, 2021.

TOWN OF FIRESTONE, COLORADO

ATTEST

Bobbi Sindelar, Mayor

Jessica Koenig, Town Clerk

DRAFT

**AGENDA INFORMATION
MEMORANDUM**

**FIRESTONE
TOWN BOARD OF TRUSTEES**



AIM#: 6.b

Consent Agenda

Meeting Date: July 28, 2021

Initiated By: Jessica Koenig

Dept: Town Clerk

AGENDA TITLE

Resolution 21-89: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING THE FIRST AMENDMENT TO THE TOWN MANAGER'S EMPLOYMENT AGREEMENT

SUMMARY

Resolution 21-89 will approve the First Amendment to the Town Manager's Employment Agreement to amend the Town Manager's compensation and paid time off.

HISTORY AND PREVIOUS BOARD ACTION

On April 10, 2019, the Town of Firestone entered into an Employment Agreement with Arthur J. Krieger to serve as Town Manager. In April and May of 2021, the Board of Trustees met with the Town Manager to review and evaluate his performance. The agreement provides that the Town Manager's performance shall be reviewed and evaluated by the Board annually.

RECOMMENDATION

Approval of Resolution 21-89.

ALTERNATIVES

ATTACHMENTS

1. 21-89 Town Manager's First Amend Employment Agmt Res
2. First Amendment to Employment Agreement

FINANCIAL CONSIDERATIONS

RESOLUTION NO. 21-89

**A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF
FIRESTONE, COLORADO, APPROVING THE FIRST AMENDMENT TO THE
TOWN MANAGER'S EMPLOYMENT AGREEMENT**

WHEREAS, on April 10, 2019, the Town of Firestone entered into an Employment Agreement ("Agreement") with Arthur J. Krieger to serve as Town Manager; and

WHEREAS, the Agreement provides that the Town Manager's performance shall be reviewed and evaluated by the Board of Trustees no less frequently than on an annual basis; and

WHEREAS, in April and May of 2021, the Board of Trustees met with the Town Manager to review and evaluate his performance; and

WHEREAS, upon the basis of such review and evaluation, the Board of Trustees desires to amend the Town Manager's Compensation and Paid Time Off.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO:

The First Amendment to the Town Manager's Employment Agreement is approved in substantially the same form as the copy attached hereto and made a part of this resolution and the Mayor is authorized to execute the First Amendment on behalf of the Town.

INTRODUCED, READ AND ADOPTED this __ day of _____, 2021.

TOWN OF FIRESTONE, COLORADO

Bobbi Sindelar, Mayor

ATTEST:

APPROVED AS TO FORM:

Jessica Koenig, CMC Town Clerk

William P. Hayashi, Town Attorney

FIRST AMENDMENT TO THE TOWN MANAGER'S EMPLOYMENT AGREEMENT

This First Amendment to the Town Manager's Employment Agreement is made and entered into this ___th day of July, 2021, by and between the Town of Firestone, Colorado, and Arthur J. Krieger, the Town Manager.

WHEREAS, on April 10, 2019, the Town of Firestone entered into an Employment Agreement ("Agreement") with Arthur J. Krieger to serve as Town Manager; and

WHEREAS, the Agreement provides that the Town Manager's performance shall be reviewed and evaluated by the Board of Trustees no less frequently than on an annual basis; and

WHEREAS, in April and May of 2021, the Board of Trustees met with the Town Manager to review and evaluate his performance; and

WHEREAS, upon the basis of the review and evaluation, the Board of Trustees desires to amend the Town Manager's Compensation and Paid Time Off.

NOW, THEREFORE, the parties agree as follows:

Section 1. Section 3, Compensation, of the Agreement is amended by increasing the Town Manager's annual base salary by 5% thus raising it from \$175,000.00 to \$183,750.00.

Section 2. Section 7, Paid Time Off, of the Agreement is amended by increasing the maximum amount of PTO that may be earned and carried over from 375 hours to 1,040 hours.

Section 3. The increased Compensation and maximum Paid Time Off shall be effective as of April 16, 2021.

Section 4. All other terms and conditions of the Agreement shall remain in full force and effect.

IN WITNESS WHEREOF, the Parties have duly executed this First Amendment to Agreement as of the date first above written.

TOWN OF FIRESTONE, COLORADO

Bobbi Sindelar, Mayor

ATTEST:

APPROVED AS TO FORM:

Jessica Koenig, CMC Town Clerk

William P. Hayashi, Town Attorney

**AGENDA INFORMATION
MEMORANDUM**

**FIRESTONE
TOWN BOARD OF TRUSTEES**



AIM#: 6.c

Consent Agenda

Meeting Date: July 28, 2021

Initiated By: Jessica Koenig

Dept: Town Clerk

AGENDA TITLE

Resolution 21-86: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, TERMINATING THE TOWN OF FIRESTONE'S MARCH 25, 2020 DECLARATION OF LOCAL DISASTER REGARDING THE COVID-19 PANDEMIC

SUMMARY

The Town's Declaration of Disaster activated the Town's Emergency Telephonic Meeting Participation procedure, which was enacted due to the 2013 Floods. Resolution 14-47 enacted the Emergency Telephonic Meeting Participation Procedure, which stated, "Telephonic participation shall be made available to a Board member only during an emergency that has been declared to be a state of local disaster pursuant to Section 2.60.040 of the Firestone Municipal Code or that the Governor has declared to be a state of disaster emergency for an area encompassing all or a portion of the Town".

On July 8, 2021, Governor Polis issued Executive Order D 2021 122, which rescinded Executive Order D 2020 003, which declared a state of disaster emergency due to the presence of coronavirus disease 2019 (COVID-19). The Board of Trustees concurs with the State rescinding of its disaster declaration; Resolution 21-86 will terminate the Town's Local Disaster Declaration.

The termination of the Town's Local Disaster Declaration will discontinue the use of zoom as a meeting platform as telephonic/electronic participation is only permitted during a declared state of emergencies. However, the Board of Trustees at a future meeting date will review options for streaming meetings as a standard, ongoing practice.

HISTORY AND PREVIOUS BOARD ACTION

On March 10, 2020, Governor Jared Polis, in accordance with the Colorado Disaster Emergency Act ("Act"), C.R.S. §24-33.5-704, by proclamation, declared a state of emergency in Colorado to provide access to resources, legal flexibility, and protect vulnerable communities, all to better contain the outbreak of the COVID-19 virus.

On March 18, 2020, the Town Manager of the Town of Firestone declared a local disaster declaration due to the effects of the COVID-19 pandemic.

On March 25, 2021, the Board of Trustees adopted Resolution No. 20-40, which extended the Declaration due to the occurrence of the imminent threat of widespread and severe injury or loss of life or property resulting from the COVID -19 pandemic. This action prompted the use of zoom to allow the Board, staff, and public to attend electronically due to the restrictions in place.

RECOMMENDATION

ALTERNATIVES

ATTACHMENTS

1. 21-86 Res Term of Disaster Dec

2. 03-18-2020 Declaration of Local Disaster
3. 20-40 Declaring a Local Disaster COVID-19 03-25-2020

FINANCIAL CONSIDERATIONS

There are no financial impacts of Resolution 21-86. The American Rescue Plan Act will distribute funds in the next two years due impacts of COVID-19

RESOLUTION NO. 21-86

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, TERMINATING THE TOWN OF FIRESTONE'S MARCH 25, 2020 DECLARATION OF LOCAL DISASTER REGARDING THE COVID-19 PANDEMIC

WHEREAS, pursuant to C.R.S. § 24-33.5-709, on March 18, 2020, the Town Manager of the Town of Firestone ("Town") declared a local disaster declaration ("Declaration") due to the effects of the COVID-19 pandemic; and

WHEREAS, pursuant to C.R.S. § 24-33.5-709(1), the Declaration could not be continued or renewed for a period in excess of seven days except by or with the consent of the Town of Firestone's Board of Trustees ("Board of Trustees"); and

WHEREAS, on March 25, 2021, the Board of Trustees adopted Resolution No. 20-40 which extended the Declaration due to the occurrence of the imminent threat of widespread and severe injury or loss of life or property resulting from the COVID -19 pandemic; and

WHEREAS, on July 8, 2021, Governor Polis issued Executive Order D 2021 122 which rescinded Executive Order D 2020 003 which declared a state of disaster emergency due to the presence of coronavirus disease 2019 (COVID-19); and

WHEREAS, as the basis for rescinding Executive Order D 2020 003, Governor Polis cited the tremendous progress made by the State in terms of containing and treating infection and the distribution of the COVID-19 vaccination which has resulted in over seventy percent of adults having received at least one vaccination and life returning to normal; and

WHEREAS, the Board of Trustees concurs with the State's findings and rescinding of its disaster declaration and therefore desires to terminate the Town's Local Disaster Declaration.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE
TOWN OF FIRESTONE, COLORADO:**

1. The Board of Trustees hereby terminates the Local Disaster Declaration which it enacted on March 25, 2020, through adoption of Resolution 20-40 and directs staff to rescind all Local Disaster Declaration orders and measures.

2. The Town Clerk is directed to immediately publish and file copies of this Resolution with the Weld County Emergency Manager, the Colorado Office of Emergency Management, and the Weld County Clerk and Recorder.

INTRODUCED, READ AND ADOPTED this ___ day of _____, 2021.

TOWN OF FIRESTONE, COLORADO

Bobbi Sindelar, Mayor

ATTEST:

Jessica Koenig, Town Clerk

APPROVED AS TO FORM:

William P. Hayashi, Town Attorney

MARCH 18, 2020
TOWN OF FIRESTONE, COLORADO
DECLARATION OF LOCAL DISASTER

WHEREAS, in accordance with the Colorado Disaster Emergency Act ("Act"), C.R.S. § 24-33.5-704, on March 10, 2020, Governor Jared Polis, by proclamation, declared a state of emergency in Colorado to provide access to resources, legal flexibility, and protect vulnerable communities, all to better contain the outbreak of the COVID-19 virus; and

WHEREAS, in accordance with C.R.S. §24-33.5-709, a local disaster may be declared only by the principal executive officer of the Town ("Town Manager"), and shall not be continued for a period in excess of seven days, absent the consent of the Town Board; and

WHEREAS, in accordance with C.R.S. §24-33.5-709, the Town Manager's declaration of a local disaster activates the Carbon Valley Emergency Operation Plan, of which the Town is a member; and

WHEREAS the purpose of the Plan is to provide a coordinated framework working with local, county, state and federal entities to mitigate, prevent, protect, respond and recover from disasters; and

WHEREAS, the Plan includes the Carbon Valley Pandemic Influenza Response which coordinates local, county, state, and federal responses, and which in addition to general public measures, such as social distancing, communication updates and implementation of health and safety measures, provides for the Town's ability to implement personnel policies for its employees, such as amending work schedules and rules, and designating and assigning "essential personnel".

NOW, THEREFORE, I, AJ KRIEGER, TOWN MANAGER OF THE TOWN OF FIRESTONE, COLORADO, DECLARE AND DIRECT, AS AUTHORIZED BY LAW, THE FOLLOWING:

Section 1. That the COVID 19 virus constitutes a local disaster for the Town which endangers the health, safety and welfare of the entire community and emergency action is required to avert such danger.

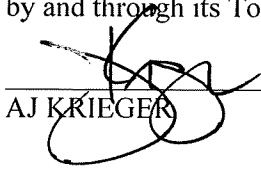
Section 2. That the effect of this Declaration of Local Disaster shall be to activate the response and recovery aspects of any and all applicable local, inter-jurisdictional, state and federal disaster emergency plans, and to seek and authorize the furnishing of aid, assistance, and financial reimbursement under such plans.

Section 3: That the Town's residents, businesses and visitors are encouraged to remain informed, and to follow the U.S. Center for Disease Control guidance for mitigation strategies concerning the COVID-19 virus.

Section 4. The Town Clerk is directed to immediately publish and file copies of this Declaration of Local Disaster with the Weld County Emergency Manager, the Colorado Office of Emergency Management, and the Weld County Clerk and Recorder.

Dated: March 18, 2020.

THE TOWN OF FIRESTONE,
a Colorado Statutory Town,
by and through its Town Manager.



AJ KRIEGER

RESOLUTION NO. 20-40

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, EXTENDING THE TOWN OF FIRESTONE'S MARCH 18, 2020 DECLARATION OF LOCAL DISASTER REGARDING COVID-19

WHEREAS, pursuant to C.R.S. § 24-33.5-709, on March 18, 2020, the Town Manager of the Town of Firestone ("Town") declared a local disaster ("Declaration"); and

WHEREAS, pursuant to C.R.S. § 24-33.5-709(1), the Declaration shall not be continued or renewed for a period in excess of seven days except by or with the consent of the Town of Firestone's Board of Trustees ("Board of Trustees"); and

WHEREAS, the Board of Trustees finds that it is appropriate and in the interests of the public health, safety and welfare, and would further protect property, for the Board of Trustees to ratify the actions of the Town Manager and to extend the Declaration until such time as the Board of Trustees terminates such Declaration.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO:

1. That the Board of Trustees hereby adopts and incorporates herein the recitals in the Town of Firestone's March 18, 2020, Declaration of Local Disaster and confirms, determines, and declares that there is a local disaster in the Town due to the occurrence of the imminent threat of widespread or severe injury or loss of life or property resulting from the COVID-19 pandemic, including the presence and likelihood of cases in the Town, requiring emergency action to avert danger or damage.

2. That the effect of this Resolution and Declaration shall be for the Town to continue the response and recovery aspects of its Emergency Operation Plan known as the Carbon Valley Emergency Operation Plan, and all other applicable local and interjurisdictional disaster emergency plans, and to seek and authorize the furnishing of aid and assistance under such plans.

3. That the Town Manager is directed and authorized to continue coordination with internal and external partners and to direct Town staff as appropriate and necessary to address the local disaster and its impacts related to protection of the public's health, safety, welfare and property.

4. That the Board of Trustees directs the Town Manager to implement steps for the continuity of municipal services.

5. That the Board of Trustees hereby ratifies and adopts the actions of the Town Manager and extends the March 18, 2020, Declaration of Local Disaster, until such time as the

Board of Trustees terminates such Declaration.

6. The Town Clerk is directed to immediately publish and file copies of this Resolution and the Town Manager's March 18, 2020, Declaration of Disaster with the Weld County Emergency Manager, the Colorado Office of Emergency Management, and the Weld County Clerk and Recorder.

INTRODUCED, READ AND ADOPTED this 25th day of March, 2020.



TOWN OF FIRESTONE, COLORADO

Robbi Sindelar
Robbi Sindelar, Mayor

ATTEST:

Jessica Koenig
Jessica Koenig, Town Clerk

APPROVED AS TO FORM:

William P. Hayashi
William P. Hayashi, Town Attorney

**AGENDA INFORMATION
MEMORANDUM**

**FIRESTONE
TOWN BOARD OF TRUSTEES**



AIM#: 7.a

Presentation

Meeting Date: July 28, 2021

Initiated By: Millissa Berry

Dept: Planning & Development

AGENDA TITLE

Historic Firestone Neighborhood Plan Update Presentation

SUMMARY

An update to the Board of Trustees and the Planning and Zoning Commission of the progress of the Historic Firestone Neighborhood Plan. The Town's consultants, MIG, Inc., will give the presentation on the project.

HISTORY AND PREVIOUS BOARD ACTION

In May of 2021, the Board approved a professional services contract with MIG, Inc, for the firm's services in preparing the Historic Firestone Neighborhood Plan. The planning process commenced in June. This is the first process update to the Board. The Planning and Zoning Commission is also invited to the presentation.

RECOMMENDATION

No action is required.

ALTERNATIVES

ATTACHMENTS

None

FINANCIAL CONSIDERATIONS

**AGENDA INFORMATION
MEMORANDUM**

**FIRESTONE
TOWN BOARD OF TRUSTEES**



AIM#: 7.b

Presentation

Meeting Date: July 28, 2021

Initiated By: Raelynn Ferrera

Dept: Administration

AGENDA TITLE

Broadband Update and Presentation

SUMMARY

Our Broadband consultant will give a brief update on the ongoing negotiations with Allo and Comcast and provide information on the upcoming milestone with each provider.

HISTORY AND PREVIOUS BOARD ACTION

RECOMMENDATION

ALTERNATIVES

ATTACHMENTS

None

FINANCIAL CONSIDERATIONS

**AGENDA INFORMATION
MEMORANDUM**

**FIRESTONE
TOWN BOARD OF TRUSTEES**



AIM#: 8.a

Land Development

Meeting Date: July 28, 2021

Initiated By: Millissa Berry

Dept: Planning & Development

AGENDA TITLE

PUBLIC HEARING: Resolution 21-87: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING AN AMENDMENT TO AN EXISTING FINAL DEVELOPMENT PLAN FOR CERTAIN REAL PROPERTY LOCATED WITHIN RIDGE CREST SUBDIVISION FILING NO. 1

SUMMARY

A resolution to amend the Ridge Crest Subdivision Filing 1 Final Development Plan (FDP) to reduce the rear setback for select lots from 100' to 20'.

HISTORY AND PREVIOUS BOARD ACTION

The Ridge Crest Subdivision Filing 1 FDP was approved and recorded in 1999.

RECOMMENDATION

At its July 15, 2021, regular meeting, the Planning & Zoning Commission approved resolution PC-21-06, a resolution recommending approval of Amendment #1 to the Ridge Crest Subdivision Filing 1 FDP. Staff recommends that the Town Board approve Resolution 21-87 to approve the amendment request.

ALTERNATIVES

n/a

ATTACHMENTS

1. Ridge Crest FDP Amendments TB Staff Report
2. Ridge Crest F1 TB Reso 21-87 FDP Amendment #1
3. Ridge Crest Subdivision Filing 1 FDP Amendment 1 FDP Sheet
4. Ridge Crest FDP Amendments #1 FDP TB presentation
5. Reso PC-21-06 Ridge Crest Filing 1 FDP AM
6. Ridge Crest F1-FDP
7. Telephonic meeting acknowledgement

FINANCIAL CONSIDERATIONS

n/a



Staff Report

**RESOLUTIONS 21-87 & 21-88
RESOLUTIONS RECOMMENDING APPROVAL OF
FIRST AMENDMENTS TO THE RIDGE CREST
SUBDIVISION FILING 1 FINAL DEVELOPMENT
PLAN & THE RIDGE CREST PUD FILING 2/3 FINAL
DEVELOPMENT PLAN**

**Prepared by the
Town of Firestone for the
Board of Trustees**

July 28, 2021

Applications

This staff report is for a requested amendment to the Ridge Crest Subdivision Filing 1 Final Development Plan (FDP) and an amendment to the Ridge Crest PUD Filing 2/3 FDP. The request is to amend:

- the rear setback for Block 1, Lots 1 and 2 of the Filing 1 FDP from 100 feet to 20 feet
- the rear setbacks for Block 1, Lots 1-11 Filing 2/3 FDP from 100 feet to 20 feet; and
- the side setback for Block 2, Lot 1 of Filing 2/3 FDP from 100 feet to 20 feet

The applicant for the FDP amendments is a property owner of Block 1, Lot 9, Ridge Crest PUD Filing 2, Scott Hakonson.

The request for the amendments is based on the applicant's desire to build a garage in the backyard. With the 100' setback, there is not adequate room for the proposed garage. With the amendment, the applicant could build the garage.

Notice

Pursuant to the Town Code and Development Regulations, proper notification of the public hearings was published. Proof of notification to owners of interest and surrounding property owners and affidavit of property posting has been provided by the applicant prior to the hearing.

Process

Final Development Plans (FDPs) are the final steps in the Firestone Development Review process prior to the building permit process. FDP amendments may occur periodically after an FDP is approved.

History

The Ridge Crest Subdivision Filing 1 FDP was approved by the Town in 1999 and recorded in 2000. The Ridge Crest PUD Filings 2/3 FDP was approved by the Town and recorded in 2000. The subdivisions are built-out.

Location, Site Analysis and Zoning

The Ridge Crest Subdivision is located in the northeast quadrant of the town - generally southwest of the intersection of Frontier Street (WCR 15) and, more specifically, west of the intersection of Frontier Street and Summerset Avenue and the intersection of Frontier Street and St. Vrain Ranch Blvd.

The residential subdivision is zoned Planned Unit Development (PUD) with R-A and R-B land uses. The subdivision is built-out. The lots involved for the modification are those backing up to Frontier Street:

- Block 1, Lots 1 and 2 of the Filing 1 FDP and Block 1, Lots 1-11 Filing 2 FDP

It also includes on lot, Block 2, Lot 1 of Filing 2 whose side yard is adjacent toward Frontier Street. All of the lots except for Block 2, Lot 1 have the R-A allocation. Block 2, Lot 1 is designated as R-B.

A thirty foot wide landscape track, owned and maintained by the Ridge Crest Homeowners Association, is located between the lots and the Frontier Street right-of-way. The trail and grass area abutting Fairview Street is a 30-foot wide tract for right-of-way.

Plan Analysis / FDP Criteria

As stated, the request is to modify the rear setback to select lots in the Ridge Crest Filing 1 & Filing 2/3 FDPs and modify one side setback in the Ridge Crest Filing 2/3 FDP. The current setback for both the side setback being modified and the rear setback being modified is 100'. No additional modifications to the FDPs are being proposed.

The Firestone Development Code (FDC) provides the following criteria to consider while reviewing an FDP or FDP amendment.

1. The Final Development Plan is generally consistent with the Town's Comprehensive Master Plan;
2. The Final Development Plan is generally consistent with any previously approved subdivision plat, planned development, or any other precedent plan or land use approval as applicable;
3. No buildings or structures infringe on any easements so as to impact the full use of the easement
4. The Final Development Plan complies with all applicable development and design standards set forth in this FDC;
5. Any significant adverse impacts reasonably anticipated to result from the use will be mitigated or offset to the maximum extent reasonably practicable; and
6. The development proposed on the Final Development Plan and its general location is or will be compatible with the character of surrounding land uses.

Staff has reviewed the criteria and found the proposal to be consistent with the criteria. The FDP is consistent with the Town's Master Plan in that the residential land use remains the same as in the original FDP (R-A residential uses). The proposal is consistent with the rear and side setback requirements of the FDC and consistent and compatible with more recent residential FPs in the vicinity including the Sagebrush Subdivision immediately to the north of Ridge Crest Subdivision. In addition, no significant adverse impacts are foreseen as a result of the amendments.

It is not clear why the 100' setback was established for these lots though it may be due to the more rural character at the time (1999 / 2000) as this was one of the first residential subdivisions developed along Frontier Street with this density.

When evaluating the adjacent FDPs for Sagebrush Subdivision (approved in 2003) and St. Vrain Ranch (approved in 2000) to determine if the requested 20 foot setback was compatible in the area, it was found that both FDPs attempted a 50 foot setback from Frontier Street. The rear setback for Sagebrush lots along Frontier Street is 20'. In addition to the 20' rear setback for the Sagebrush lots, there is a 20' landscape strip between the lots and the Frontier right-of-way.

The rear setback for lots in St Vrain Ranch that backed up to Frontier Street was 50'. There is not a landscape strip between the St. Vrain Ranch lots and the Frontier Street right-of-way except for the two northern most lots in the subdivision backing up to Frontier Street. However, the appearance of a landscape strip is there due to the trail and landscape area within the right-of-way.

With the width of the Ridge Crest landscape strip – 30' - and the 20' setback, the amendment would allow rear (and one side) setbacks that match those allowed in Sagebrush and St. Vrain Ranch subdivisions. In addition, the trail and landscape area

within the right-of-way add to the distance of any future structure would have from Frontier Street.

With the request resulting in development patterns compatible to what is seen in the immediate area and the fact that there are no utilities in the rear yards and side yards where the new buildable area would be located, Staff supports the FDP amendment request. Staff did not receive a negative comment from any referral agencies in response to this request. In addition, Staff received a no conflict response from the Ridge Crest HOA and the Frederick Firestone Fire Protection District.

Utility and Services

There will be no change to the utility services in the area. There are no utility easements over the area that would be buildable if the amendments are approved.

Fiscal Impacts

There should be no significant fiscal impacts, either positive or negative, to the Town due to these amendments. There is the potential revenue can be collected due to building permits issued as a result of the amendments.

Planning and Zoning Commission and Board of Trustees Approval Criteria

The Planning Commission and the Town Board of Trustees may approve a FDP Amendment application if it is consistent with the following approval criteria of Section 7.10 of the Firestone Development Code. The Planning Commission and Town Board shall consider the following in making their decision for approval, approval with conditions, or denial of a FDP Amendment:

1. The Final Development Plan is generally consistent with the Town's Comprehensive Master Plan;
2. The Final Development Plan is generally consistent with any previously approved subdivision plat, planned development, or any other precedent plan or land use approval as applicable;
3. No buildings or structures infringe on any easements so as to impact the full use of the easement
4. The Final Development Plan complies with all applicable development and design standards set forth in this FDC;
5. Any significant adverse impacts reasonably anticipated to result from the use will be mitigated or offset to the maximum extent reasonably practicable; and
6. The development proposed on the Final Development Plan and its general location is or will be compatible with the character of surrounding land uses.

RECOMMENDATION

At its July 15, 2021 regular meeting, the Planning & Zoning Commission approve Resolutions PC-21-06 and PC-21-07, resolutions recommending approval of the request to modify the rear setback and side setback of select lots in the Ridge Crest Subdivision to the Town Board of Trustees.

Staff recommends that the Town Board approve Resolution 21-87 and Resolution 21-88, resolutions approving Amendment #1 to the Ridge Crest Subdivision Filing 1 FDP and the Ridge Crest PUD Filings 2/3 FDP.

RESOLUTION NO. 21-87

**A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE,
COLORADO, APPROVING AN AMENDMENT TO AN EXISTING FINAL DEVELOPMENT
PLAN FOR CERTAIN REAL PROPERTY LOCATED WITHIN RIDGE CREST SUBDIVISION
FILING NO. 1**

WHEREAS, on February 25, 1999, the Board of Trustees adopted Resolution 99-8, approving a Final Development Plan “FDP” for RIDGE CREST SUBDIVISION FILING NO. 1, a subdivision providing 77 lots for single-family residential uses within the Town of Firestone; and

WHEREAS, there is an existing rear setback of 100 feet applicable to Lots 1 and 2, Block 1 within Ridge Crest Subdivision Filing No.1 (the “Property”); and

WHEREAS, Scott R. Hakonson (“Applicant”), as owner of the Property, has submitted an application to amend the existing FDP, entitled “Ridge Crest Subdivision Filing No. 1, Final Development Plan, Amendment No. 1”: (a) to reduce the rear setback for Lots 1 and 2, Block 1, from one hundred (100) feet to twenty (20) feet (the “Application”); and

WHEREAS, the Firestone Planning and Zoning Commission held a property noticed public hearing on the application, and has forwarded to the Board of Trustees a recommendation of approval of the Application; and

WHEREAS, after a duly-noticed public hearing, at which evidence and testimony were entered into the record, the Town Board of Trustees finds and determines that the Application is complete, that the Applicant has met the applicable requirements and standards set forth Section 16.7.10.D of the Firestone Development Code.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO:

Section 1. The Ridge Crest Subdivision Filing No. 1, Final Development Plan, Amendment No. 1, attached hereto as Exhibit A and incorporated herein by this reference, is hereby approved.

PASSED AND ADOPTED this ____th day of _____, 2021.

Bobbi Sindelar, Mayor

ATTEST:

Jessica Koenig, Town Clerk

APPROVED AS TO FORM:

William P. Hayashi, Town Attorney

EXHIBIT A

Ridge Crest Subdivision Filing No. 1, Final Development Plan, Amendment No. 1

FINAL DEVELOPMENT PLAN

AMENDMENT #1

RIDGE CREST SUBDIVISION FILING 1

TOWN OF FIRESTONE

WELD COUNTY

STATE OF COLORADO

SHEET 1 of 1

LEGAL DESCRIPTION: Block 1, Lots 1 and 2 of Ridge Crest PUD Filing No. 1

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (14,700 square feet min.) Block 1, Lots 1 & 2	20 feet	5 feet	20 feet

APPROVAL BLOCK

Approved by the Town Board of Trustees of the Town of Firestone, Colorado this _____ day of _____, 2021 by Resolution No. _____ .

Mayor

ATTEST: Town Clerk

FINAL DEVELOPMENT PLAN

AMENDMENT #1

RIDGE CREST SUBDIVISION FILING 1

TOWN OF FIRESTONE

WELD COUNTY

STATE OF COLORADO

SHEET 1 of 1

LEGAL DESCRIPTION: Block 1, Lots 1 and 2 of Ridge Crest PUD Filing No. 1

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (14,700 square feet min.) Block 1, Lots 1 & 2	20 feet	5 feet	20 feet

APPROVAL BLOCK

Approved by the Town Board of Trustees of the Town of Firestone, Colorado this _____ day of _____, 2021 by Resolution No. _____ .

Mayor

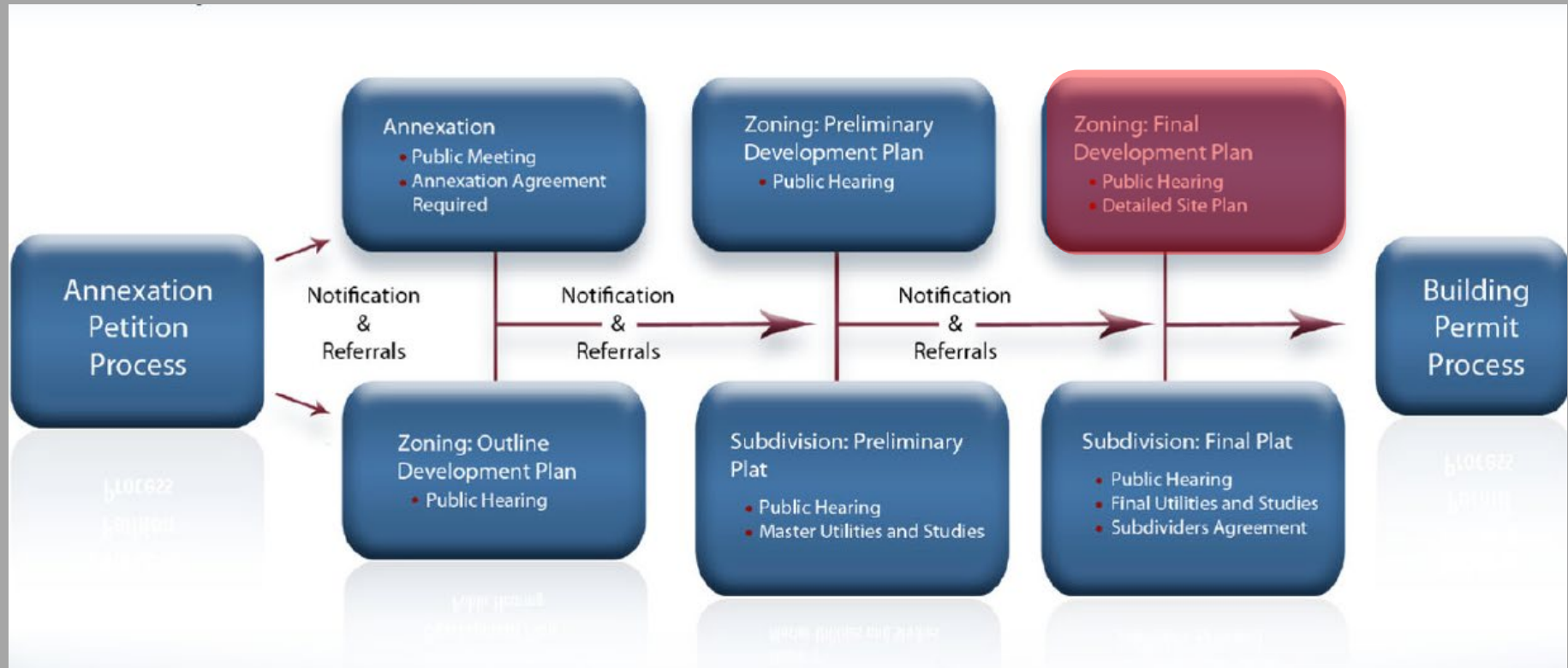
ATTEST: Town Clerk

**RESOLUTIONS 21-87 & 21-88
RESOLUTIONS RECOMMENDING APPROVAL OF
AMENDMENTS TO THE FINAL DEVELOPMENT
PLANS FOR RIDGE CREST SUBDIVISION FILING 1
FDP & RIDGE CREST PUD FILING 2/3**



Town Board of Trustees – July 28, 2021

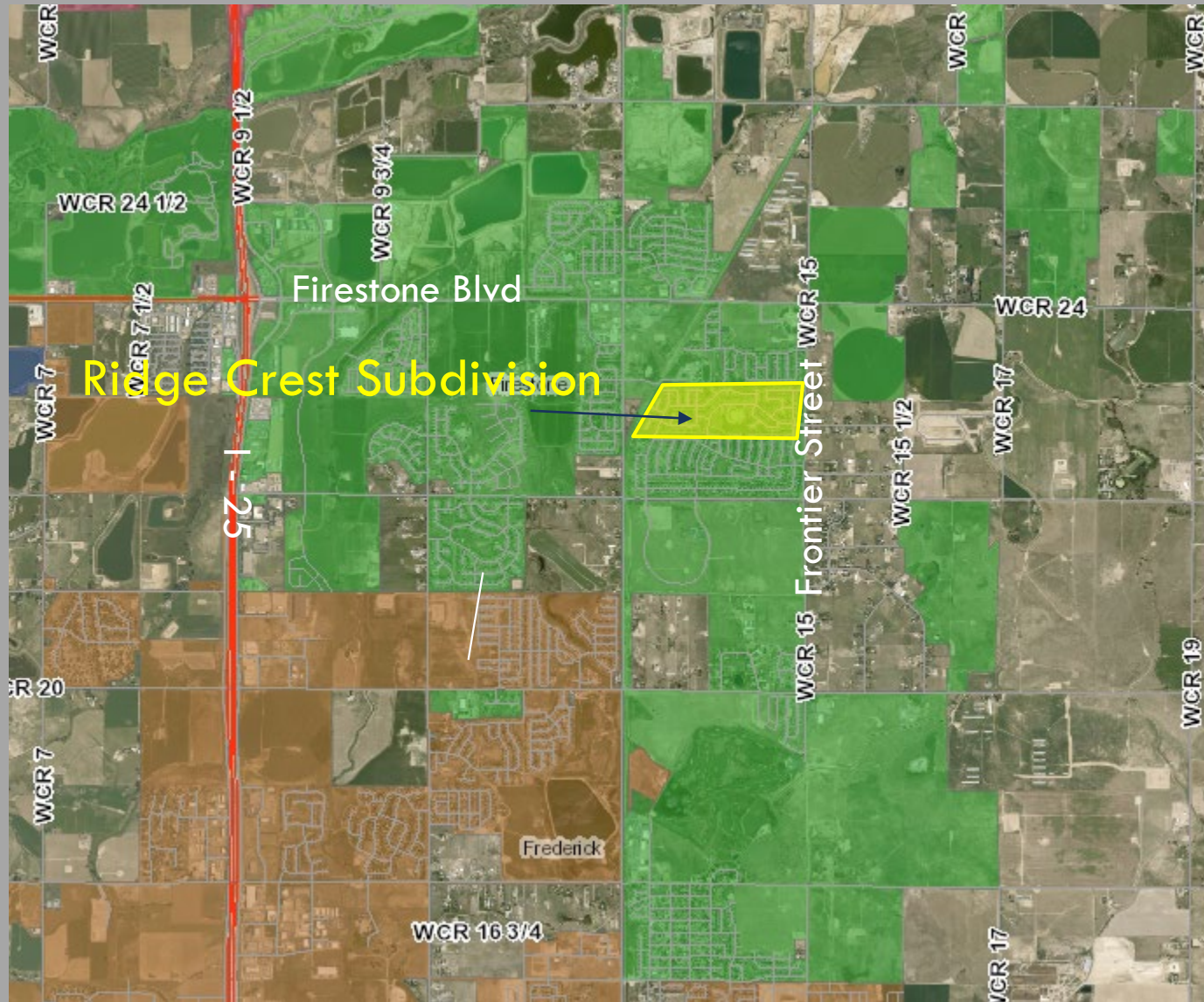
Process



Applicant & Request



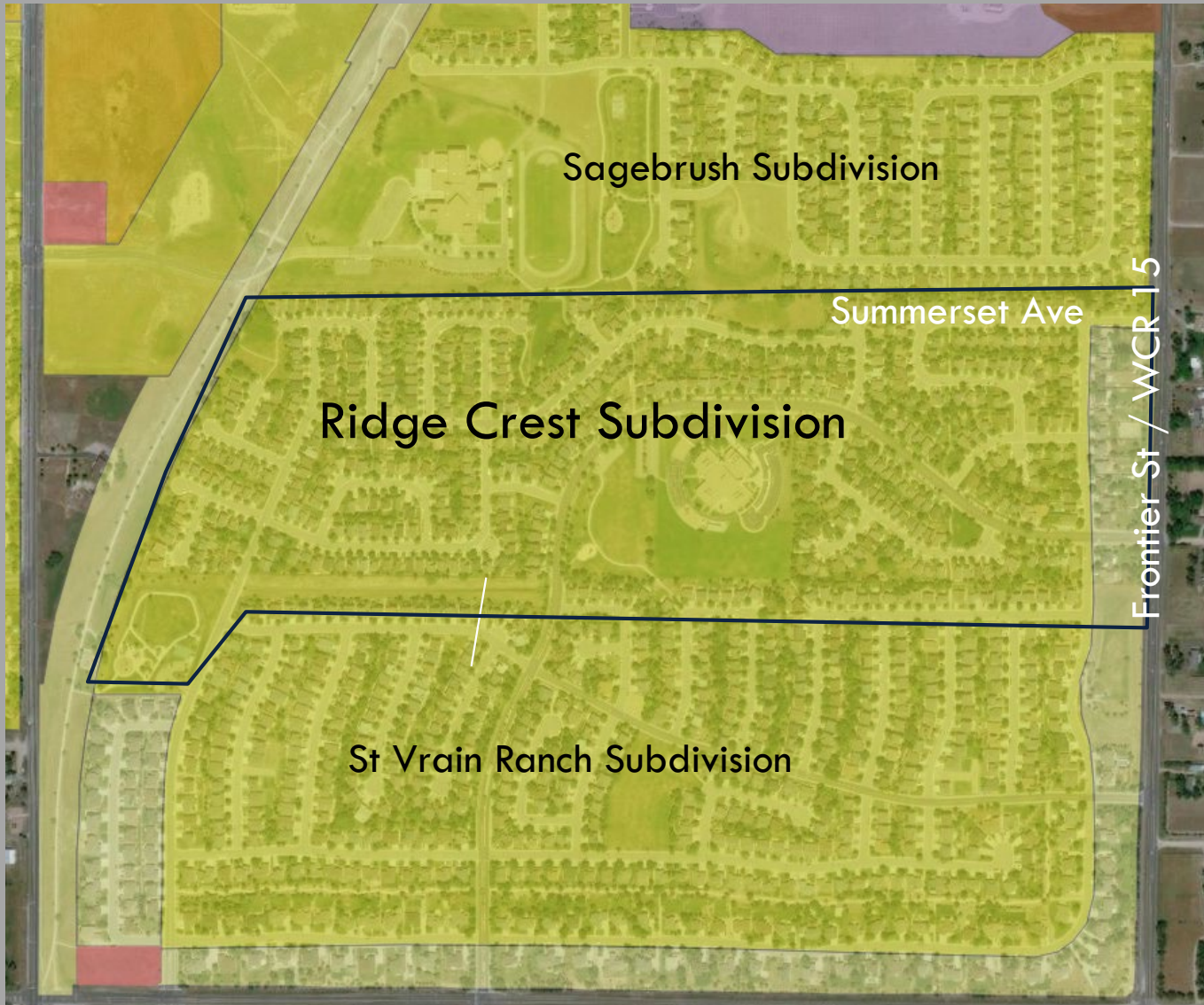
Location



Location



Zoning



Location

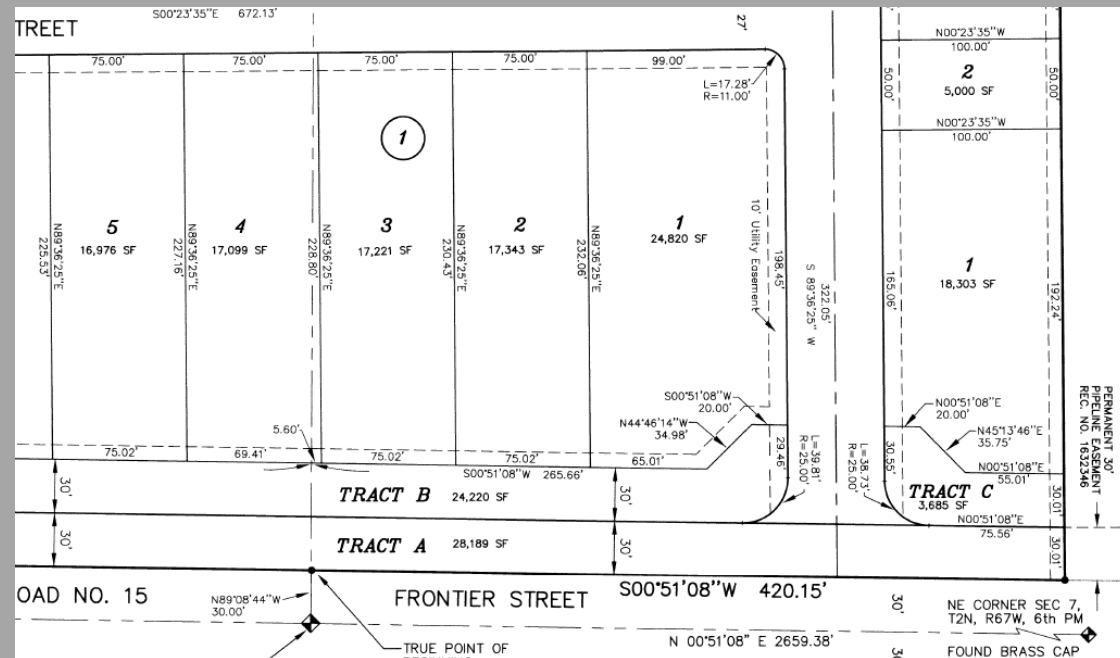


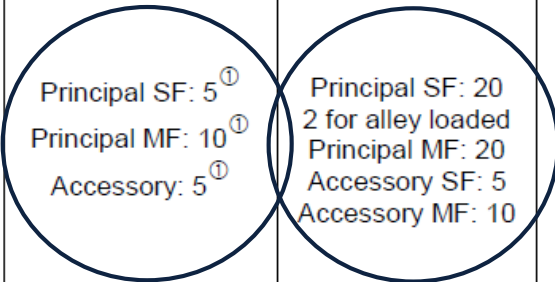
FDP Approval Criteria



1. The Final Development Plan is generally **consistent with the Town's Comprehensive Master Plan**
2. The Final Development Plan is generally **consistent with any previously approved subdivision plat, planned development, or any other precedent plan or land use approval as applicable**
3. **No buildings or structures infringe on any easements** so as to impact the full use of the easement
4. The Final Development Plan **complies with** all applicable development and design standards set forth in this **FDC**
5. Any significant **adverse impacts reasonably anticipated** to result from the use will be **mitigated or offset** to the maximum extent reasonably practicable
6. The development proposed on the Final Development Plan and its general location is or will be **compatible with the character of surrounding land uses**

-



		Minimum Lot Standards		Minimum Setbacks (ft.) ^②				Max Height (ft)
District	Max/Min Density (DU/Acre)	Width (ft)	Net Area ^③ (sq ft)	Front	Street (all uses)	Interior Lot Line	Rear	
RR	1/na	100 (Flag lots: 50)	43,560	Principal: 30 Accessory: 40	30	10	Principal: 30 Accessory: 10	40
R-A	5/na	SFD: 45 <u>Corer: 55</u> SFD-Alley: 35 <u>Corer: 45</u> SFA: 25 <u>Corer: 35</u> MF: none	<u>SFD: 4,500</u> <u>SFD-Alley: 3,500</u> <u>SFA: 2,000</u> <u>SFA-Alley: 1,500</u> MF: 1,500 per DU	Principal SF: 14 10 for alley loaded 20 to front load garage Principal MF: 20 Accessory: 30	SF: 10 MF: 20	 Principal SF: 5 ^① Principal MF: 10 ^① Accessory: 5 ^①	Principal SF: 20 2 for alley loaded Principal MF: 20 Accessory SF: 5 Accessory MF: 10	Prin-SF: 35 Prin-MF: 45 Acc: 25
R-B	10/5							
R-C	20/10							

Approval Criteria



- The Final Development Plan is generally **consistent with any previously approved subdivision plat, planned development**, or any other precedent plan or land use approval as applicable
- The development proposed on the Final Development Plan and its general location is or will be **compatible with the character of surrounding land uses**

Site



north

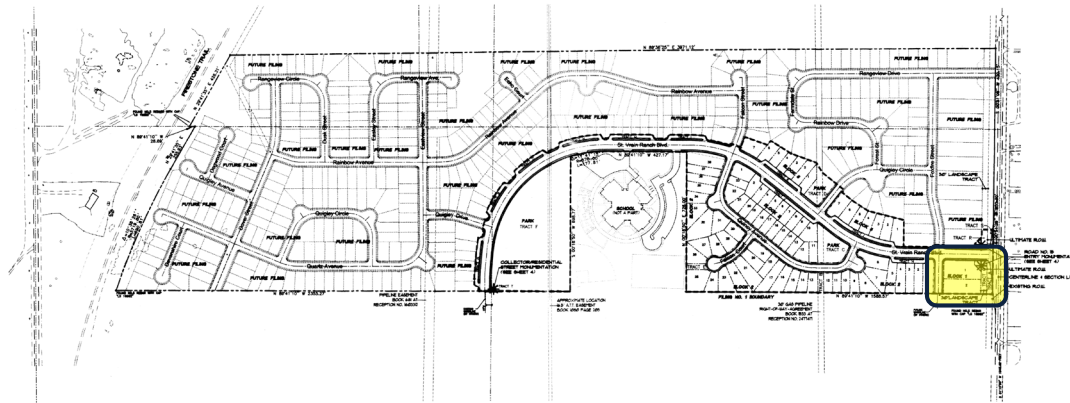
Site



Site



Final Development Plan — F1



LEGEND

- Filing No. 1 Boundary
- Property Boundary
- Section Lines
- Proposed Street Centerline
- Ultimate Right-of-Way
- Existing Right-of-Way
- Existing Road
- Existing Easement



OPEN SPACE

TYPE OF OPEN SPACE	TRACT	SQUARE FEET	ACRES	OWNER	DEVELOPER	MAINTENANCE RESPONSIBILITY
Public right-of-way	A	5,236	0.12	Town of Firestone	Town of Firestone	Town of Firestone
Pedestrian & utility easement	B	3,000	0.07	HDA	U.S. Home Corp.	HDA
Open space, park & utility easement	C	21,882	0.50	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	D	15,179	0.35	HDA	U.S. Home Corp.	HDA
Pedestrian & utility easement	E	3,111	0.07	HDA	U.S. Home Corp.	HDA
Park, drainage & utility easement	F	222,463	5.11	Town of Firestone	Town of Firestone	Town of Firestone
Pedestrian, utility & sign	G	5,791	0.13	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	H	3,686	0.08	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	I	7,072	0.16	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	J	7,304	0.17	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	K	5,000	0.11	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	L	3,348	0.08	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	M	4,900	0.10	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	N	4,544	0.10	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	O	3,833	0.09	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	P	3,668	0.08	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	Q	5,030	0.12	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement	R	3,542	0.08	HDA	U.S. Home Corp.	HDA
Public right-of-way	S	2,268	0.05	Town of Firestone	Town of Firestone	Town of Firestone
Pedestrian, utility & sign	T	100	0.00	HDA	U.S. Home Corp.	HDA
TOTAL		331,879	7.6			

NOTES:

- Mail look locations to be coordinated with the U.S. Postal Service.

LAND USE TABLE

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential	12.4	45%	77	6.2 (Net)
Open Space	7.6	28%	-	-
Public Street Right-of-Way	7.5	27%	-	-
TOTAL	27.5	100%	77	2.8 (Gross)

RESIDENTIAL DENSITIES

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential (4,500 square foot min.)	9.4	34%	61	6.5 (Net)
Residential (5,000 square foot min.)	2.2	8%	14	6.3 (Net)

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (4,500 square foot min.)	20 feet	5 feet	15 feet
Residential (5,000 square foot min.)	20 feet	5 feet	15 feet
Residential (14,700 square foot min.) (Block 1, Lots 1 & 2)	20 feet	5 feet	100 feet

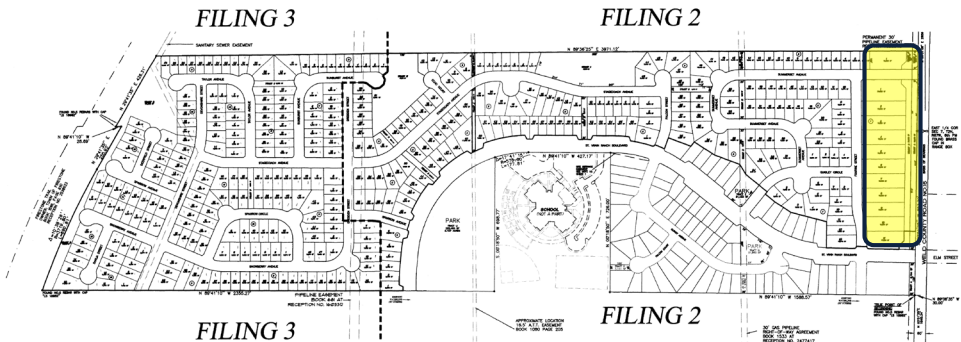
THE FIRESTONE
COLORADO
DEVELOPMENT
PLAN

FINAL DEVELOPMENT PLAN
RIDGE CREST SUBDIVISION FILING NO. 1
SITE PLAN

Owner:
U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

Issue Date:
November 13, 1998

Final Development Plan – F2/3



TO
COUNTY CLERK
COUNTY OF
0000

Owner
Name
Address

101 Pine Valley
Boulder, Colorado 80504
Tel. 303.441.1234
Fax: 303.441.1234
Email: 303.441.1234

FINAL DEVELOPMENT PLAN
RIDGE CREST P.U.D. FILING NO. 2/3
SITE PLAN

Owner:
U.S. Home
Corporation,
A Delaware Corporation
8000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

LEGEND

- Filing No. 2 Boundary
- Property Boundary
- Section Lines
- Proposed Street Centerline
- Ultimate Right-of-Way
- Existing Right-of-Way
- Existing Road
- Existing Easement



OPEN SPACE

TYPE OF OPEN SPACE	TRACT	SQUARE FEET	ACRES	OWNER	DEVELOPER	MAINTENANCE RESPONSIBILITY
Public right-of-way	A	28,189	.65	Town of Firestone	Town of Firestone	Town of Firestone
Open space and utility easement	B	24,239	.56	HDA	U.S. Home Corp.	HDA
Open space and utility easement	C	3,685	.08	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	D	4,254	.14	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	E	5,000	.14	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	F	3,000	.07	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	G	6,262	.14	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	H	6,679	.15	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	I	66,608	2.03	Town of Firestone	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	J	5,409	.12	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	K	2,152	.05	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	L	6,748	.15	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	M	3,072	.07	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	N	73,981	1.70	Town of Firestone	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	O	8,367	.19	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	P	6,382	.15	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	Q	151,349	2.33	Town of Firestone	U.S. Home Corp.	HDA
TOTAL		376,206	8.68			

Total integrated area = 8.68 acres CBT
1.5 CBT share of water/sewer area of integrated area =

NOTES:

1. Mail stop locations to be coordinated with the U.S. Postal Service.

(UNOFFICIAL COPY)

LAND USE TABLE

LAND USE	ACRES	% OF TOTAL ACRES	UNITS	DENSITY (DU/AC)
Residential	68.20	68.6%	412	7.06(net)
Open Space	5.03	5.4%	-	-
Public Street Right-of-Way	1.67	22.0%	-	-
TOTAL	64.90	100.0%	-	4.85(gross)

RESIDENTIAL DENSITIES

LAND USE	ACRES	% OF TOTAL ACRES	UNITS	DENSITY (DU/AC)
Residential (4,500 square foot min.)	24.27	28.9%	192	7.91(net)
Residential (5,000 square foot min.)	20.71	30.7%	192	7.91(net)

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (4,500 square foot min.)	20 feet	5 feet	15 feet
Residential (5,000 square foot min.)	20 feet	5 feet	15 feet
Residential (14,974 square foot min.) (Block 1, Lots 1-11)	20 feet	5 feet	100 feet
Residential (14,974 square foot min.) (Block 2, Lot 1)	20 feet	5 feet west 100 feet east	15 feet

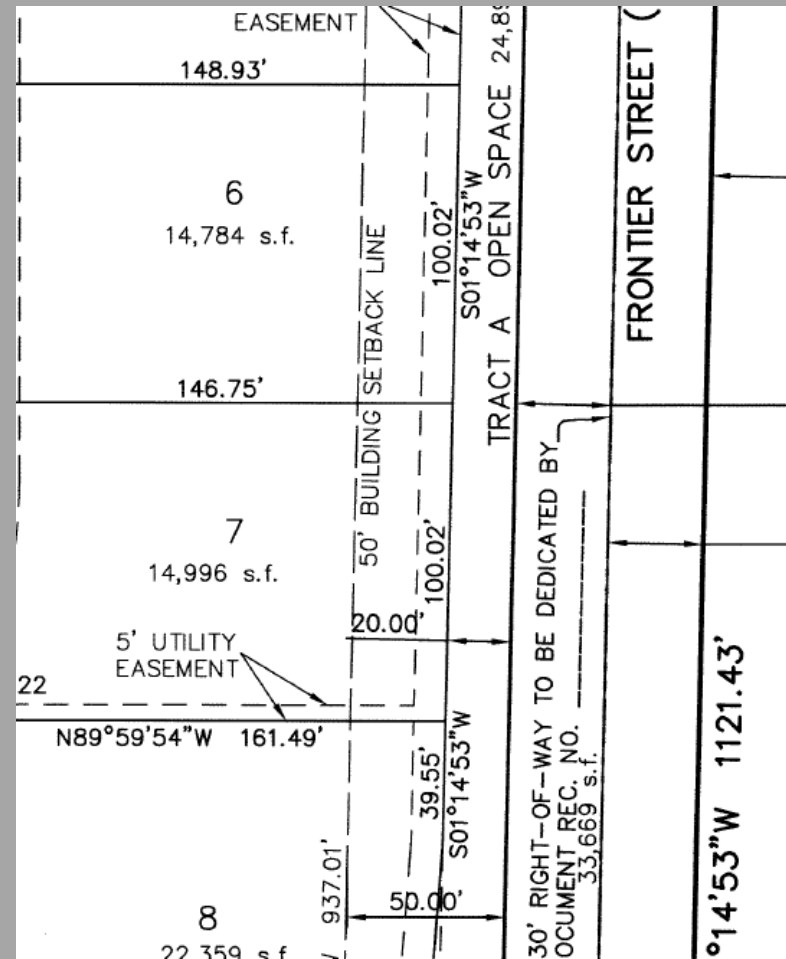
Sagebrush FDP (2003)



SETBACKS:

- FRONT SETBACK SHALL BE 20 FEET FROM THE FRONT PROPERTY LINE.
- SIDE YARD SETBACK SHALL BE 7 FEET FROM PROPERTY LINE TO THE FOUNDATION WALL.
- REAR YARD SETBACK SHALL BE 20 FEET FROM THE REAR PROPERTY LINE.
- SIDE YARD CORNER SETBACK SHALL BE 15 FEET FROM THE STREET SIDE PROPERTY LINE.

Sagebrush FDP (2003)



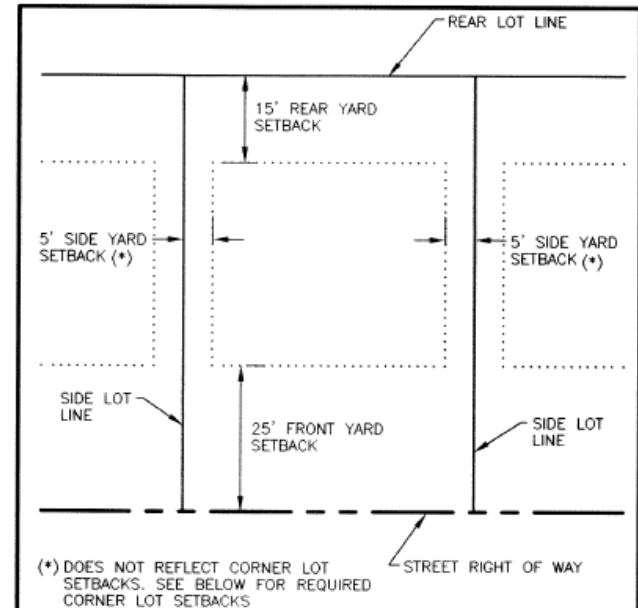
Sagebrush



St Vrain Ranch FDP (2000)



SETBACKS



STANDARD LOT

FRONT..... 25 FEET

SIDE..... 5 FEET MIN.

REAR..... 15 FEET (**)
50 FEET
FRONTIER ST.

CORNER LOT

FRONT..... 25 FEET

SIDE (ON STREET)..... 15 FEET

SIDE (RESIDENTIAL)..... 5 FEET

REAR..... 15 FEET (**)
50 FEET(FRONTIER ST.)

** TO RESIDENTIAL STRUCTURE

St Vrain Ranch



Saddleback Estates

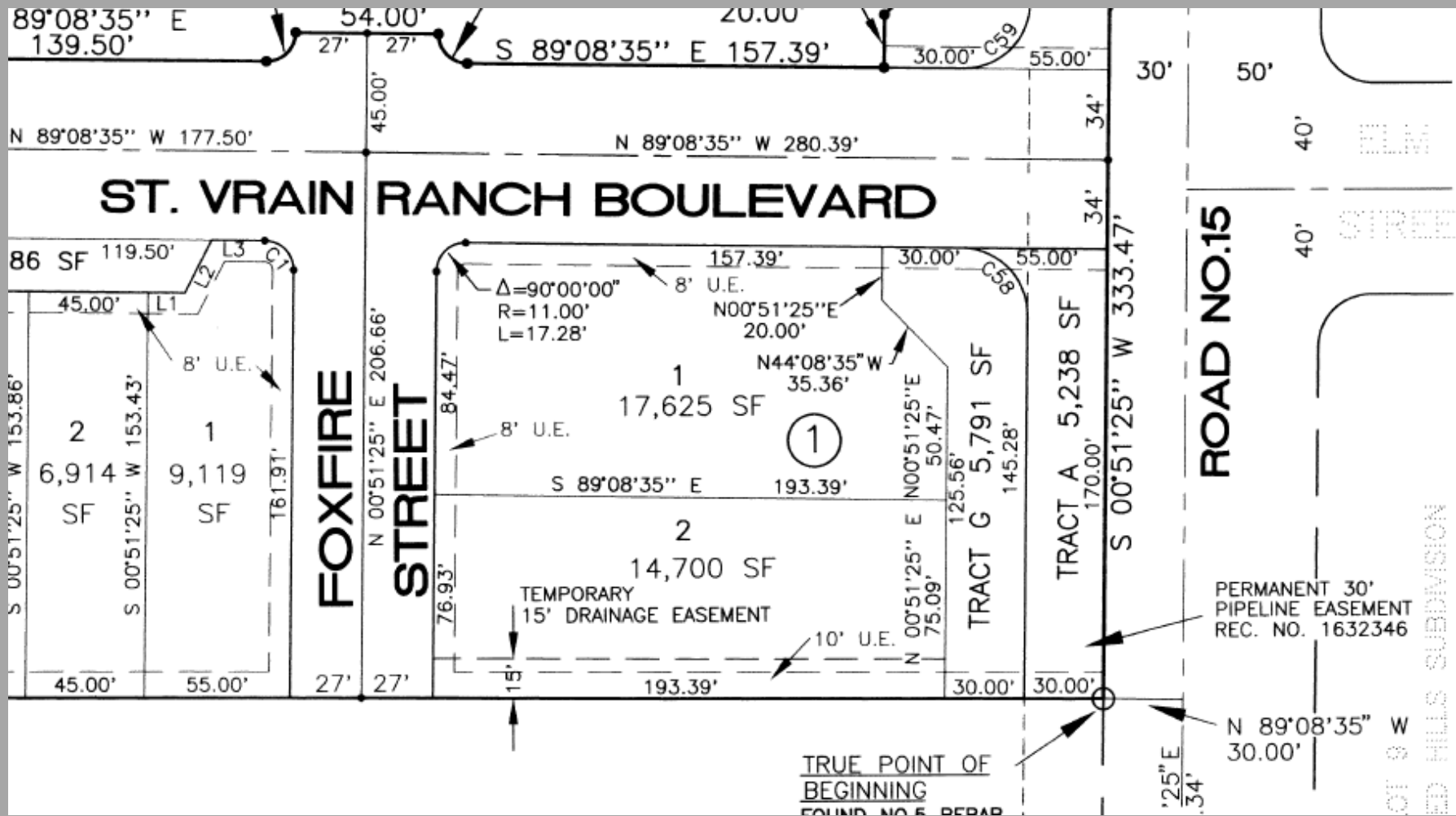


Ridge Crest

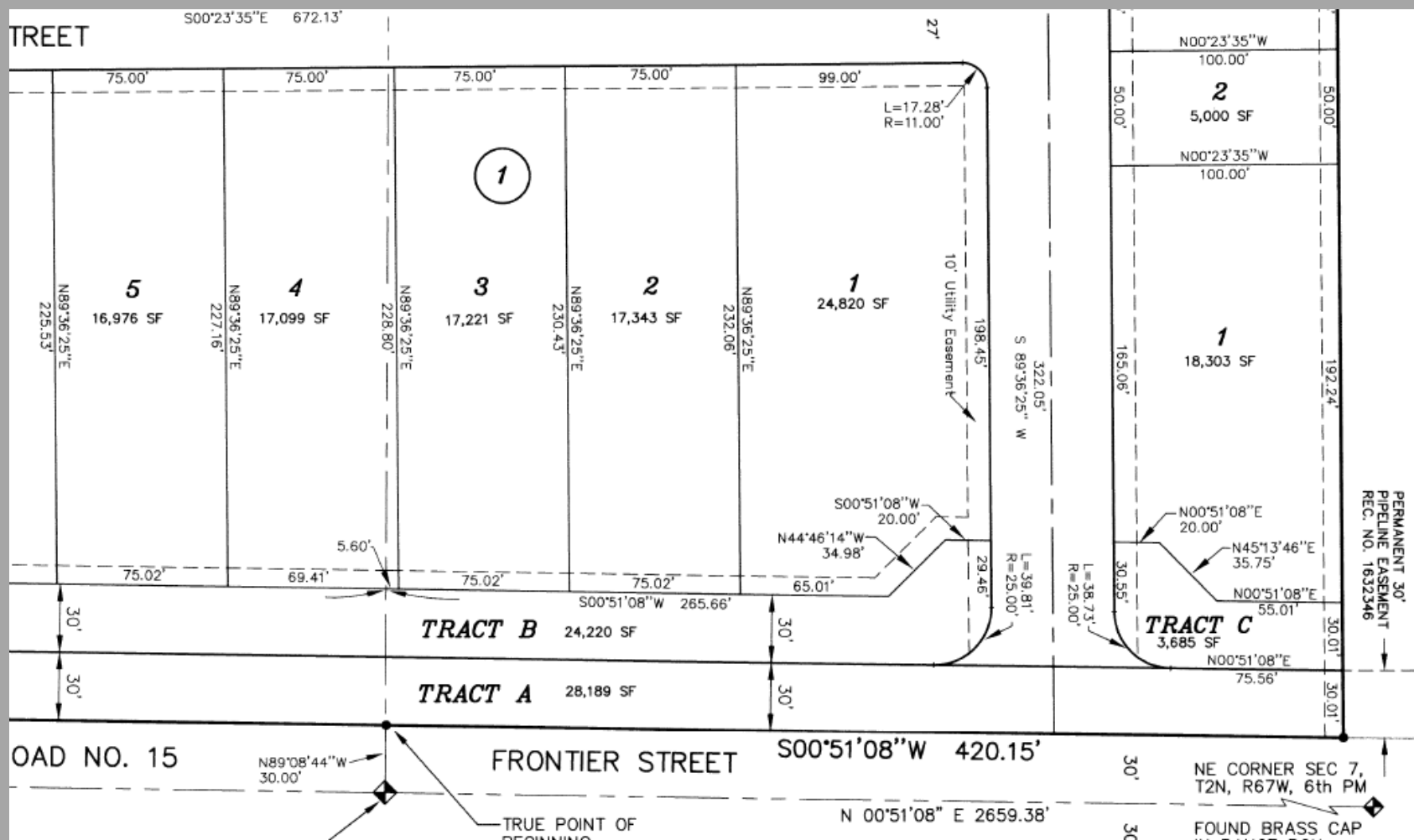


Ridge Crest FDPs





FIRESTONE
COLORADO



Approval Criteria



- Any significant adverse **impacts** reasonably anticipated to result from the use will be **mitigated or offset** to the maximum extent reasonably practicable



Site



Staff Recommendation



At its July 15, 2021 regular meeting, the Planning & Zoning Commission approved Resolutions PC-21-06 & PC-21-07, resolutions recommending approval of the Ridge Crest Subdivision Filing 1 FDP Amendment #1 and Ridge Crest PUD Filings 2/3 FDP Amendment #1 to the Board of Trustees as proposed and presented.

Staff recommends the Board of Trustees approve Resolutions 21-87 and 21-88, resolutions approving the FDP amendments.

FIRESTONE PLANNING AND ZONING COMMISSION

RESOLUTION NO. PC-21-06

**A RESOLUTION RECOMMENDING APPROVAL OF AN AMENDMENT
TO THE FINAL DEVELOPMENT PLAN FOR RIDGE CREST
SUBDIVISION FILING 1**

WHEREAS, there has been submitted to the Planning and Zoning Commission of the Town of Firestone a request for approval of an amendment to the final development plan for Ridge Crest Subdivision Filing 1; and

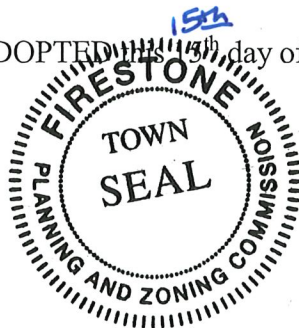
WHEREAS, all materials related to the application have been reviewed by Town Staff and found with conditions to be in compliance with Town of Firestone subdivision and zoning ordinances, Development Code, Development Regulations, and related Town ordinances, regulations, and policies; and

WHEREAS, after a duly-noticed public hearing, at which evidence and testimony were entered into the record, the Planning and Zoning Commission finds the application to be in compliance with Town of Firestone subdivision and zoning ordinances, Development Code, Development Regulations, and related Town ordinances, regulations, and policies and should therefore be approved, subject to those conditions set forth herein.

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING AND ZONING COMMISSION OF THE TOWN OF FIRESTONE, COLORADO:

Section 1. The Planning and Zoning Commission hereby recommends approval of the proposed amendment to the final development plan for Ridge Crest Subdivision Filing 1 to reduce the rear setback for Block 1, Lots 1 and 2 from one hundred (100) feet to twenty (20) feet as proposed and presented.

PASSED AND ADOPTED ^{15th} day of July, 2021.




Chairperson

ATTEST:


Secretary

2701823 06/22/1999 02:02P Weld County CO
1 of 24 R 241.00 D 0.00 JR Suki Tsukamoto

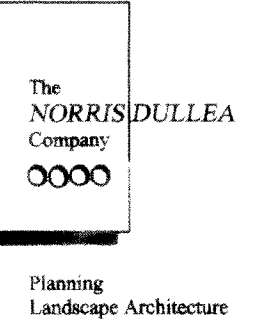
FINAL DEVELOPMENT PLAN

RIDGE CREST SUBDIVISION FILING 1

TOWN OF FIRESTONE

WELD COUNTY

STATE OF COLORADO



710 West Colfax
Denver, Colorado 80204
Fax: 303 892 1186
Phone: 303 892 1166

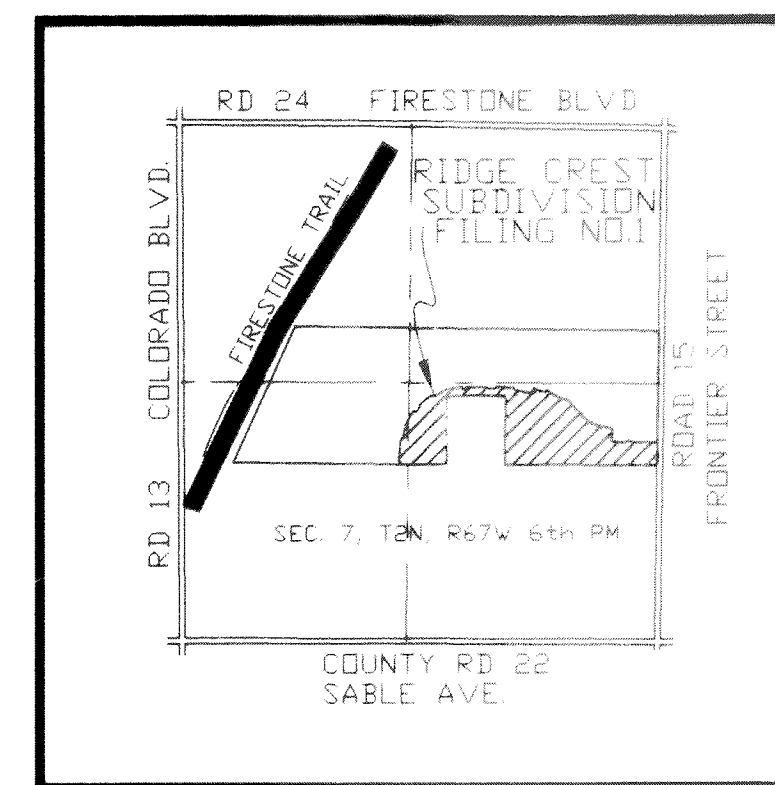
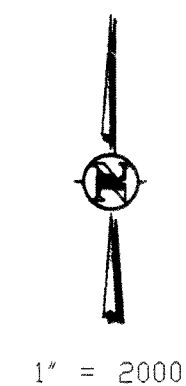
FINAL DEVELOPMENT PLAN
RIDGE CREST SUBDIVISION FILING NO. 1
COVER SHEET

APPROVALS

Approved by the Planning Commission of Firestone, Colorado, this
19th day of February, 1999
Chairman Secretary

Approved by the Town Board of Trustees of Firestone, Colorado, this
15th day of February, 1999
Mayor ATTEST: Town Clerk

VICINITY MAP



VICINITY MAP

SHEET INDEX

1. Cover Sheet
2. Site Plan
3. Building Elevations
4. Details
- G1-4. Grading Plans
- L1-8. Landscape Plans
- I1-8. Irrigation Plans

Owner:
U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

Applicant:

U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

Planner:

The NORRIS DULLEA
Company
Planning
Landscape Architecture
710 West Colfax
Denver, Colorado 80204
Fax: 303 892 1186
Phone: 303 892 1166

Landscape Architect:

Bromfield &
Associates
102 Inverness Terrace East
Englewood, Colorado 80112

Civil Engineer/Surveyor:

ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING
8301 E. Prentice Ave.
Suite 101
Englewood, CO 80111
(303) 741-6000
FAX (303) 741-6106
Date: 07-29-98 Job No. 0965.019.01

Point of Commencement:
S.E. CORNER SECTION 7,
T2N, R67W, 6th PM
FOUND PIN IN RANGE BOX
CAP MISSING

Sheet Title
Cover
Sheet

Sheet Number
1 of 4

BEFORE YOU DIG



CALL UTILITY NOTIFICATION
CENTER OF COLORADO
1-800-922-1987
OR 534-6700 IN METRO
CALL 2-BUSINESS DAYS IN ADVANCE BEFORE
YOU DIG, GRADE OR EXCAVATE FOR THE MARKING
OF UNDERGROUND REFERRED UTILITIES

UNNOTATED COPY

FINAL DEVELOPMENT PLAN
RIDGE CREST SUBDIVISION FILING NO. 1
SITE PLAN

Owner:
U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

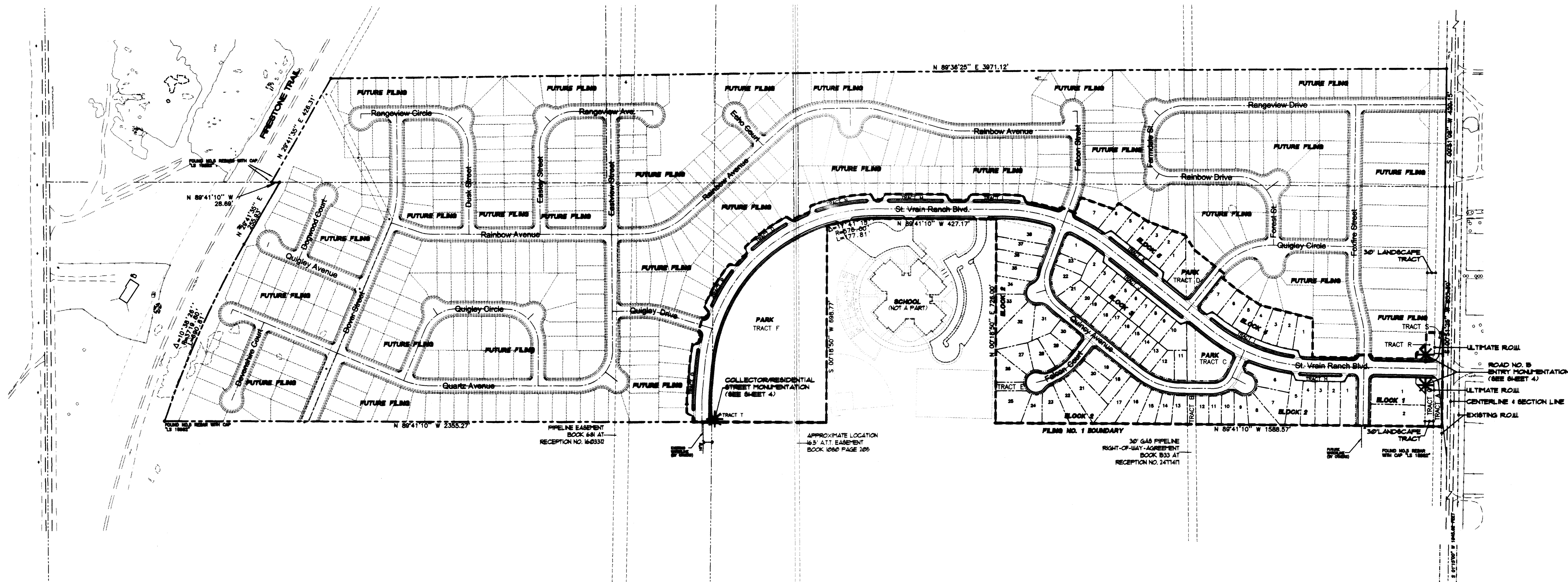
Issue Date
November 12, 1998

Revision Date
February 1, 1999
February 22, 1999

Sheet Title
Site Plan

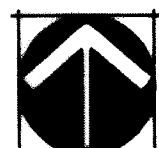
Sheet Number

2 of 4

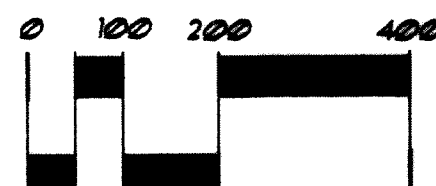


LEGEND

- Filing No. 1 Boundary
- Property Boundary
- Section Lines
- Proposed Street Centerline
- Ultimate Right-of-Way
- Existing Right-of-Way
- Existing Road
- Existing Easement



NORTH



SCALE 1"=200'-0"

OPEN SPACE

TYPE OF OPEN SPACE	TRACT	SQUARE FEET	ACRES	OWNER	DEVELOPER	MAINTENANCE RESPONSIBILITY
Public right-of-way	A	5,238	0.12	Town of Firestone	Town of Firestone	Town of Firestone
Pedestrian & utility easement	B	3,000	0.07	HOA	U.S. Home Corp.	HOA
Open space, park & utility easement	C	21,862	0.50	HOA	U.S. Home Corp.	HOA
Open space, park, pedestrian & utility easement	D	15,179	0.35	HOA	U.S. Home Corp.	HOA
Pedestrian & utility easement	E	3,111	0.07	HOA	U.S. Home Corp.	HOA
Park, drainage & utility easement	F	222,463	5.11	Town of Firestone	Town of Firestone	Town of Firestone
Landscape, utility & sign	G	5,791	0.13	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	H	3,686	0.08	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	I	7,072	0.16	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	J	7,304	0.17	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	K	5,000	0.11	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	L	3,966	0.09	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	M	4,800	0.10	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	N	4,544	0.10	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	O	3,835	0.09	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	P	3,658	0.08	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	Q	5,030	0.12	HOA	U.S. Home Corp.	HOA
Pedestrian, access & utility easement	R	3,542	0.08	HOA	U.S. Home Corp.	HOA
Public right-of-way	S	2,998	0.07	Town of Firestone	Town of Firestone	Town of Firestone
Landscape, utility & sign	T	100	0.00	HOA	U.S. Home Corp.	HOA
TOTAL	-	331,979	7.6	-	-	-

NOTES:

- Mail kiosk locations to be coordinated with the U.S. Postal Service.

LAND USE TABLE

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential	12.4	45%	77	6.2 (Net)
Open Space	7.6	28%	-	-
Public Street Right-of-Way	7.5	27%	-	-
TOTAL	27.5	100%	77	2.8 (Gross)

RESIDENTIAL DENSITIES

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential (4,500 square foot min.)	9.4	34%	61	6.5 (Net)
Residential (5,000 square foot min.)	2.2	8%	14	6.3 (Net)
Residential (14,700 square foot min.)	0.8	3%	2	2.5 (Net)
SUBTOTAL RESIDENTIAL	12.4	45%	77	6.2 (Net)
Open Space	7.6	28%	-	-
Public Street Right-of-Way	7.5	27%	-	-
TOTAL	27.5	100%	77	2.8 (Gross)

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (4,500 square foot min.)	20 feet	5 feet	15 feet
Residential (5,000 square foot min.)	20 feet	5 feet	15 feet
Residential (14,700 square foot min.) (Block 1, Lots 1 & 2)	20 feet	5 feet	100 feet



'A' Elevation

EDISON



'B' Elevation



'C' Elevation

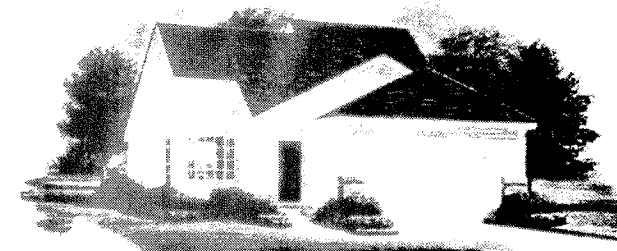


'C' Elevation

FRANKLIN



'A' Elevation



'B' Elevation



'C' Elevation

FULTON



'A' Elevation



'B' Elevation



'C' Elevation
3 Bedroom Option

STANLEY



'A' Elevation - 3 Bedroom Option



'B' Elevation - 3 Bedroom Option



'A' Elevation



'B' Elevation



'C' Elevation



'B' Elevation

WHITNEY



'A' Elevation



'C' Elevation



'B' Elevation

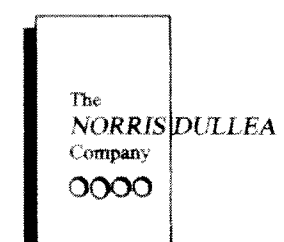
WRIGHT



'A' Elevation



'C' Elevation



Planning
Landscape Architecture

710 West Colfax
Denver, Colorado 80204
Fax: 303.892.1186
Phone: 303.892.1166

FINAL DEVELOPMENT PLAN
RIDGE CREST SUBDIVISION FILING NO. 1
ARCHITECTURAL ELEVATIONS

Owner:

U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

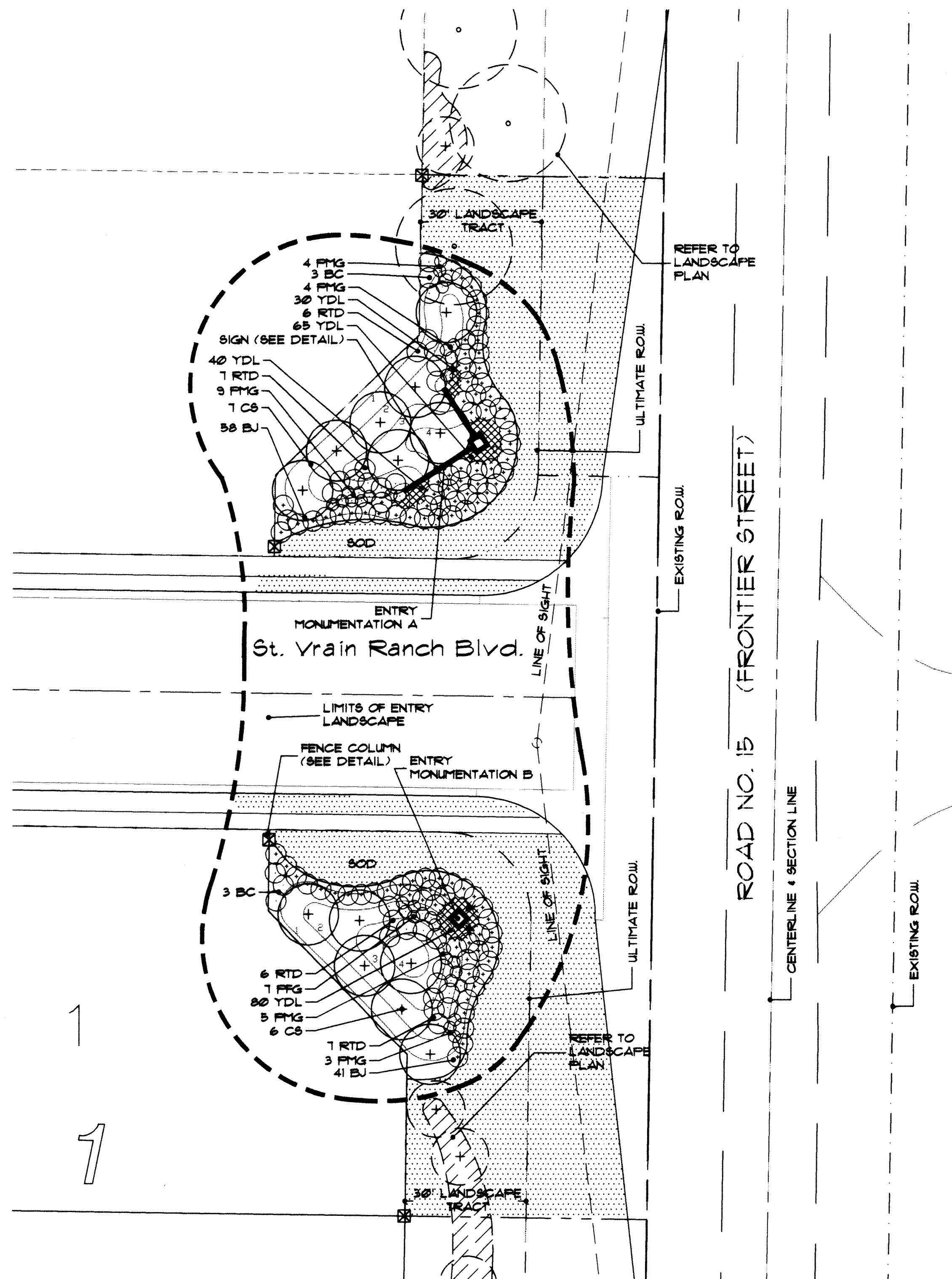
Issue Date
November 12, 1998

Revision Date
February 1, 1999

Sheet Title
Architectural
Elevations

Sheet Number
3 of 4

DRAWN BY: X-REF'S SITE PLAN
FILE NAME: RIDGE CREST MONUMENTATIONS
PROJECT: MONUMENTATIONS



Road No. 15 - Entry Monumentation

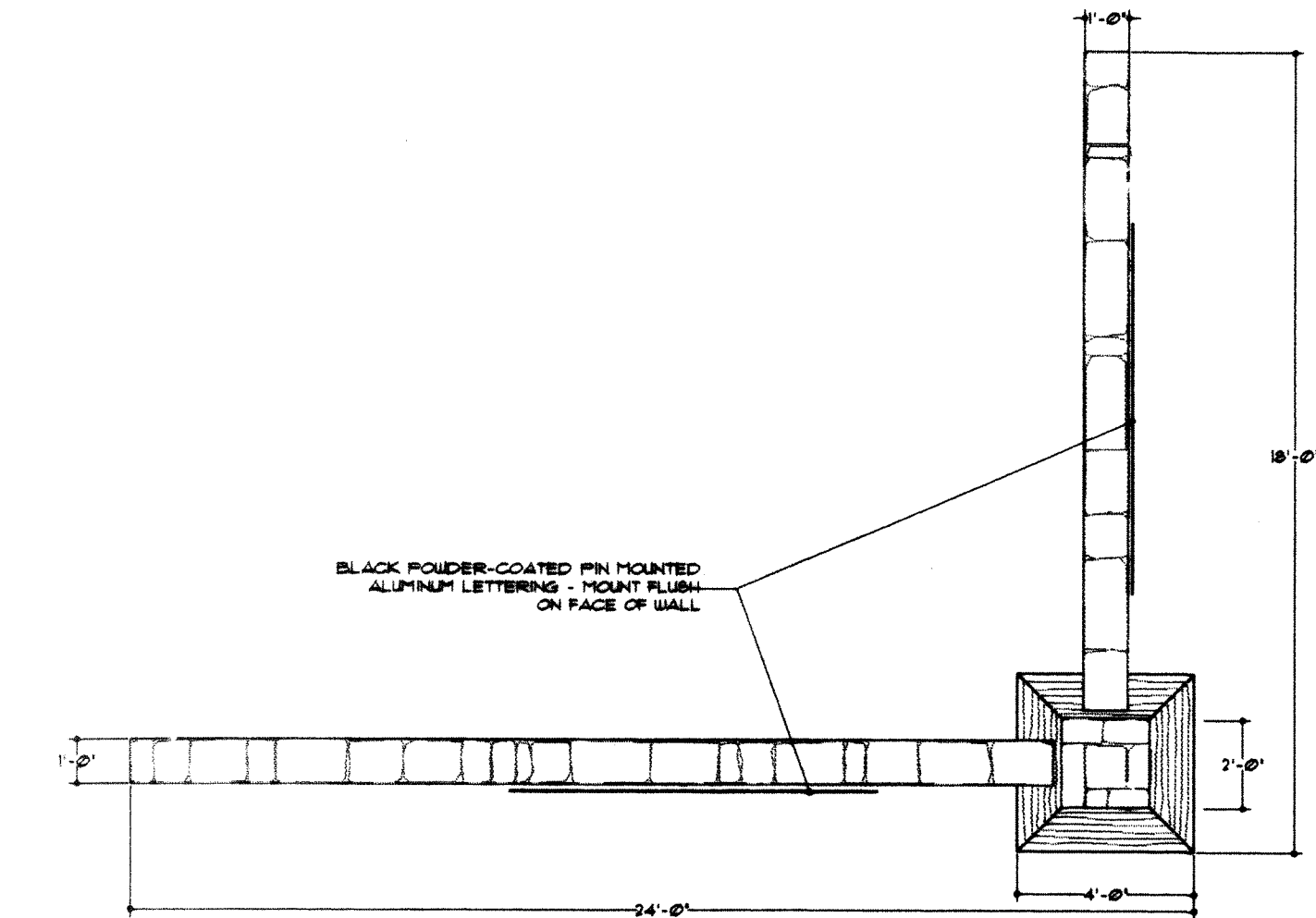
LANDSCAPE PLAN SCALE 1"=20'-0"

ENTRY MONUMENTATION PLANT LIST

KEY	COMMON NAME	BOTANICAL NAME	SIZE
CS	COLORADO SPRUCE	PICEA PUNGENS	8' B.4B.
RTD	REDTWIN DOGWOOD	CORNUS SPP.	5 GAL.
BC	BLACK CHOKEBERRY	PRUNUS VIRGINIANA	5 GAL.
FMG	PURPLE MAIDEN GRASS	MISCANTHUS SINENSIS 'PURPURASCENS'	5 GAL.
BU	BROADMOOR JUNIFER	JUNIPERUS HORIZONTALIS 'BROADMOOR'	5 GAL.
YDL	YELLOW DAYLILY	HEMEROCALLIS 'YELLOW STONE'	1 GAL.

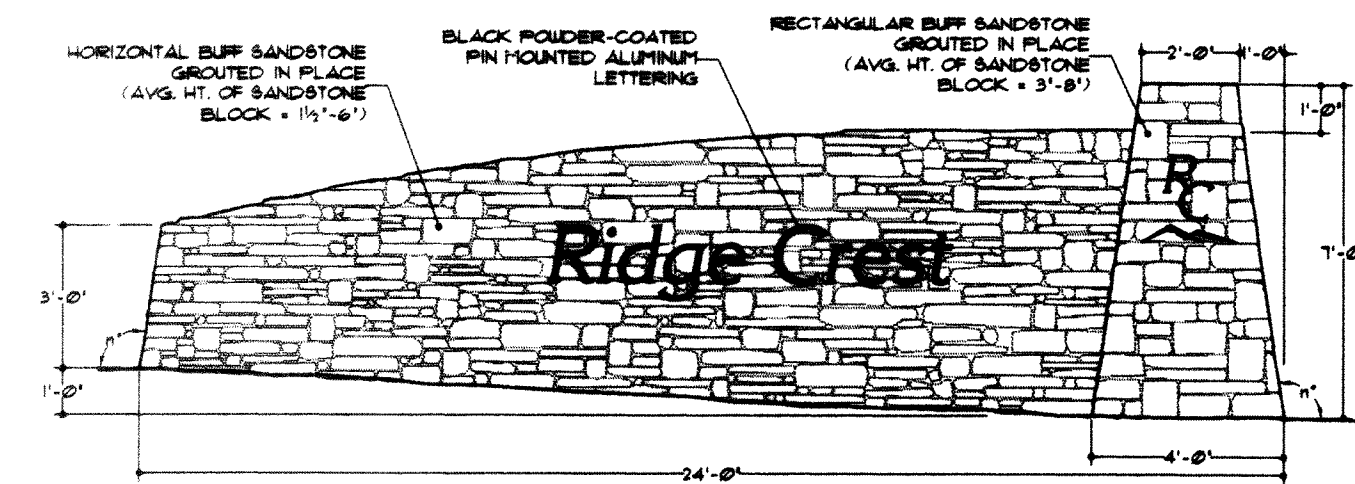
NOTE: REFER TO LANDSCAPE PLAN FOR ADDITIONAL LANDSCAPE NOTES.

Entry Monumentation A



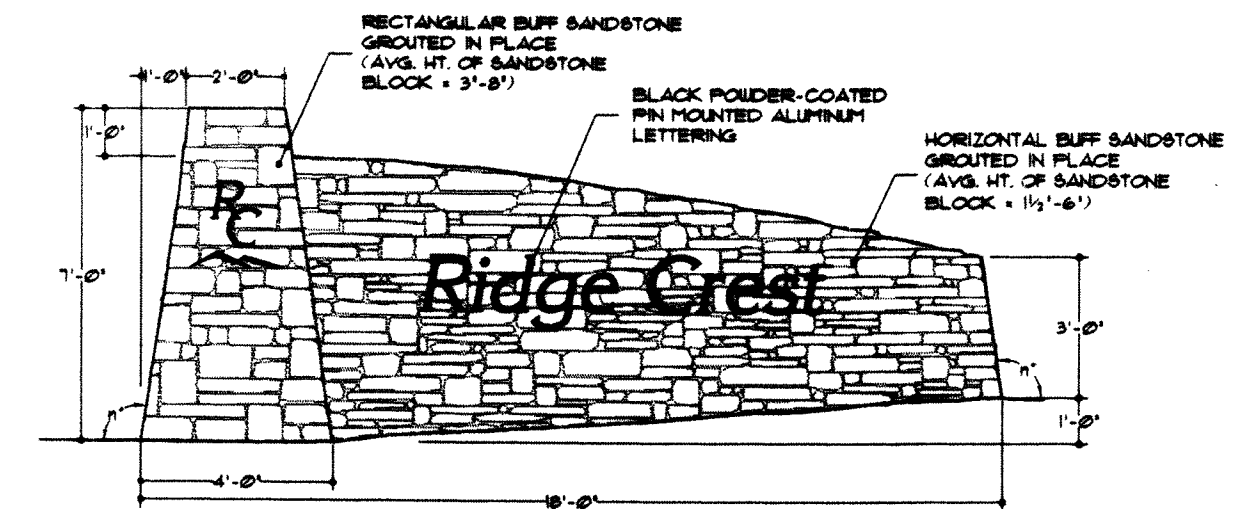
Road No. 15 - Entry Monumentation

PLAN SCALE 1/4"=1'-0"



Road No. 15 - Entry Monumentation

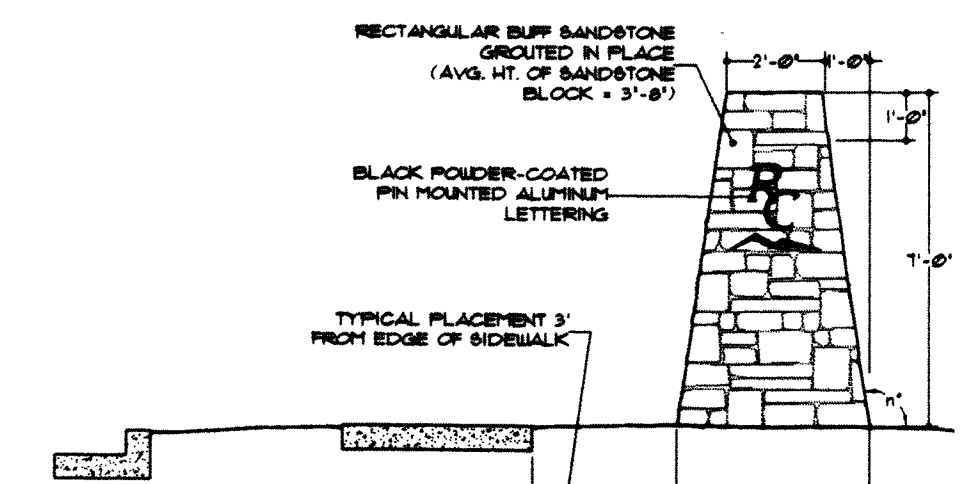
PRIMARY ELEVATION SCALE 1/4"=1'-0"



Road No. 15 - Entry Monumentation

SECONDARY ELEVATION SCALE 1/4"=1'-0"

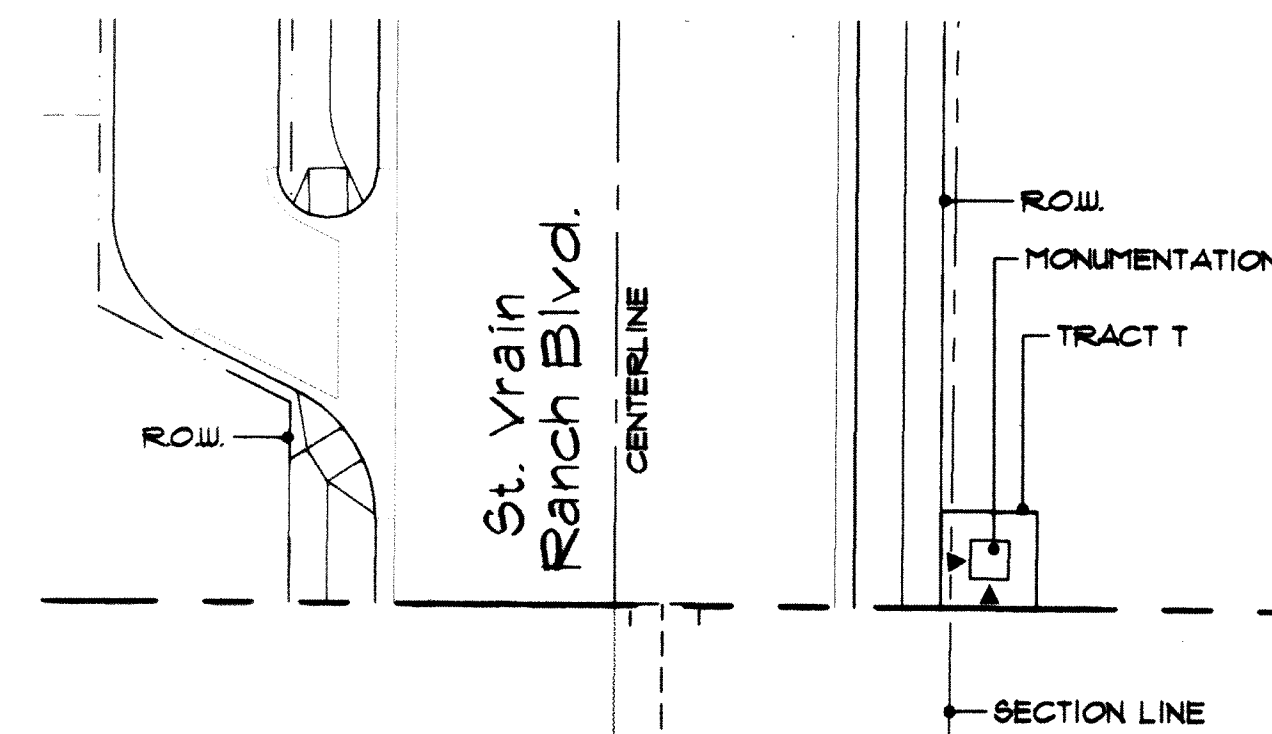
Entry Monumentation B & Collector/Residential Street Monumentation



Collector/Residential Street Monumentation

ELEVATION SCALE 1/4"=1'-0"

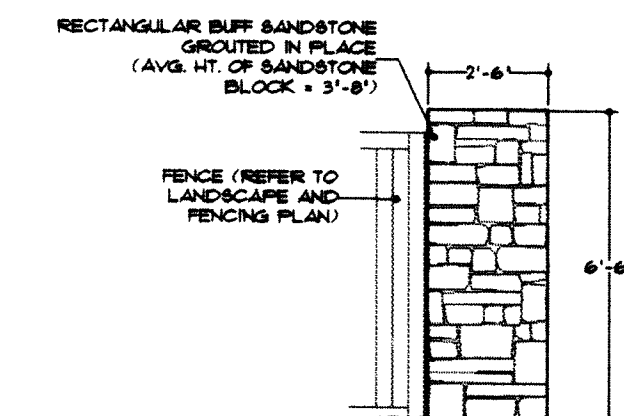
▲ DENOTES LOCATION OF ALUMINUM LETTERING IN PLAN



Collector/Residential Street Monumentation

PLAN VIEW
Ridge Crest Avenue • SOUTH PROPERTY LINE
SCALE 1"=20'-0"

▲ DENOTES LOCATION OF ALUMINUM LETTERING



Fence Column

ELEVATION SCALE 1/4"=1'-0"

The NORRIS DULLEA
Company
0000

Planning
Landscape Architecture

710 West Colfax
Denver, Colorado 80204
Fax: 303 892 1186
Phone: 303 892 1166

FINAL DEVELOPMENT PLAN
RIDGE CREST SUBDIVISION FILING NO. 1
MONUMENTATION

Owner:

U.S. Home
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6000 Greenwood Plaza Blvd.
Suite 200
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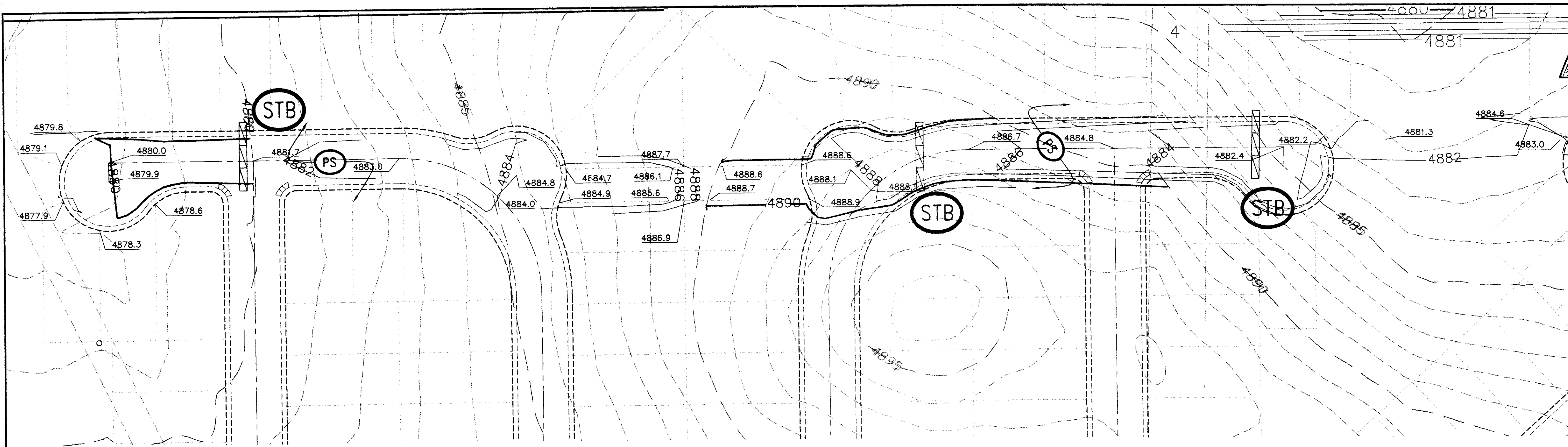
Issue Date
November 12, 1998

Revision Date
February 1, 1999
February 22, 1999

Sheet Title
Monumentation

Sheet Number

4 of 4



UNCC CALL BEFORE YOU DIG
1-800-922-1987
Utility Notification
Center of Colorado
Administrative Office 303-232-1991
12600 W. Colfax Ave., Suite 9-310
Lakewood, CO 80215
CALL 2-BUSINESS DAYS IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKING OF UNDERGROUND
MEMBER UTILITIES.

KEY MAP
1"=100'

SEE SHEET 9

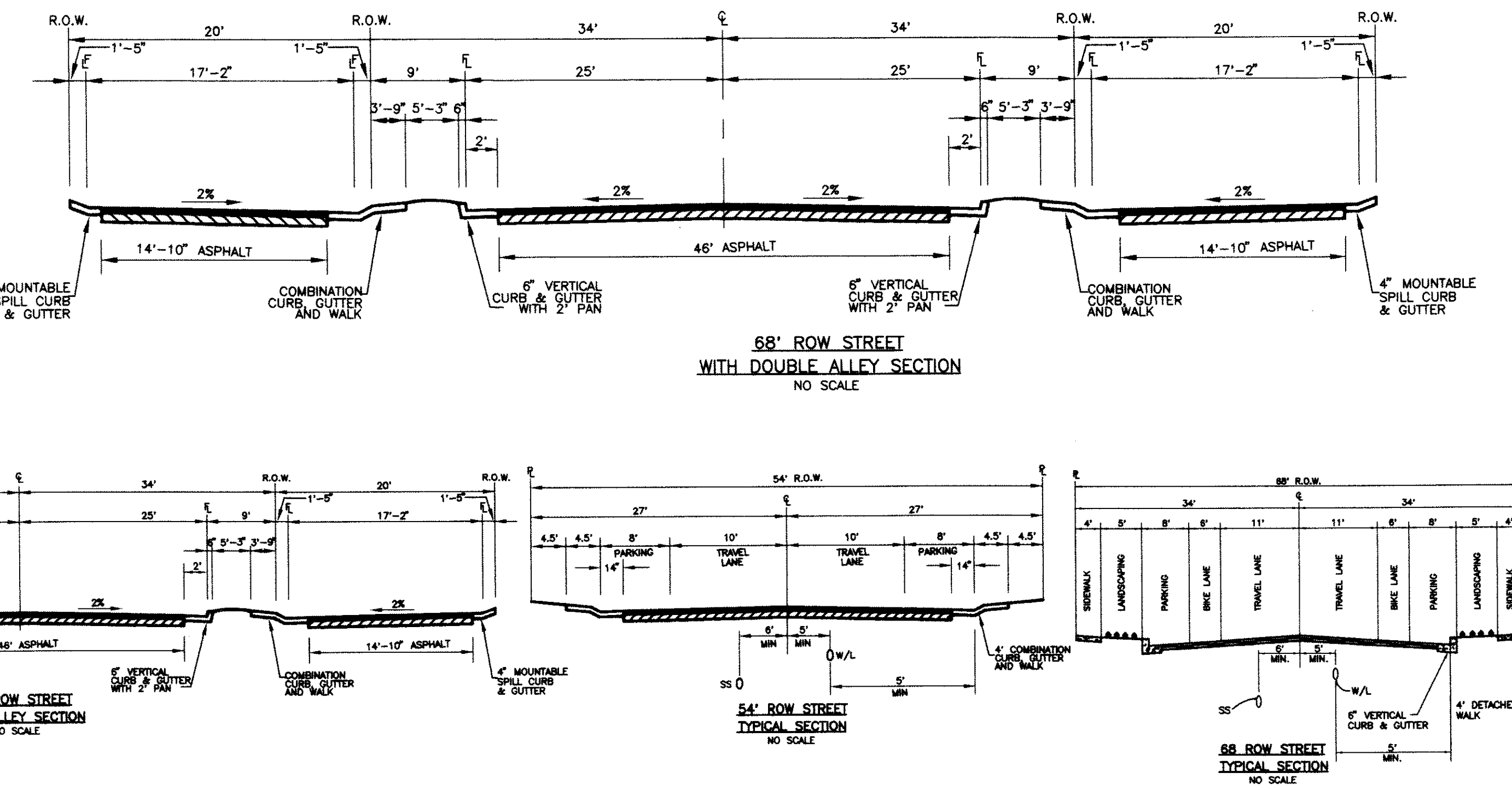
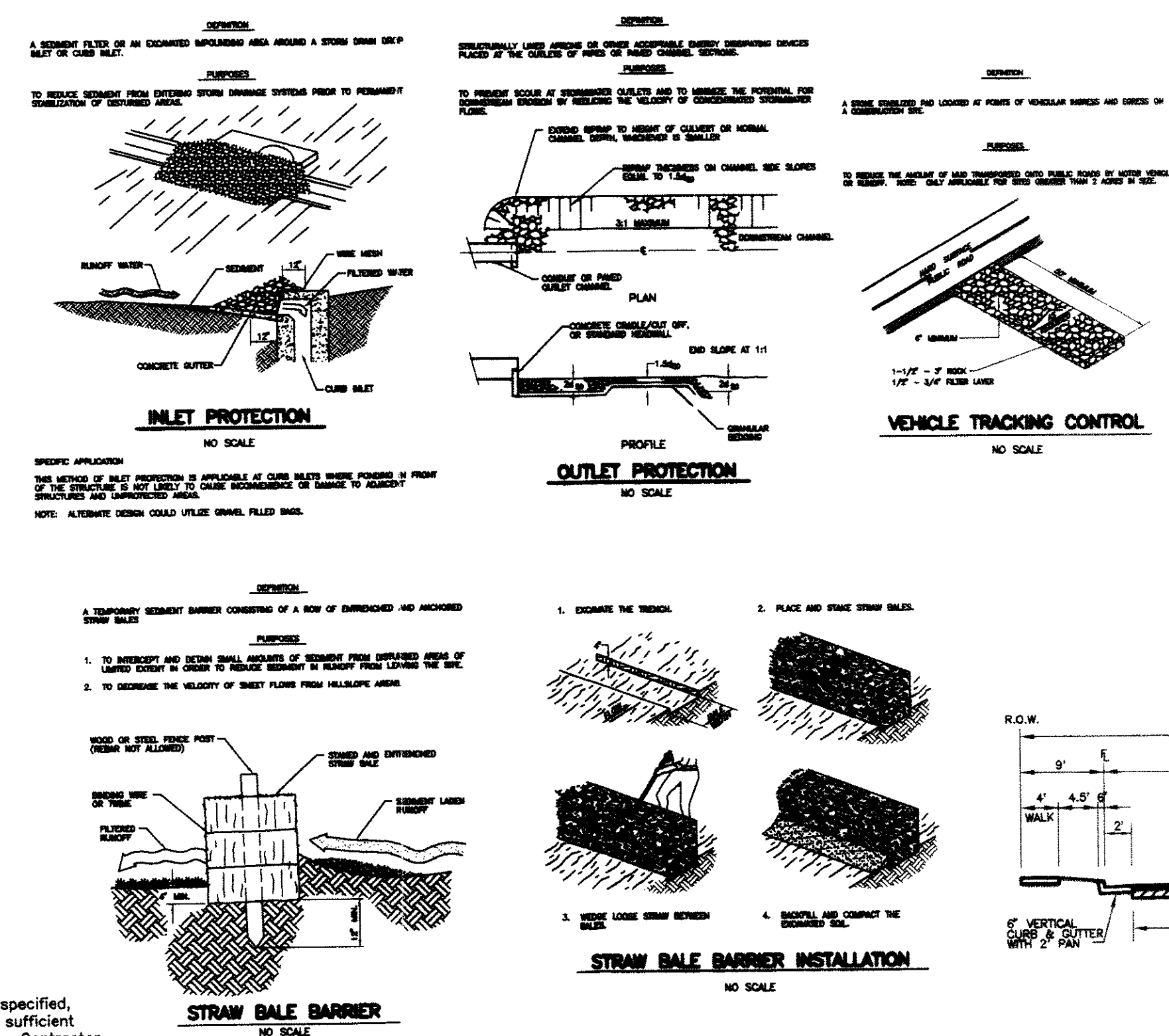
SCALE: 1" = 50'

SEEDING AND MULCHING SPECIFICATIONS

- All disturbed areas not in a proposed street right-of-way shall be seeded after completion of overlot grading.
- Seed types and amount of Pure Live Seed (PLS) required per acre shall be:
 - Mix #1 - SANDY AND SANDY LOAM SOILS
Smooth Brome (Lincoln) 20
Crested Wheatgrass (Fairway) 20
Western Wheatgrass (Barton) 25
Streambank Wheatgrass (Sodar) 15
Sideoats Grama (El Reno) 5
Little Bluestem (Cimarron) 5
Blue Grama (Native) 10
Seed at 60 lbs PLS per acre, drill at a depth of 1/2" to 1"
 - Mix #2 - CLAY, SILTY CLAY OR SANDY CLAY SOILS
Streambank Wheatgrass (Sodar) 15
Blue Grama (Native) 10
Little Bluestem (Cimarron) 5
Sideoats Grama (El Reno) 5
Western Wheatgrass (Barton) 65
Seed at 60 lbs PLS per acre, drill at a depth of 1/4" to 1/2"
 - Mix #3 - SANDY AND SANDY LOAM SOILS
Sideoats Grama 10.9
Little Bluestem 8.4
Blue Grama 3.0
Pubescent Wheatgrass 21.8
Fairway Wheatgrass 7.2
Drilled LBS PLS/ACRE by wt %
 - Mix #4 - CLAY, SILTY CLAY OR SANDY CLAY SOILS
Fairway Wheatgrass 10.0
Crested Wheatgrass 25.8
Western Wheatgrass 3.9
Blue Grama 21.0
Smooth Brome 20
Drilled LBS PLS/ACRE by wt %

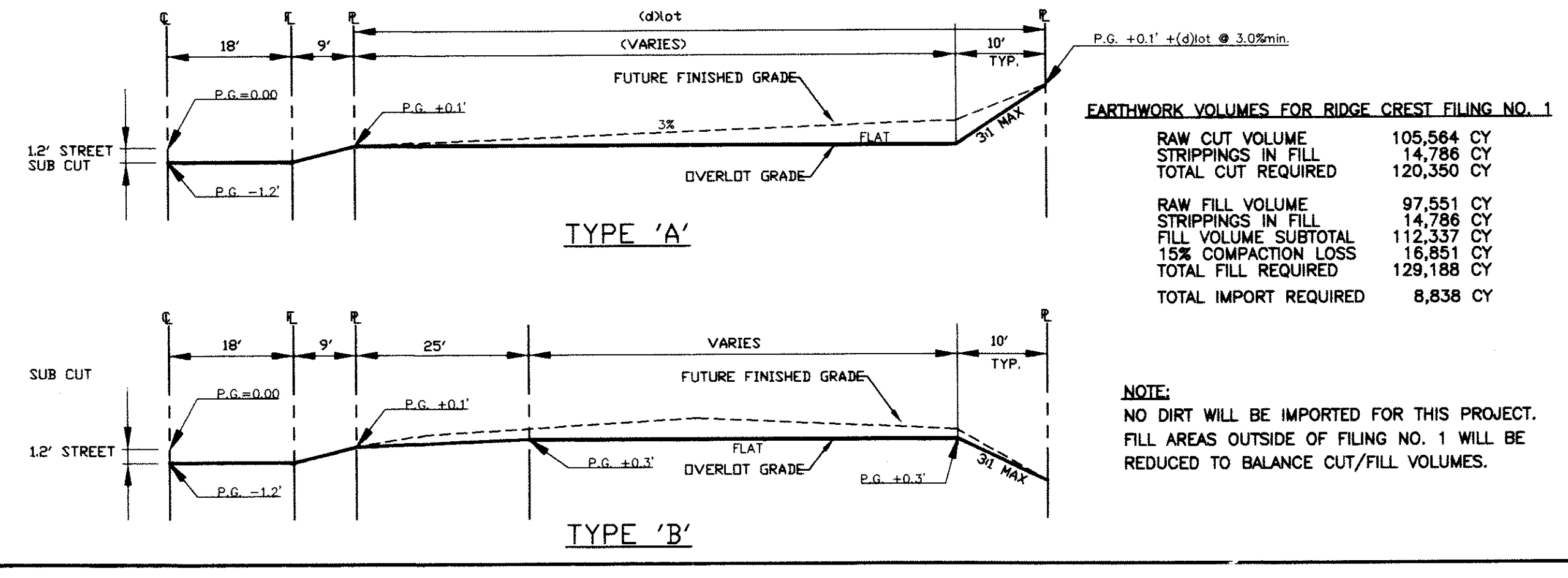
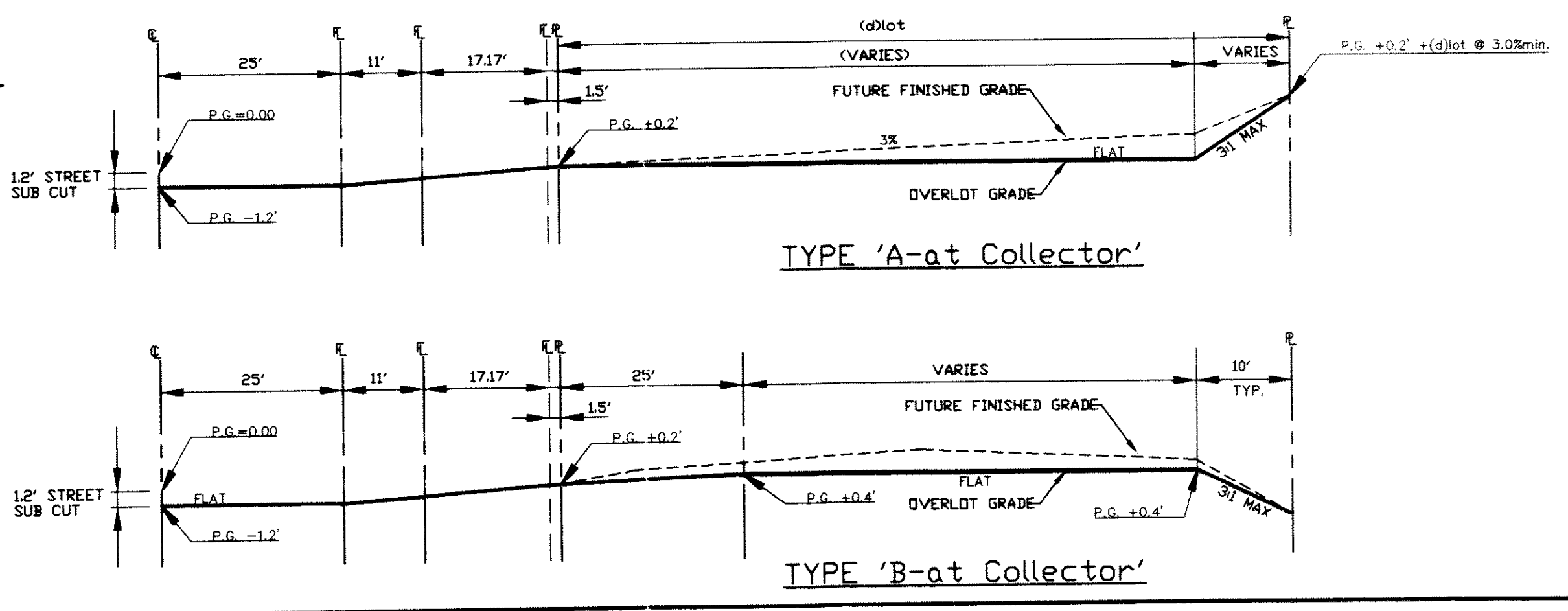
SEEDING AND MULCHING SPECIFICATIONS (Cont'd)

- If seed available on the market does not meet the minimum purity and germination percentages specified, the Subcontractor must compensate for a lesser percentage of purity or germination by furnishing sufficient additional seed to equal the specified product. The tags from the seed mixes must be supplied to Contractor.
- The formula used for determining the quality of Pure Live Seed (PLS) shall be (pounds of Seed) x (purity) x (germination) = pounds of PLS.
- Straw Mulch - Rate of distribution: 4000 lbs. per acre and attached per Douglas County standards.
 - The material will be native hay (referred to as straw in these specifications). Hay shall not be musty, moldy, decayed, caked or of otherwise low quality. Hay shall be free of weeds and viable seeds.
 - At least 75% of the hay weight shall be 10 inches or more in length.



LEGEND

- VTG VEHICLE TRACKING CONTROL
- OP OUTLET PROTECTION
- IP INLET PROTECTION
- STB STRAW BALE BARRIER
- RS ROUGH CUT STREET CONTROL
- PS PERMANENT SEEDING
- SR SURFACE ROUGHENING
- LIMITS OF LAND DISTURBANCE
- LIMITS OF CUT/FILL



EARTHWORK VOLUMES FOR RIDGE CREST FILING NO. 1

RAW CUT VOLUME	105,564 CY
STRIPPINGS IN FILL	14,786 CY
TOTAL CUT REQUIRED	120,350 CY
RAW FILL VOLUME	97,551 CY
STRIPPINGS IN FILL	14,786 CY
FILL VOLUME SUBTOTAL	112,337 CY
15% COMPACTION LOSS	16,851 CY
TOTAL FILL REQUIRED	129,188 CY
TOTAL IMPORT REQUIRED	8,838 CY

NOTE:
NO DIRT WILL BE IMPORTED FOR THIS PROJECT.
FILL AREAS OUTSIDE OF FILING NO. 1 WILL BE
REDUCED TO BALANCE CUT/FILL VOLUMES.

RMC
8301 E. Prentice Ave.
Suite 101
Englewood, CO 80111
(303) 741-6000
FAX (303) 741-6106

ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING

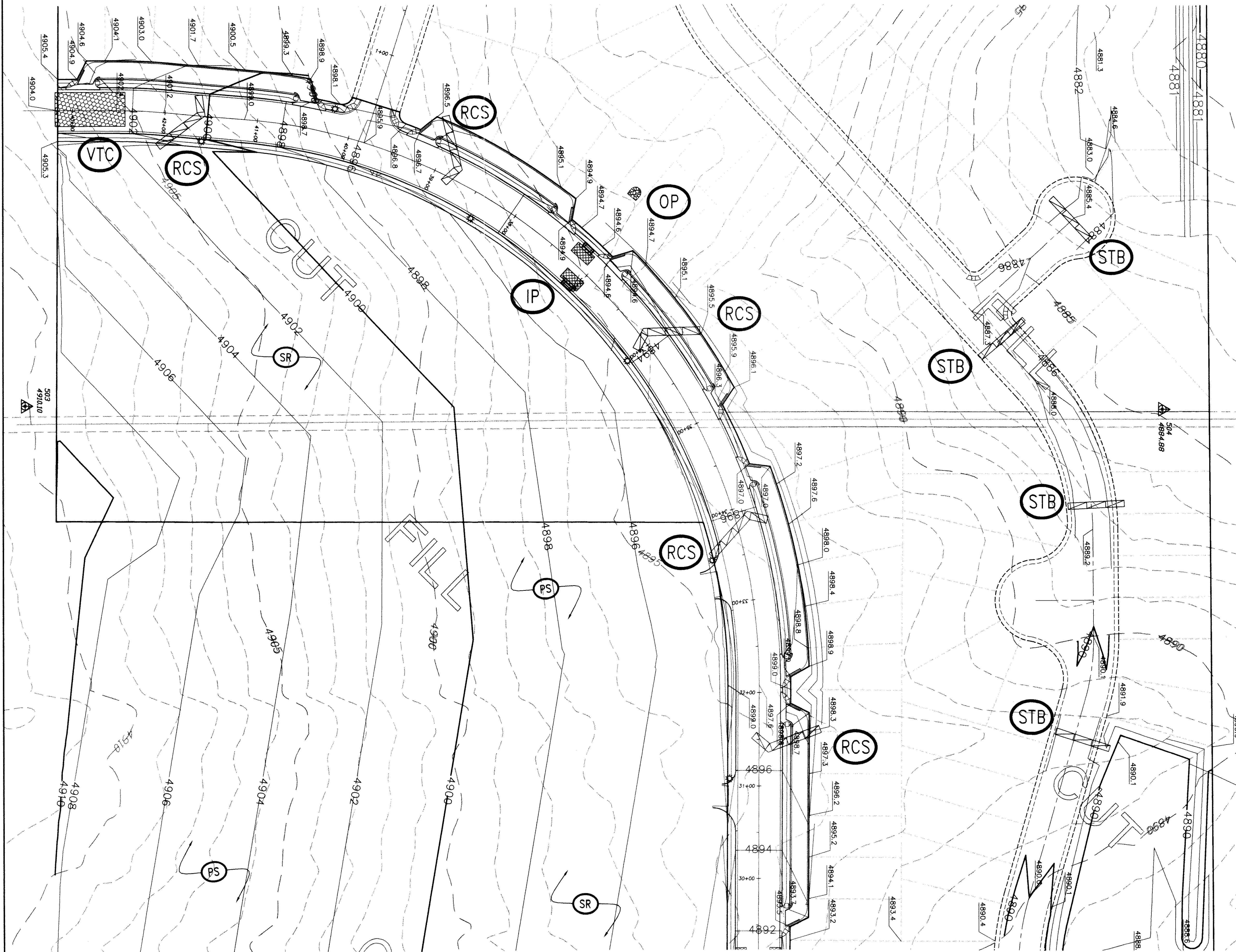
DATE: 11.18.98
DESIGNED BY: RDH
DRAWN BY: NLD
CHECKED BY: WFM

JOB NO. 0965.019.01
SHEET G1

REVISIONS
NO. 1

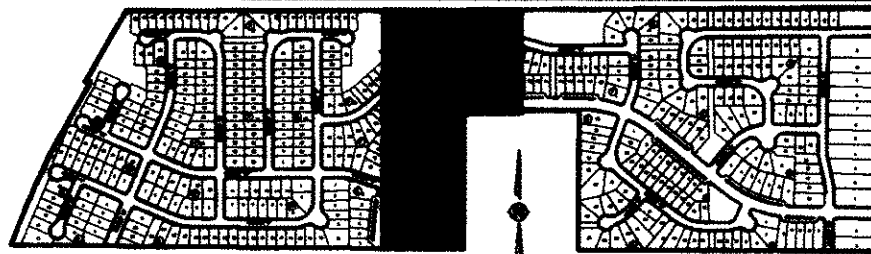
RIDGE CREST FILING NO. 1
GRADING & EROSION CONTROL PLAN
FOR U.S. HOME

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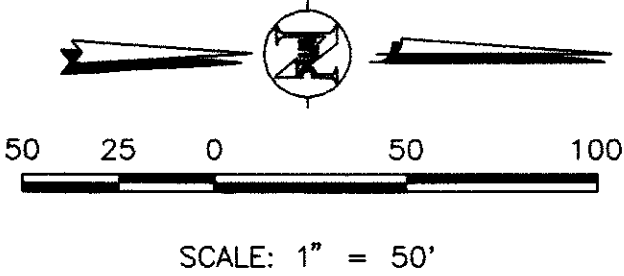


SEE SHEET 10

SEE SHEET 8



UNCC
CALL BEFORE YOU DIG
1-800-922-1987
Utility Notification
Center of Colorado
Administrative Office 303-232-1991
12800 W. Colfax Ave., Suite 8-510
Lafayette, Co. 80115
CALL 2-BUSINESS DAYS IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKING OF UNDERGROUND
MEMBER UTILITIES.



- LEGEND**
- VEHICLE TRACKING CONTROL
 - OUTLET PROTECTION
 - INLET PROTECTION
 - STRAW BALE BARRIER
 - ROUGH CUT STREET CONTROL
 - PERMANENT SEEDING
 - SURFACE ROUGHENING
 - LIMITS OF LAND DISTURBANCE
 - LIMITS OF CUT/FILL

RMCC
ROCKY MOUNTAIN CONSULTANTS, INC.
8301 E. Prentice Ave.
Suite 101
Englewood, CO 80111
(303) 741-6000
FAX (303) 741-6106

DATE BY
REVISIONS
NO.

RIDGE CREST FILING NO. 1
GRADING & EROSION CONTROL PLAN
FOR U.S. HOME

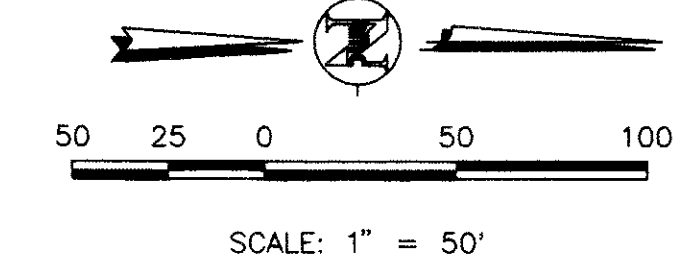
DATE: 11.18.98
DESIGNED BY: RDH
DRAWN BY: NLD
CHECKED BY: WFM

JOB NO.
0965.019.01
SHEET
G2



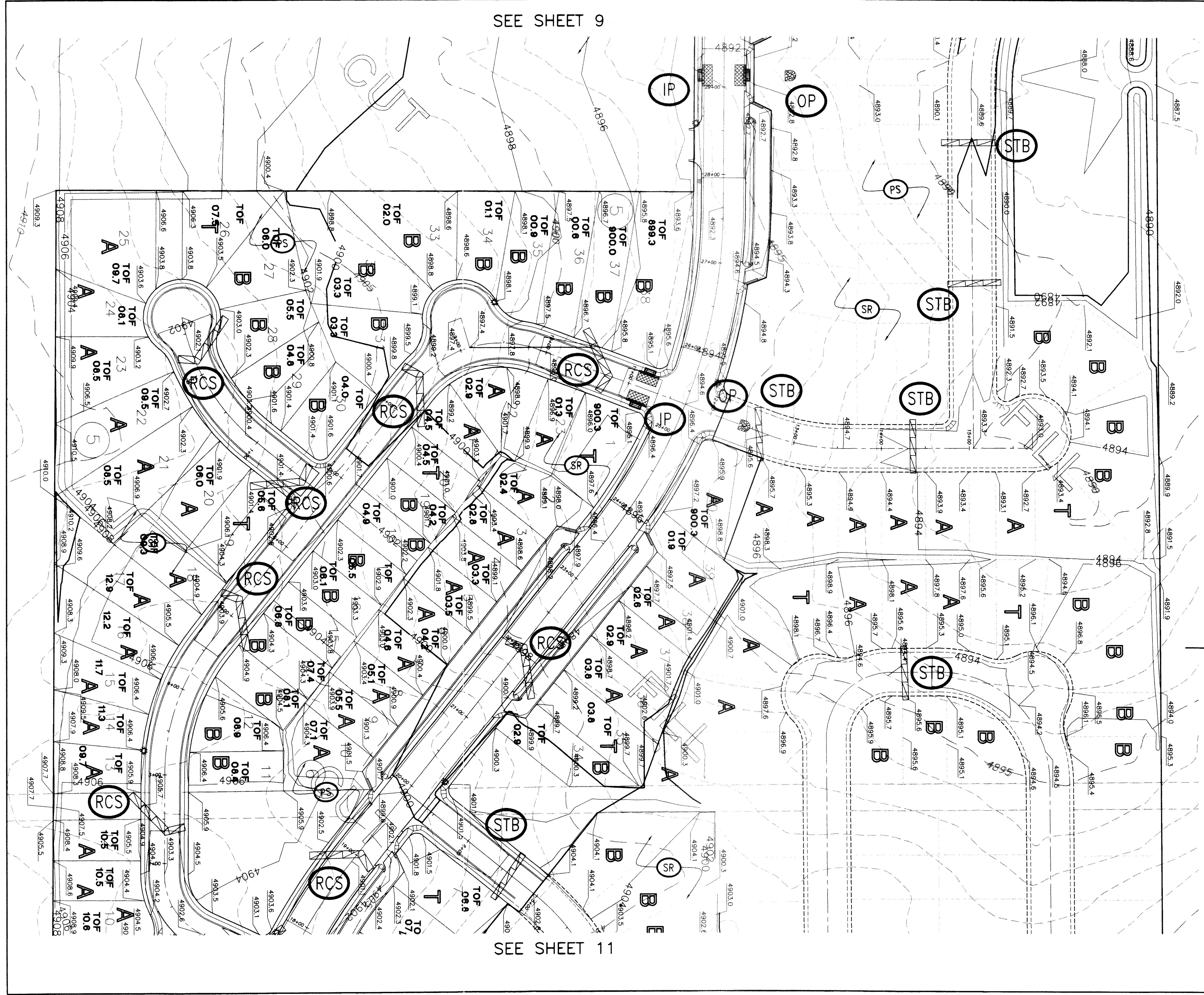
Utility Notification
Center of Colorado
Administrative Office 303-232-1991
12600 W. Colfax Ave., Suite B-310
Lakewood, Co 80215

CALL 2-BUSINESS DAYS IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKING OF UNDERGROUND
MEMBER UTILITIES.



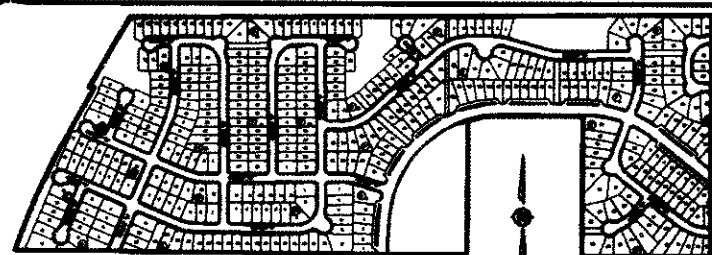
LEGEND

- | | | |
|---|---|----------------------------|
|  |  | VEHICLE TRACKING CONTROL |
|  |  | OUTLET PROTECTION |
|  |  | INLET PROTECTION |
|  |  | STRAW BALE BARRIER |
|  |  | ROUGH CUT STREET CONTROL |
|  | | PERMANENT SEEDING |
|  | | SURFACE ROUGHENING |
|  | | LIMITS OF LAND DISTURBANCE |
|  | | LIMITS OF CUT/FILL |



SEE SHEET 9

SEE SHEET 11



KEY MAP
1"=100'

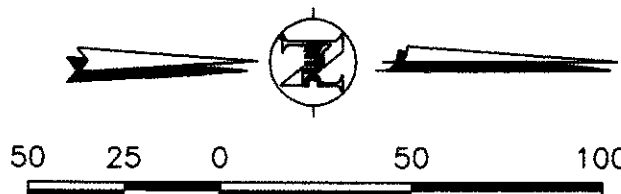


UNCC
CALL BEFORE
YOU DIG

1-800-922-1987

Utility Notification
Center of Colorado
Administrative Office 303-232-1991
12800 W. Colfax Ave., Suite B-310
Lakewood, CO 80215

CALL 2-BUSINESS DAYS IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKING OF UNDERGROUND
MEMBER UTILITIES.



SCALE: 1" = 50'

LEGEND

- VEHICLE TRACKING CONTROL
- OUTLET PROTECTION
- INLET PROTECTION
- STRAW BALE BARRIER
- ROUGH CUT STREET CONTROL
- PERMANENT SEEDING
- SURFACE ROUGHENING
- LIMITS OF LAND DISTURBANCE
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RMC
8301 E. Prentice Ave.
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Englewood, CO 80111
(303) 741-6000
FAX (303) 741-6106

ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING

REVISIONS
NO. DATE BY

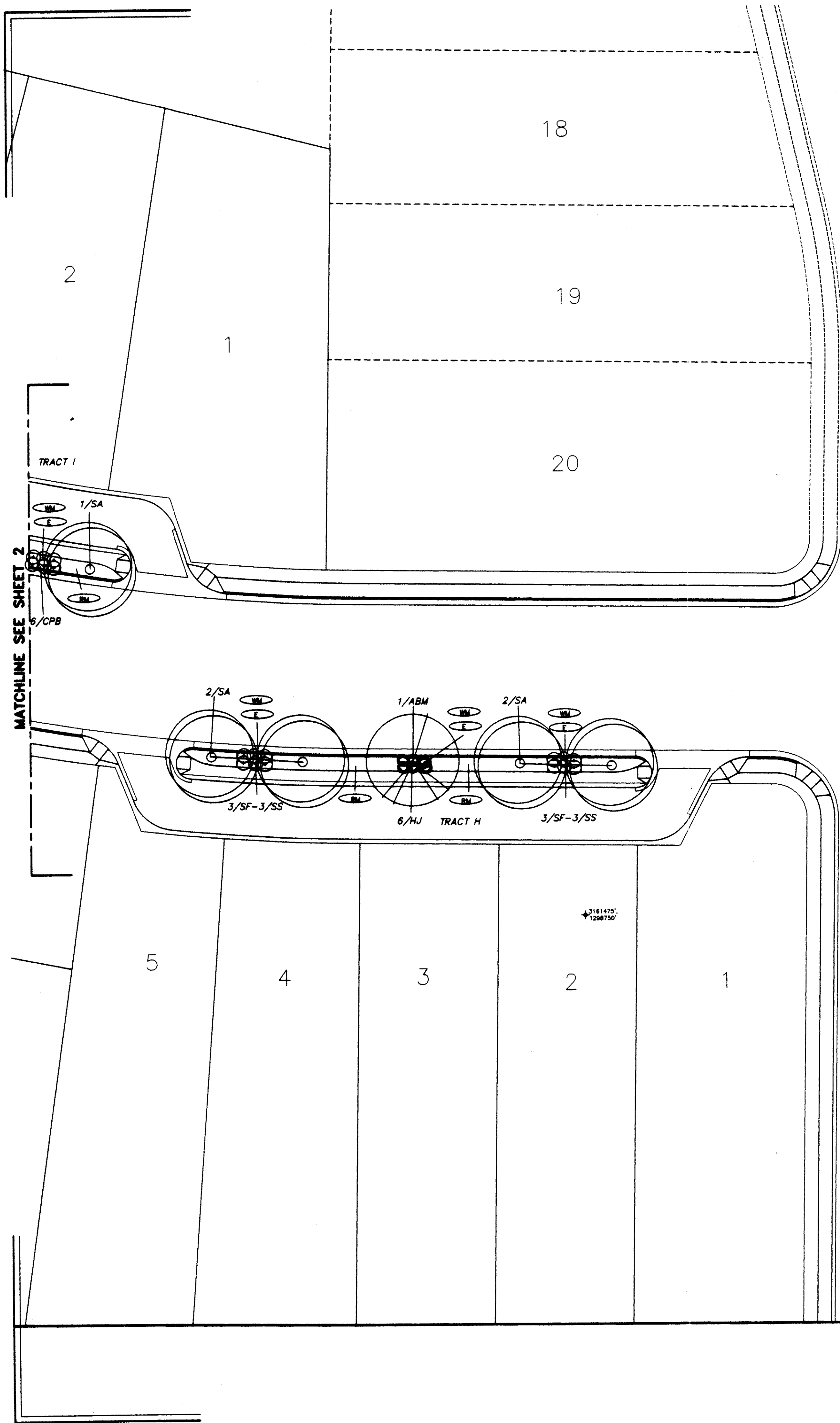
RIDGE CREST FILING NO. 1 GRADING & EROSION CONTROL PLAN FOR U.S. HOME

DATE: 11.18.98
DESIGNED BY: ROH
DRAWN BY: NLD
CHECKED BY: WFM

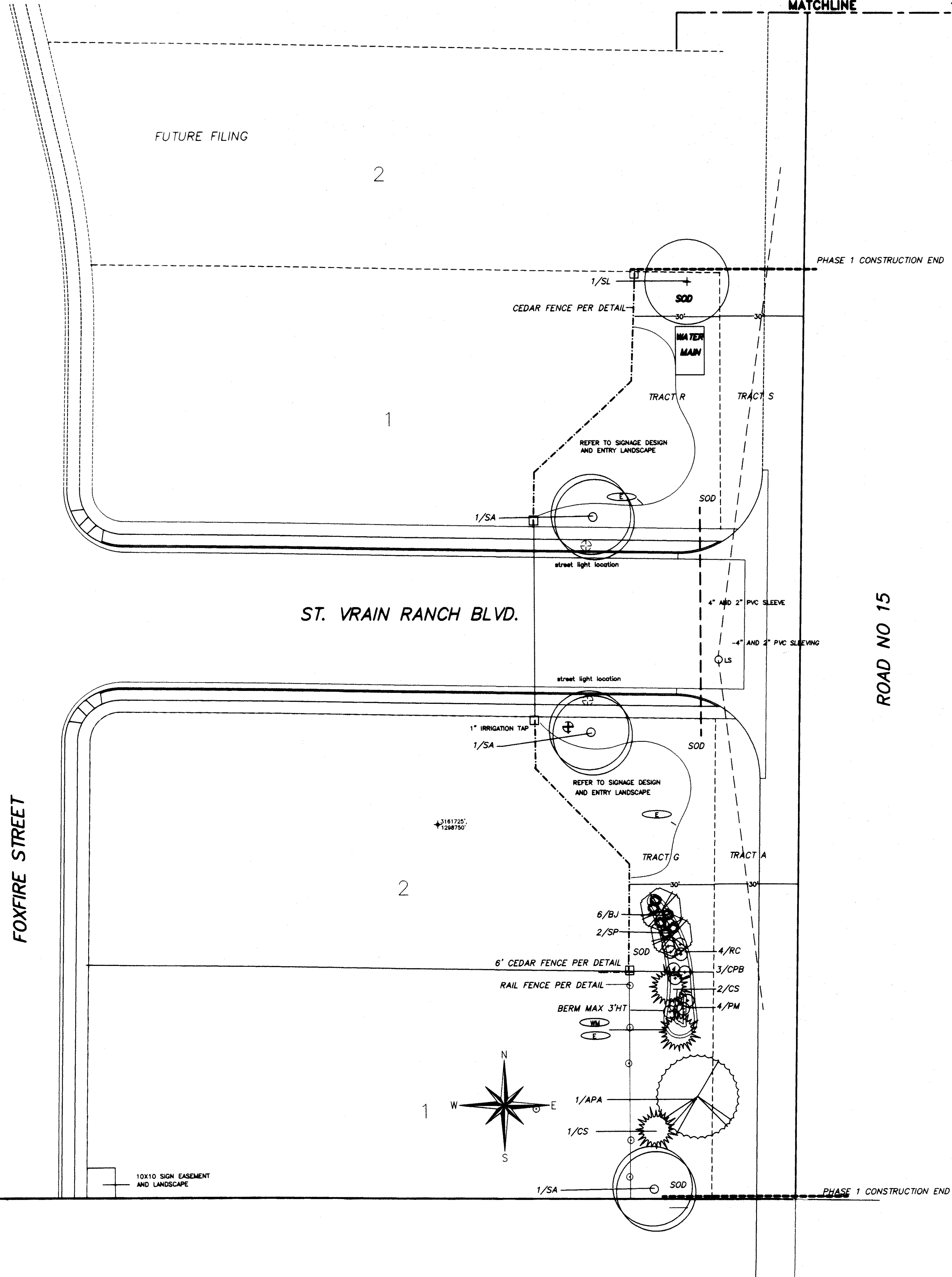
JOB NO.
0965.019.01
SHEET
G4

SEE SHEET 10





FOX FIRE STREET



MATCHLINE

ROAD NO 15

DATE	REVISIONS
1/29/99	PER LIST

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 11/05/98

B ROMFIELD
&
A SSOC.
 102 INVERNESS TERRACE EAST
 ENGLEWOOD, CO. 80112
 (303)792-2821
 (303)792-2629 FACSIMILE
 E-MAIL: BROM850@AOL.COM

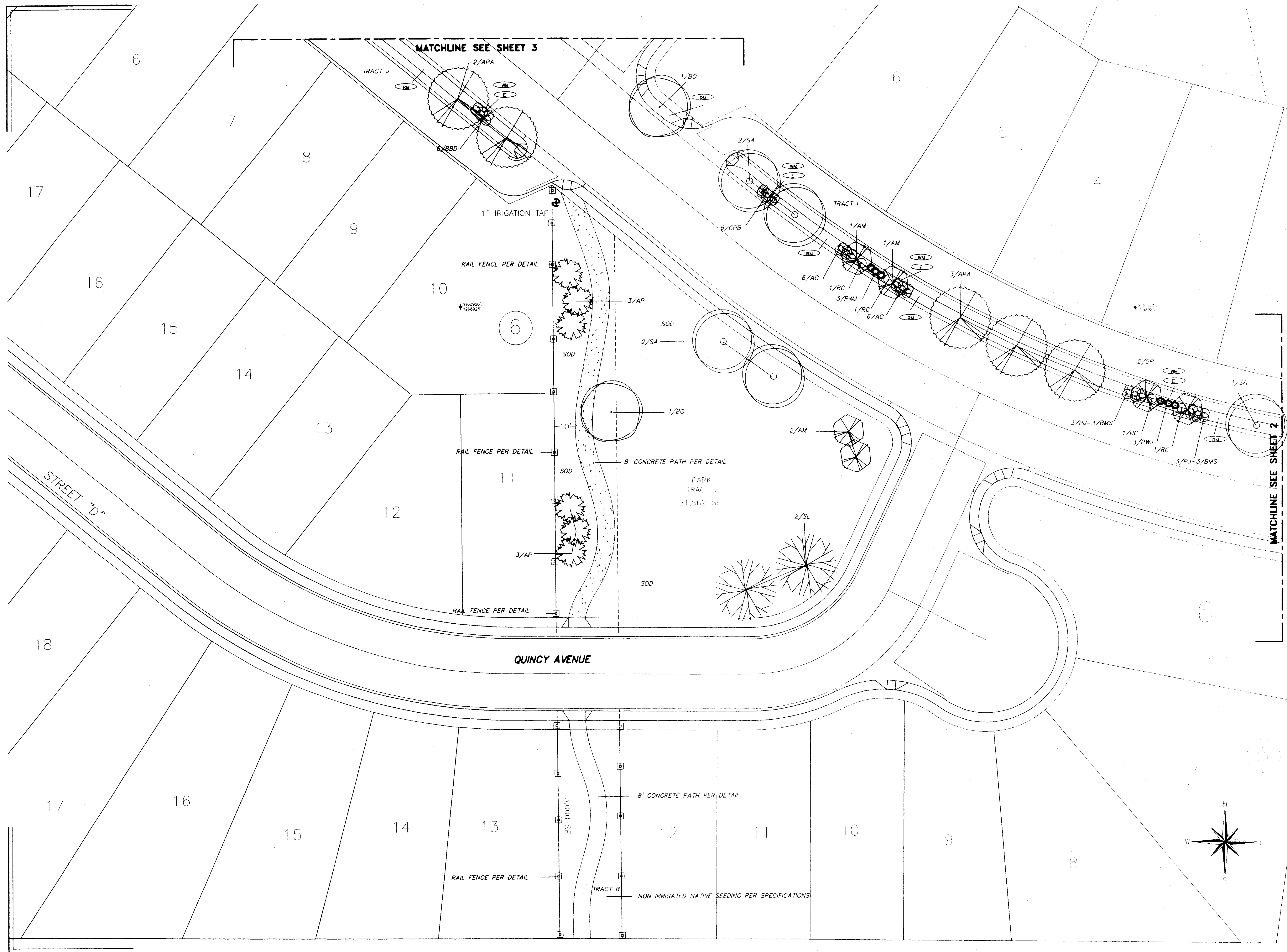
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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: **RIDGECREST FIL-1 SUBDIVISION**
 PREPARED FOR: **U.S. HOME**
 6000 S. GREENWOOD PLAZA BLDG.
 SUITE 200
 ENGLEWOOD, CO. 80111

SHEET No.
L1 of 8

PLAN No.
98059



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROM850@AOL.COM

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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: **RIDGECREST FIL 1 SUBDIVISION**
PREPARED FOR: **U.S. HOME**
600 S. GREENWOOD PLAZA BLDG.
SUITE 300
ENGLEWOOD, CO. 80111
303-799-0100
303-799-0715 FAX

SHEET No.
L2 of 8

PLAN No.
98059



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL BROM850@AOL.COM

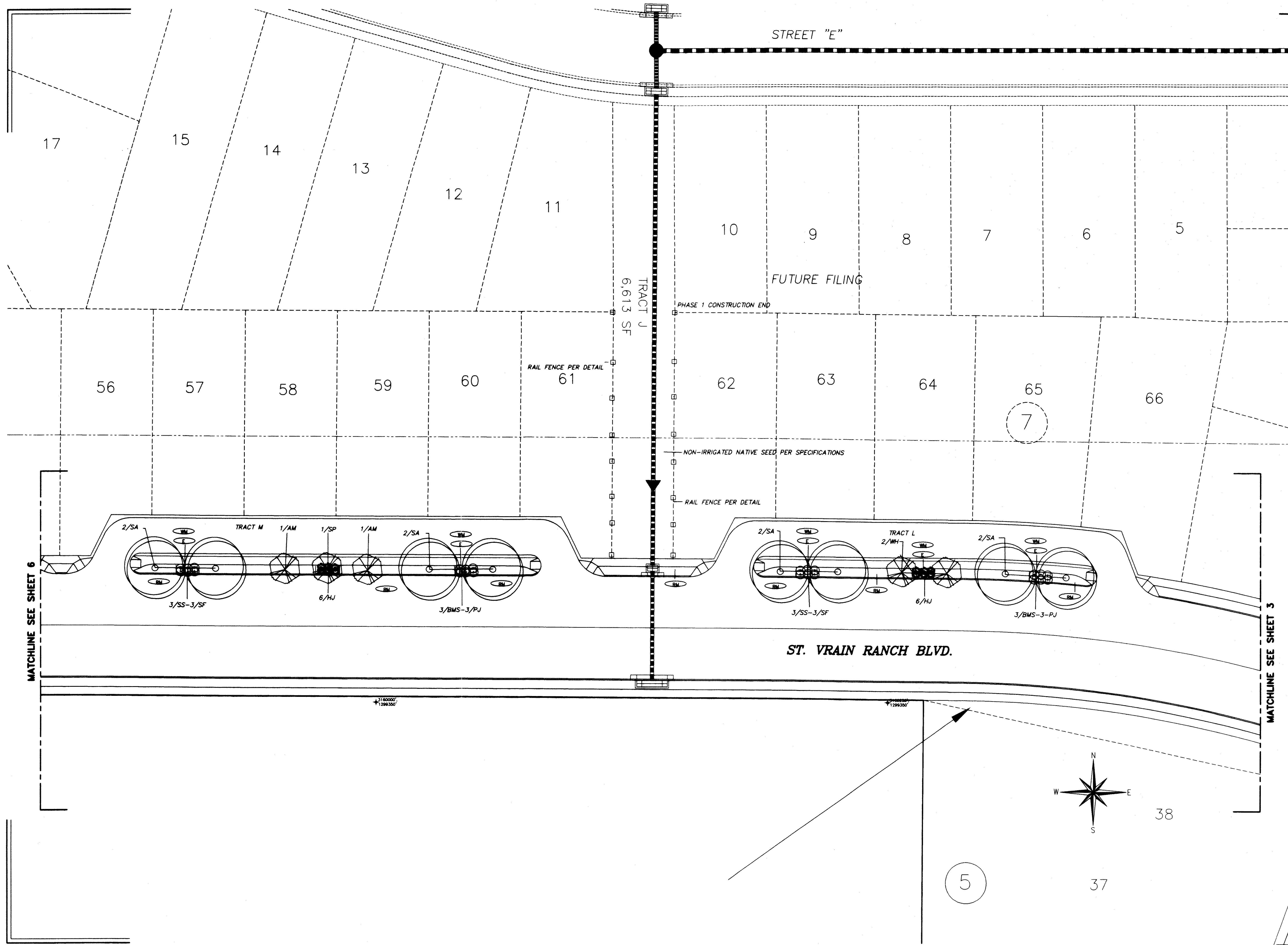
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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: **RIDGECREST FIL #1 SUBDIVISION**
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLDG.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-0100
303-779-0715 FAX

SHEET No.
L3 OF 8

PLAN No.
98059



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROMB50@AOL.COM

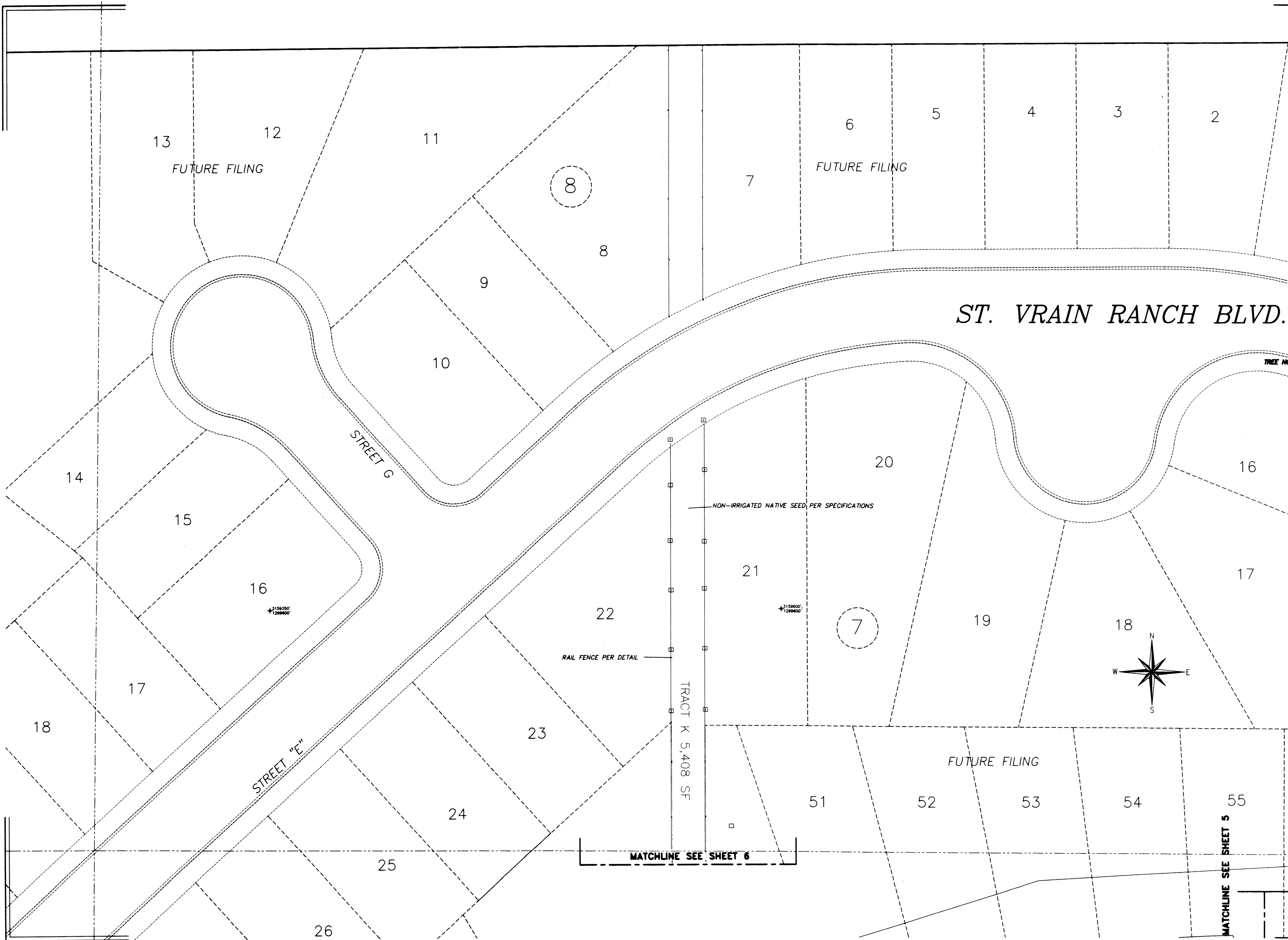
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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: **RIDGECREST FIL 1 SUBDIVISION**
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
L4 of 8

PLAN No.
98059



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

B ROMFIELD
&
A SSOC.
 102 INVERNESS TERRACE EAST
 ENGLEWOOD, CO. 80112
 (303) 792-2621
 (303) 792-2629 FACSIMILE
 E-MAIL: BROMBSO@AOL.COM

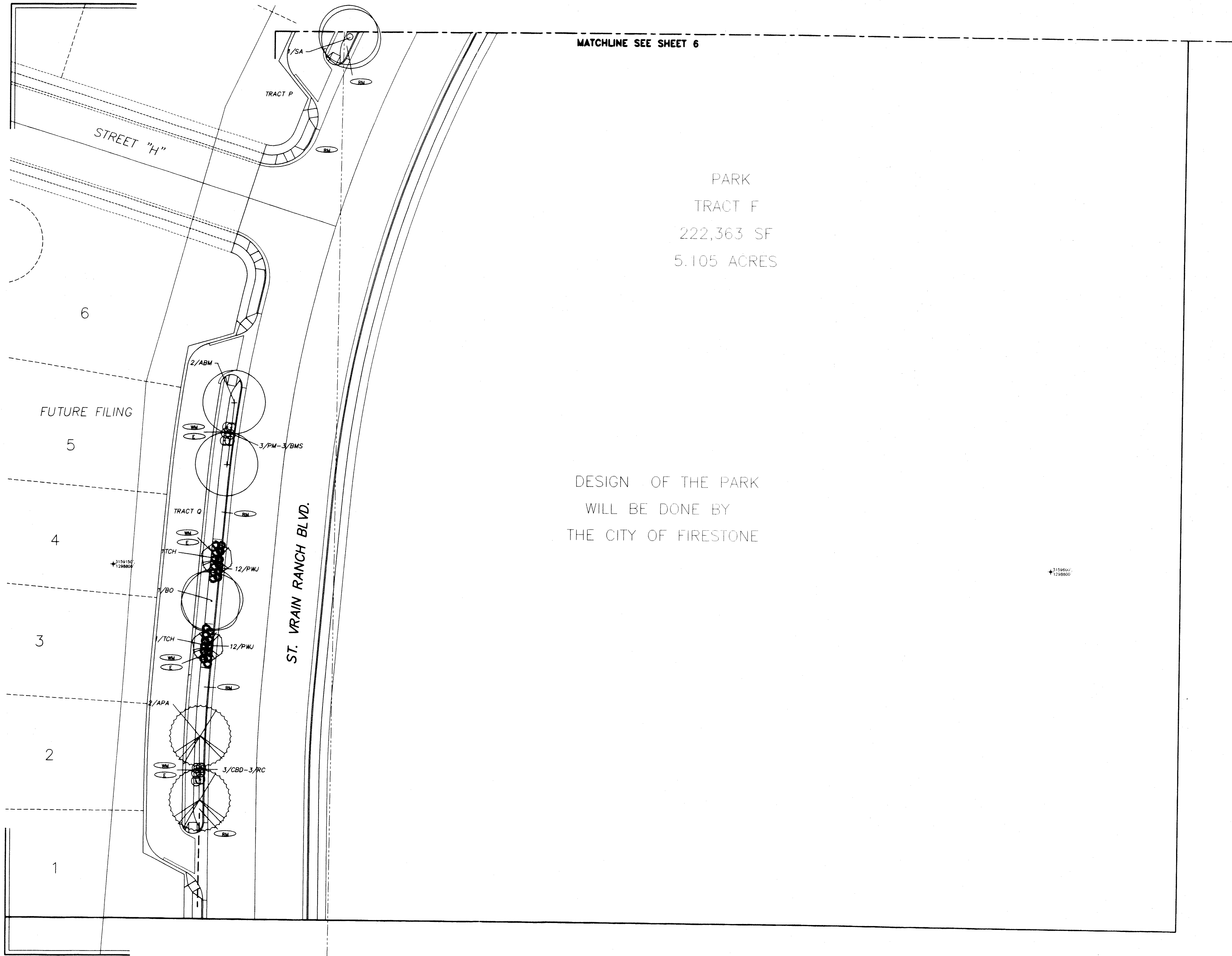
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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: RIDGECREST FIL 1 SUBDIVISION
PREPARED FOR: U.S. HOME
 6000 S. GREENWOOD PLAZA BLVD.
 SUITE 200
 ENGLEWOOD, CO. 80111
 303-799-4100
 303-799-0715 FAX

SHEET No.
L5 of 8

PLAN No.
98059



MATCHLINE SEE SHEET 6

PARK
TRACT F
222,363 SF
5.105 ACRES

DESIGN OF THE PARK
WILL BE DONE BY
THE CITY OF FIRESTONE

DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROM850@AOL.COM

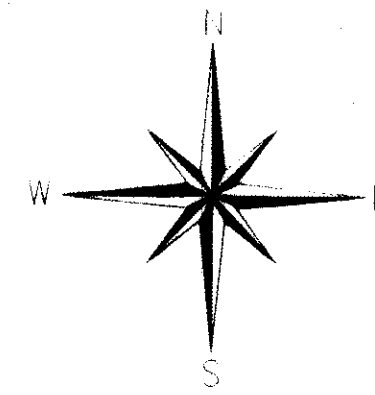
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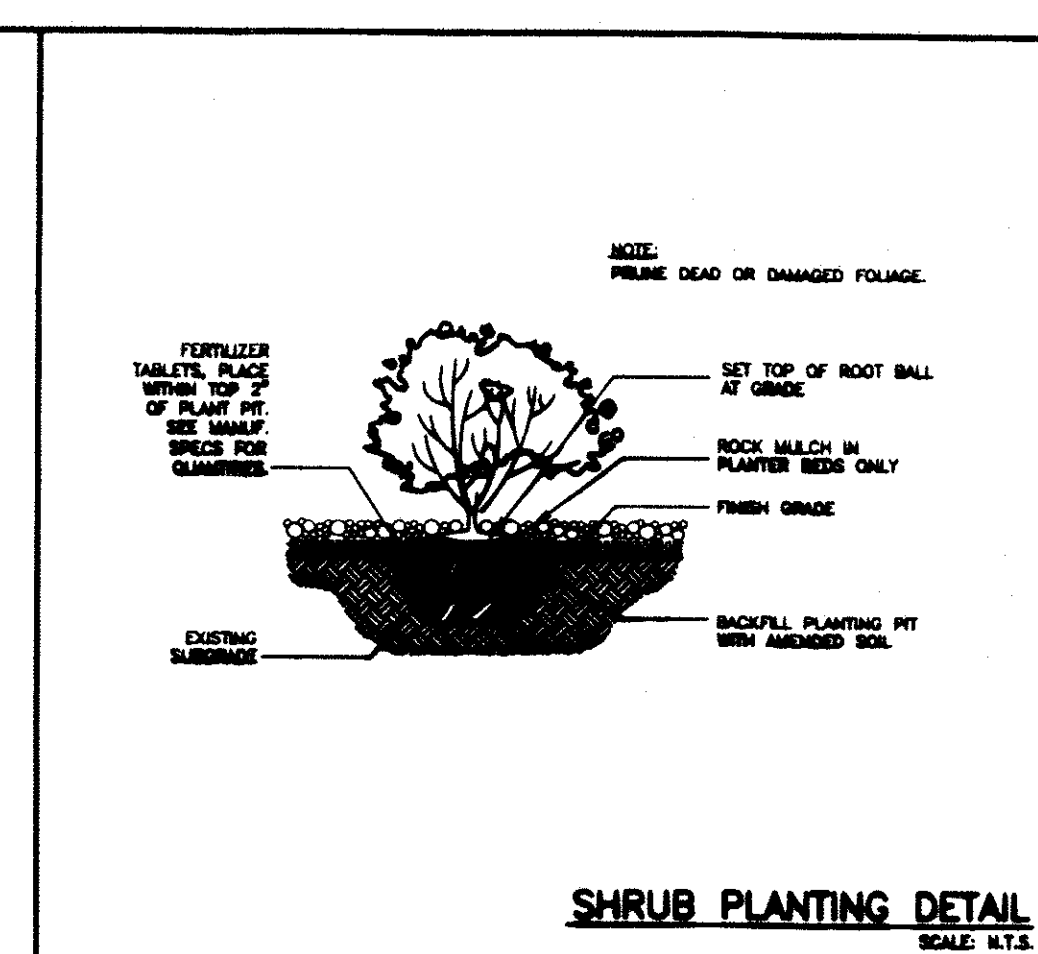
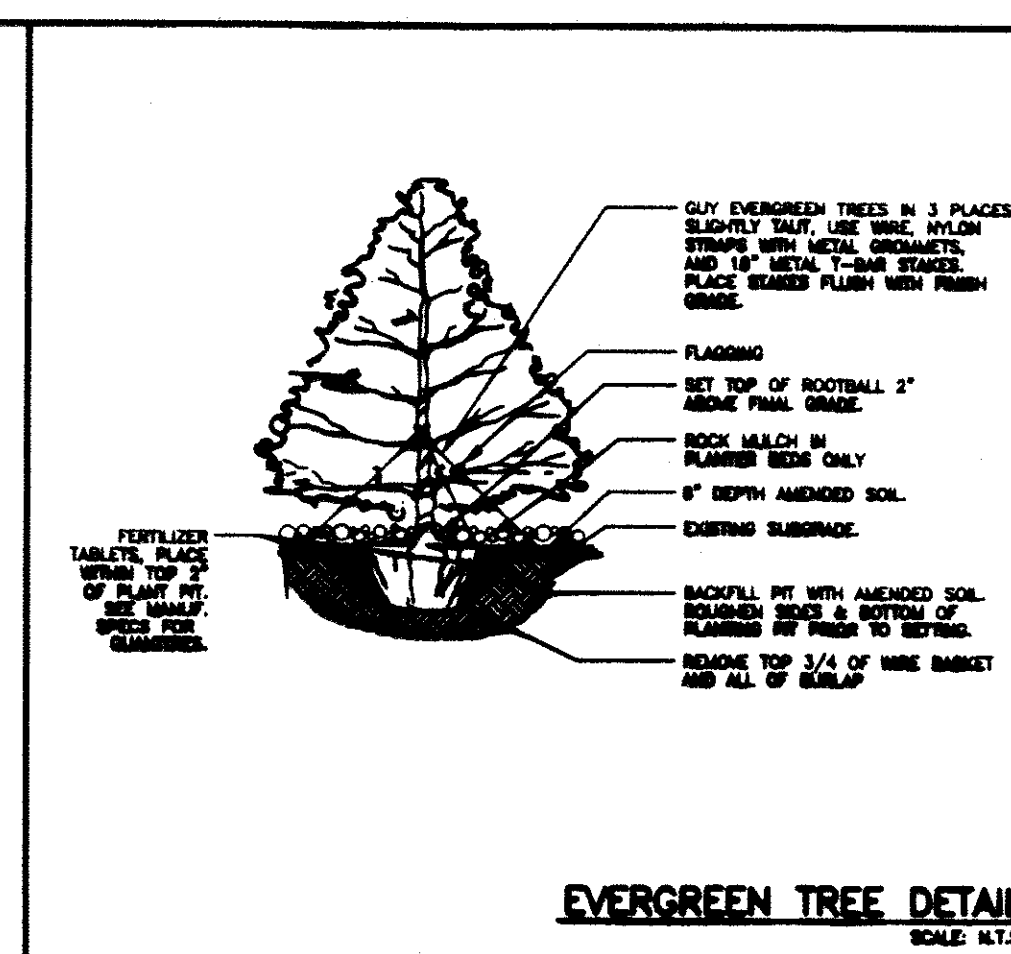
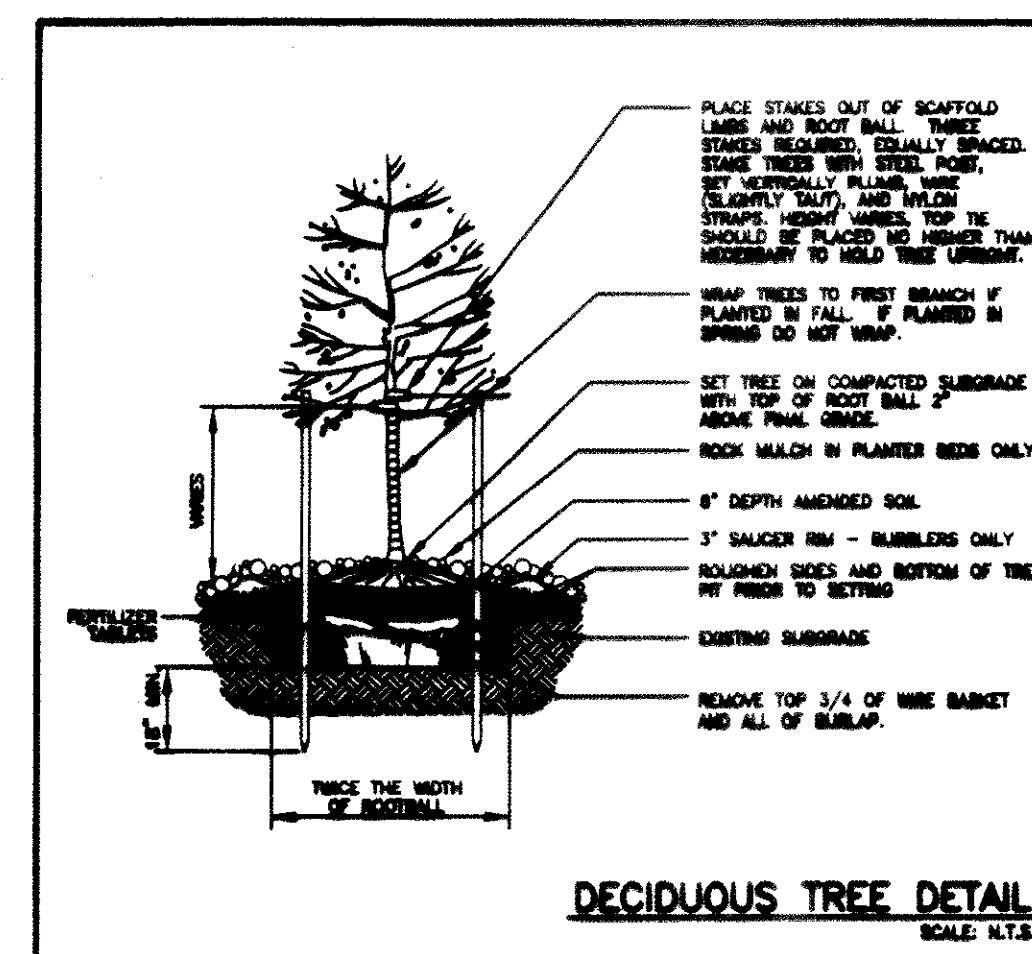
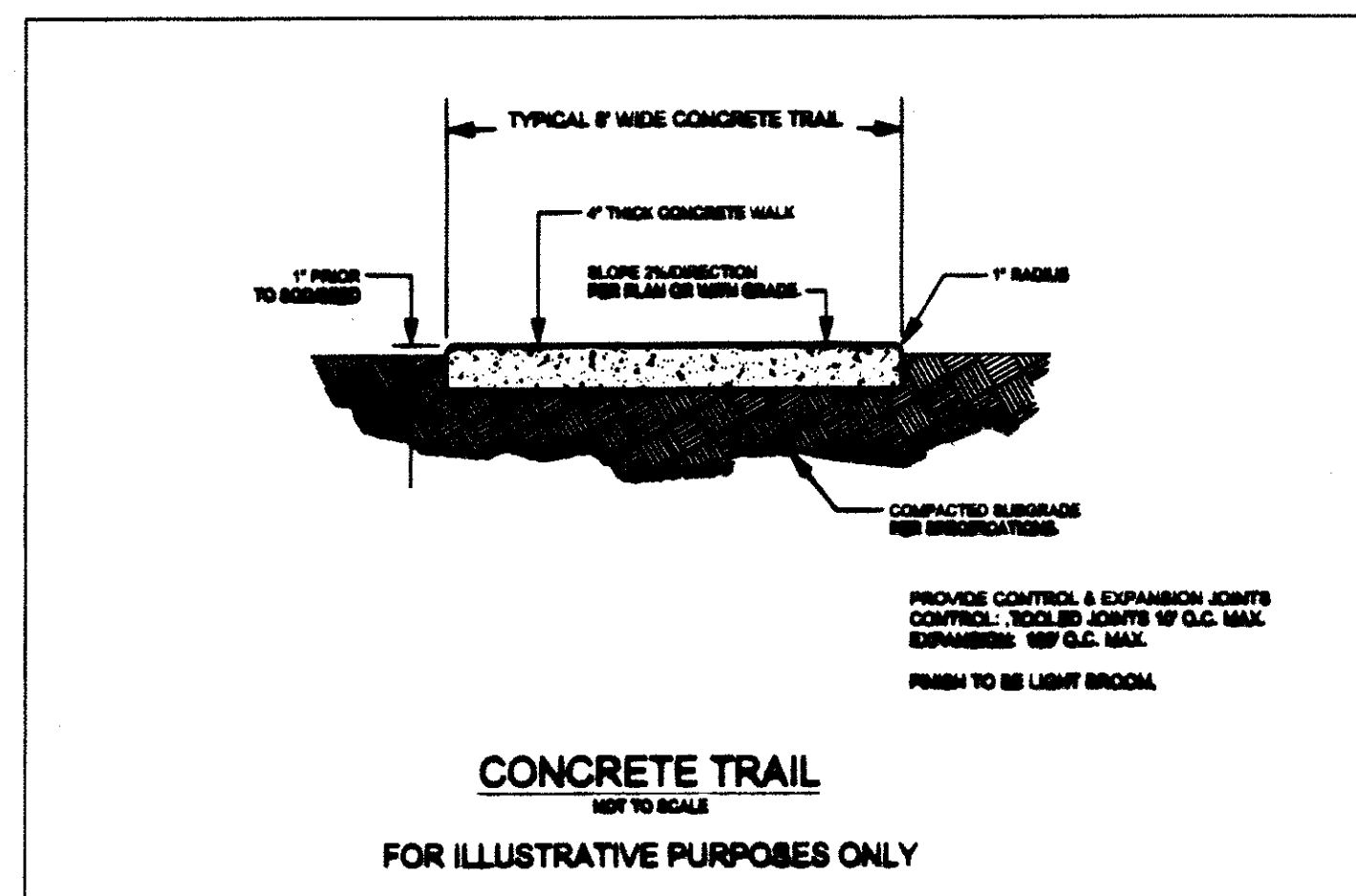
JOB: RIDGECREST FIL 1 SUBDIVISION
PREPARED FOR: U.S. HOME
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
L7 of 8

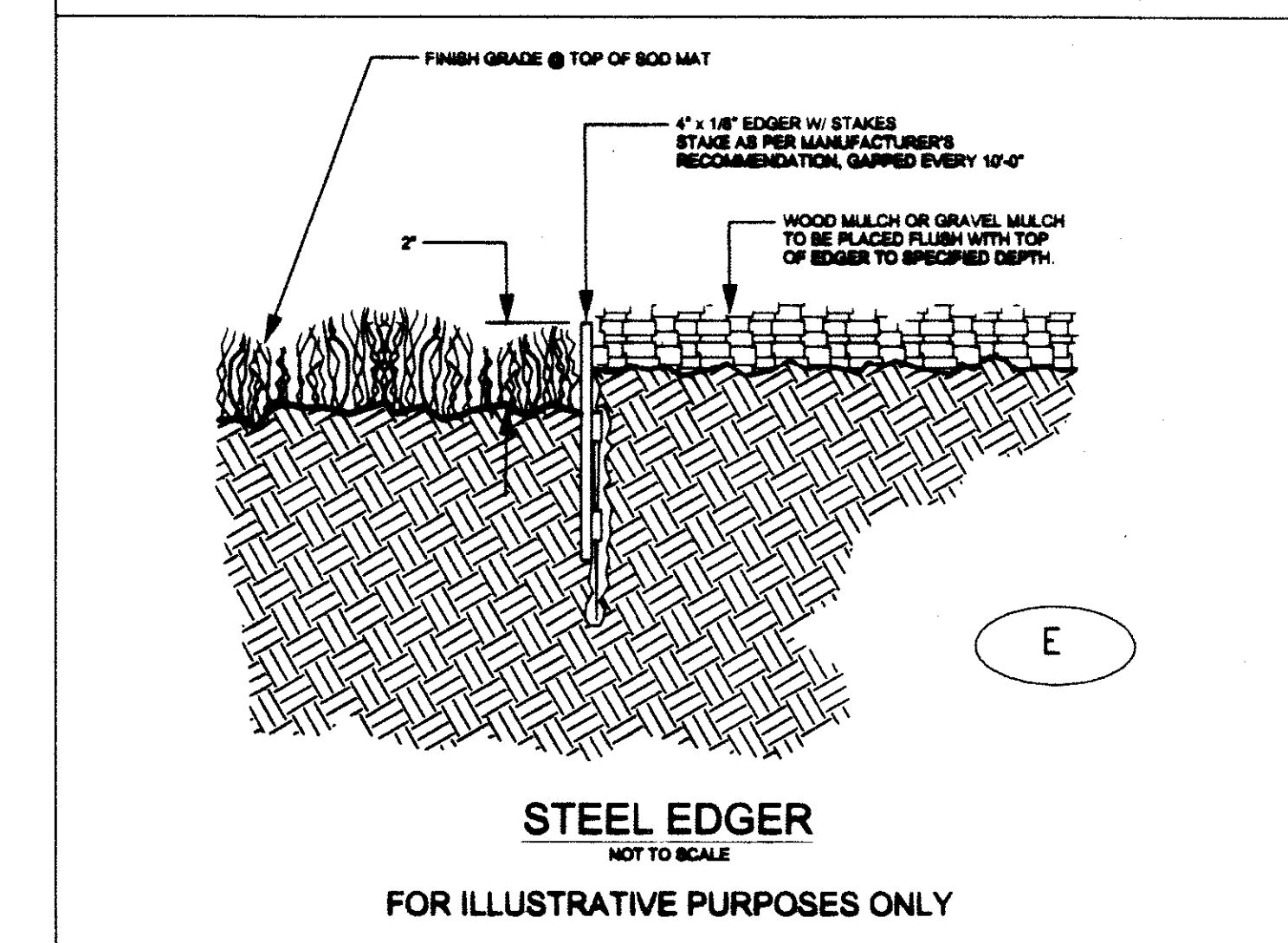
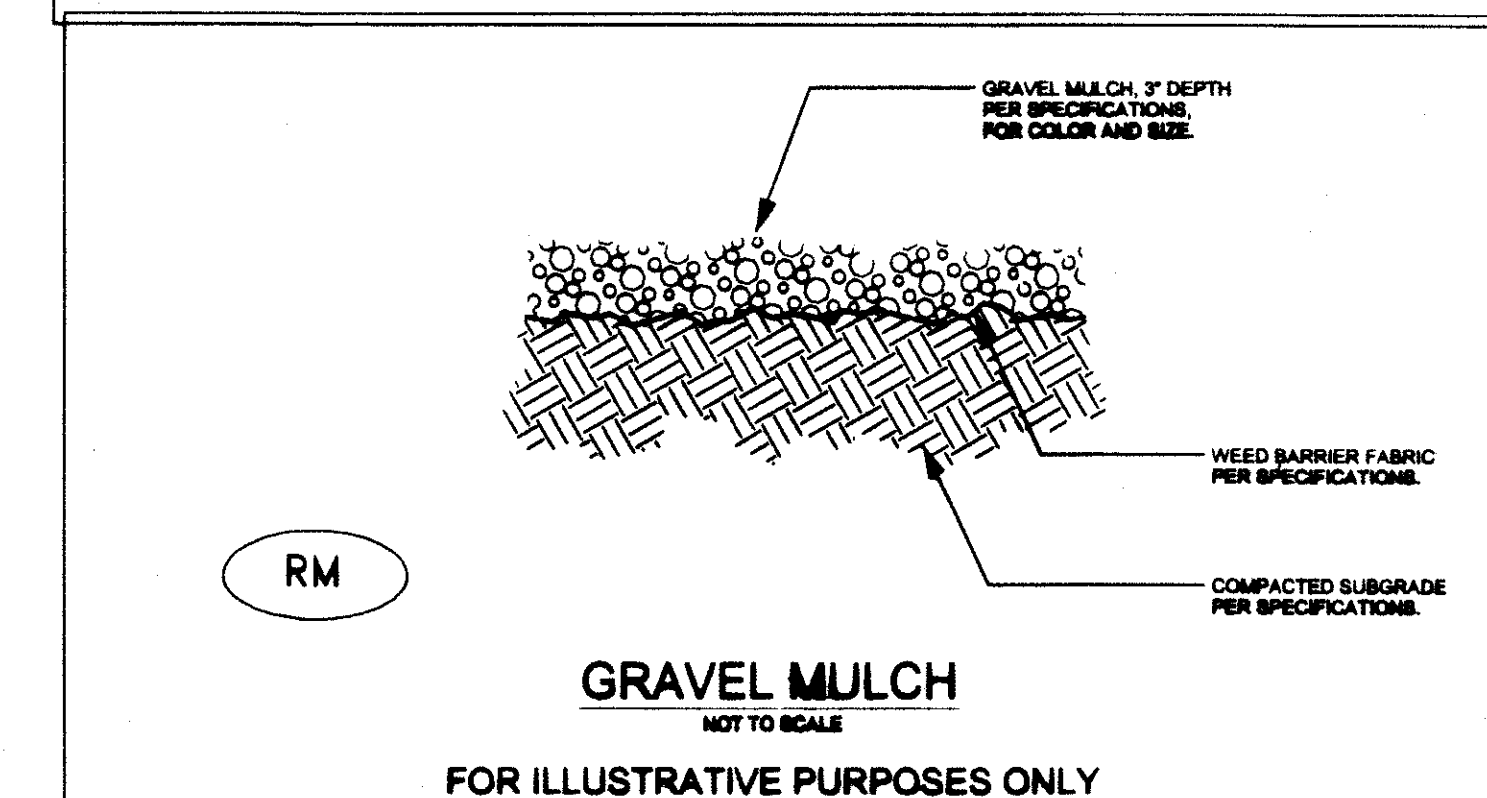
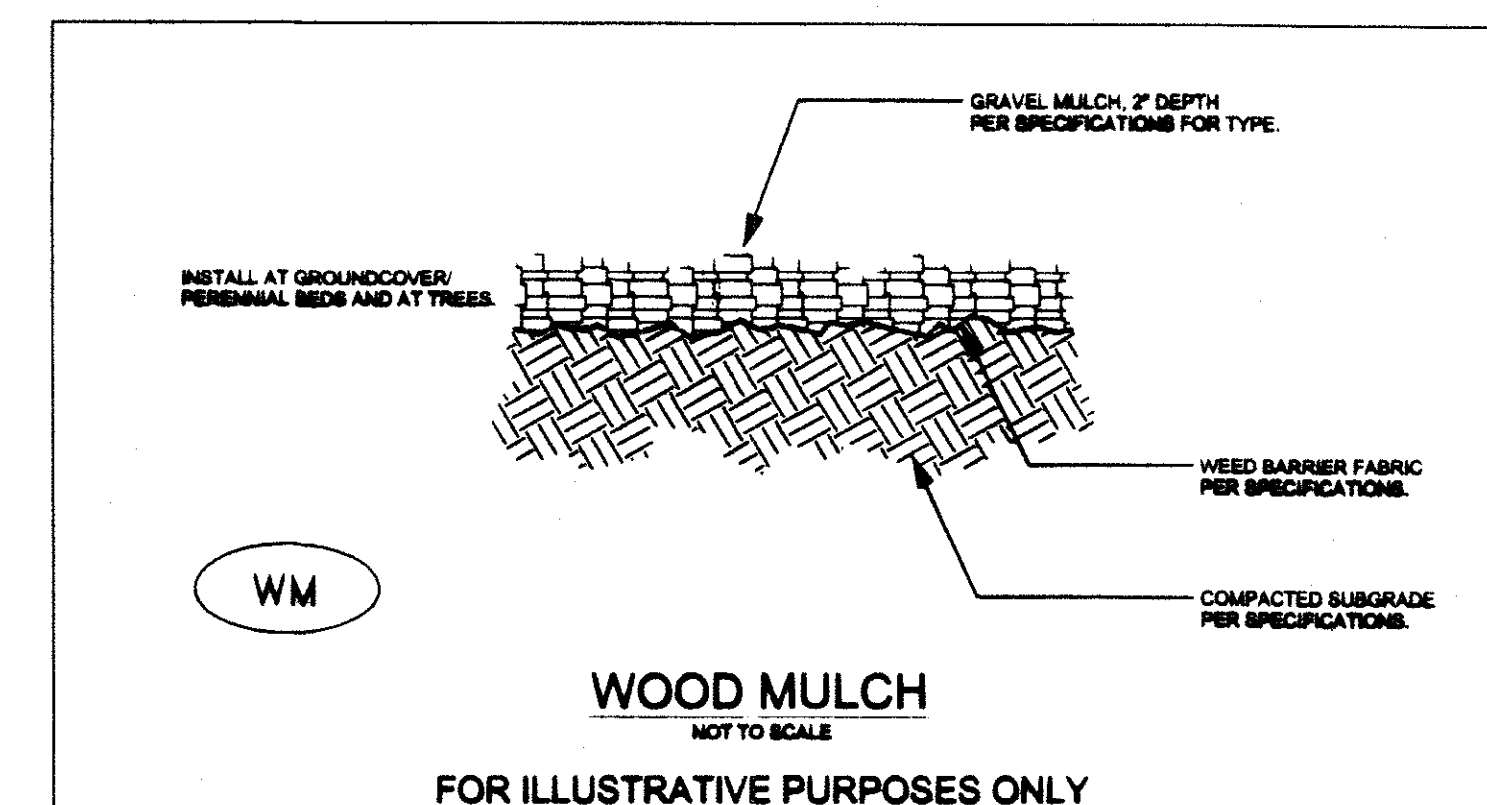
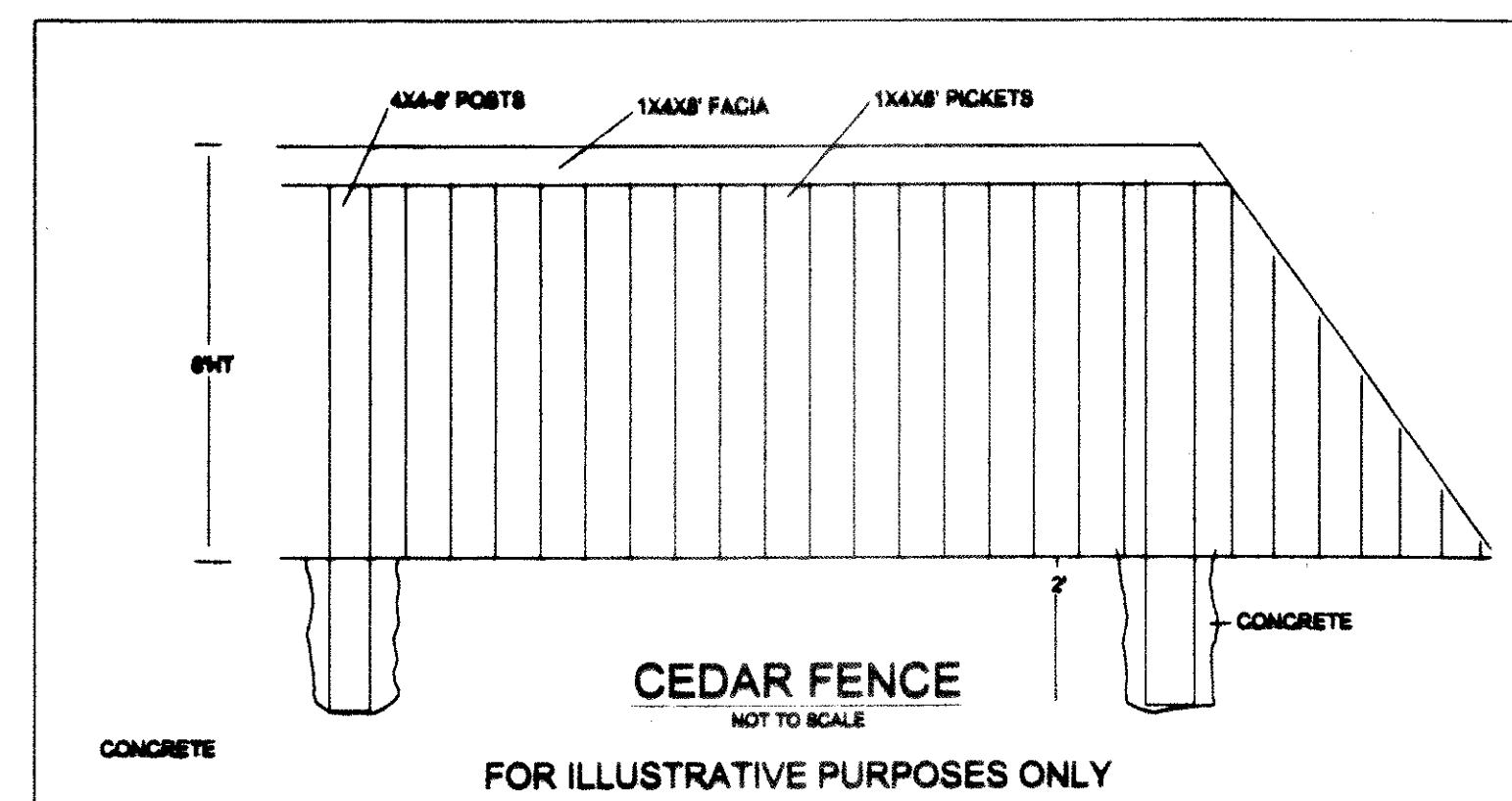
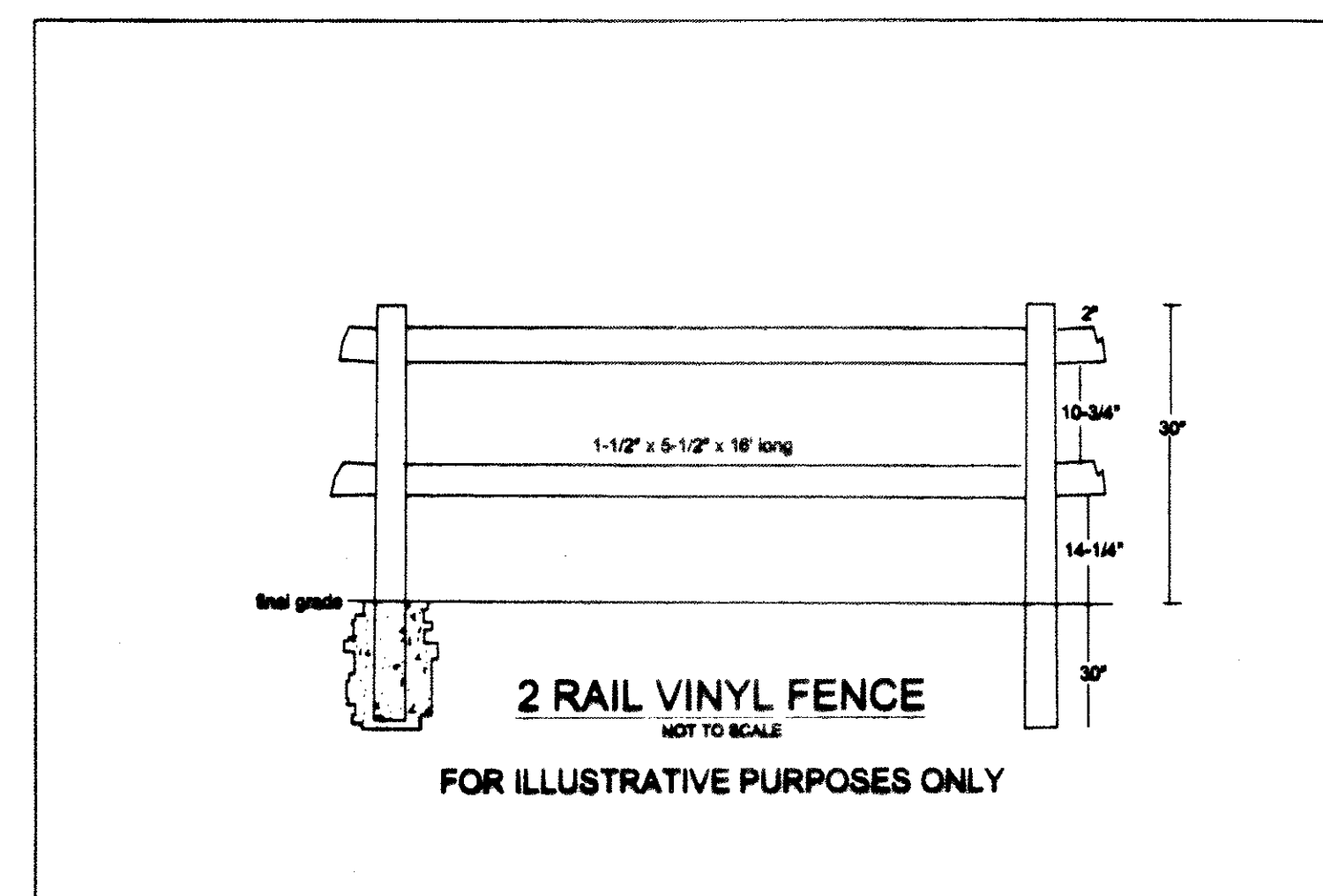
PLAN No.
98059



UNRECORDED COPY



KEY	COMMON NAME	BOTANICAL NAME	SIZE
CS	COLORADO SPRUCE	PICEA PUNGENS	8' B&B
AP	AUSTRIAN PINE	PINUS NIGRA	8' B&B
ABM	AUTUMN BLAZE MAPLE	MAPLE ACER SPP.	2" B&B
SA	SUMMIT ASH	FRAXINUS SPP.	2" B&B
APA	AUTUMN PURPLE ASH	ASH FRAXINUS SPP.	2" B&B
BO	BURR OAK	QUERCUS SPP.	2" B&B
SL	SHADEMASTER LOCUST	GLEDITSIA TRIACANTHOS V	2" B&B
SP	STONEHILL PEAR	PYRUS CALLERYANA	1.5" B&B
AM	AMUR MAPLE	A. GINNALA	1.5" B&B
TCH	THORNLESS HAWTHORN	COCKSPUR CRATAEGUS SP	1.5" B&B
RH	RUSSIAN HAWTHORN	CRATAEGUS SPP.	1.5" B&B
WH	WASHINGTON HAWTHORN	CRATAEGUS SPP.	1.5" B&B
BJ	BROADMOOR JUNIPER	JUNIPERUS HORIZONTALIS	5 GAL
HJ	HUGHES JUNIPER	JUNIPERUS HORIZONTALIS	5 GAL
PWJ	PRINCE OF WALES	JUNIPERUS HORIZONTALIS	5 GAL
OJ	OLD GOLD JUNIPER	JUNIPERUS CHINENSIS	5 GAL
DN	DWARF NINEBARK	PHYSOCARPUS OPUL.	5 GAL
B&D	DWARF BURNING BUSH	EUCONUMUS ALATUS	5 GAL
RS	RUSSIAN SAGE	PER OVSKIA ATRIPICIFOLIA	5 GAL
CPB	CRIMSON PYGMY BARBERS	BERBERIS THUNBERGII	5 GAL
SS	SPIREA SNOWMOUND	SPIRAEA SPP.	5 GAL
SP	SPIREA PROBEL	SPIRAEA SPP.	5 GAL
RC	ROCK COTONEASTER	COTONEASTER SPP.	5 GAL
AC	ALPINE CURRYANT	RIBES ALPINUM	5 GAL
PJ	POTENTILLA JACQUANI	POTENTILLA FURTCOSA	5 GAL
PM	POTENTILLA MCKAYS WHITE	POTENTILLA FURTCOSA	5 GAL
BMS	BLUE MIST SPIREA	CARYOPHTERIS Y	5 GAL
GVP	GOLDEN VICARY	LIGUSTRUM Y VICARY	5 GAL
BC	BLACK CHOKERRY	PRUNUS VIRGINIANA	5 GAL
RS	RABBIT BUSH	CHRYSOMALUS VAR.	5 GAL
RTD	RED TANG DOGWOOD	CORNUS SPP.	5 GAL



- GENERAL NOTES:**

1. Entry features will be submitted separately and will adhere to sign ordinance by the Town of Brownstone and all city and state local codes.
2. An automatic irrigation system will be designed to cover all areas of landscape construction.
3. Contractor will adhere to Bromfield and Associates, Inc., and the City of Brownstone standard set of specifications.
4. Maintain 3 foot distance between each fire hydrant and sidewalk/trail surface.
5. All trees will be staked, per specifications.
6. Edger will be installed, per detail.
7. All shrub beds will be mulched with wood fiber 4 inches deep, and all other areas will be 1-1/2" washed river rock 3 inches deep over marifi fabric.
8. Turf will be a variety of bluegrass, per specifications.
9. Refer to Bromfield and Associates, Inc., set of specifications for information not covered under General Notes.
10. Right-of-Way will be seeded with a low-grow prairie mix.
11. All Tracts noted as non-irrigated native seed will be a low grow mixture to be purchased from Arkansas Valley Seed Co.

DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: N.T.S.

DATE: 10/12/98

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EA
ENGLEWOOD, CO. 80112
(303) 792-2621
(303) 792-2629 FACSIMILE
E-MAIL BROM850@AOL.COM

THE IDEAS, DESIGNS AND SPECIFICATIONS REPRESENTED HERE WITHIN ARE AND SHALL REMAIN THE SOLE PROPERTY OF BROMFIELD & ASSOC. NO PART THEREOF SHALL BE USED OR COPIED WITHOUT WRITTEN APPROVAL OF BROMFIELD & ASSOC.

WRITTEN DIMENSIONS TAKE
PRECEDENCE OVER
SCALED DIMENSIONS

JOB: RIDGECREST FIL 1 DETAILS

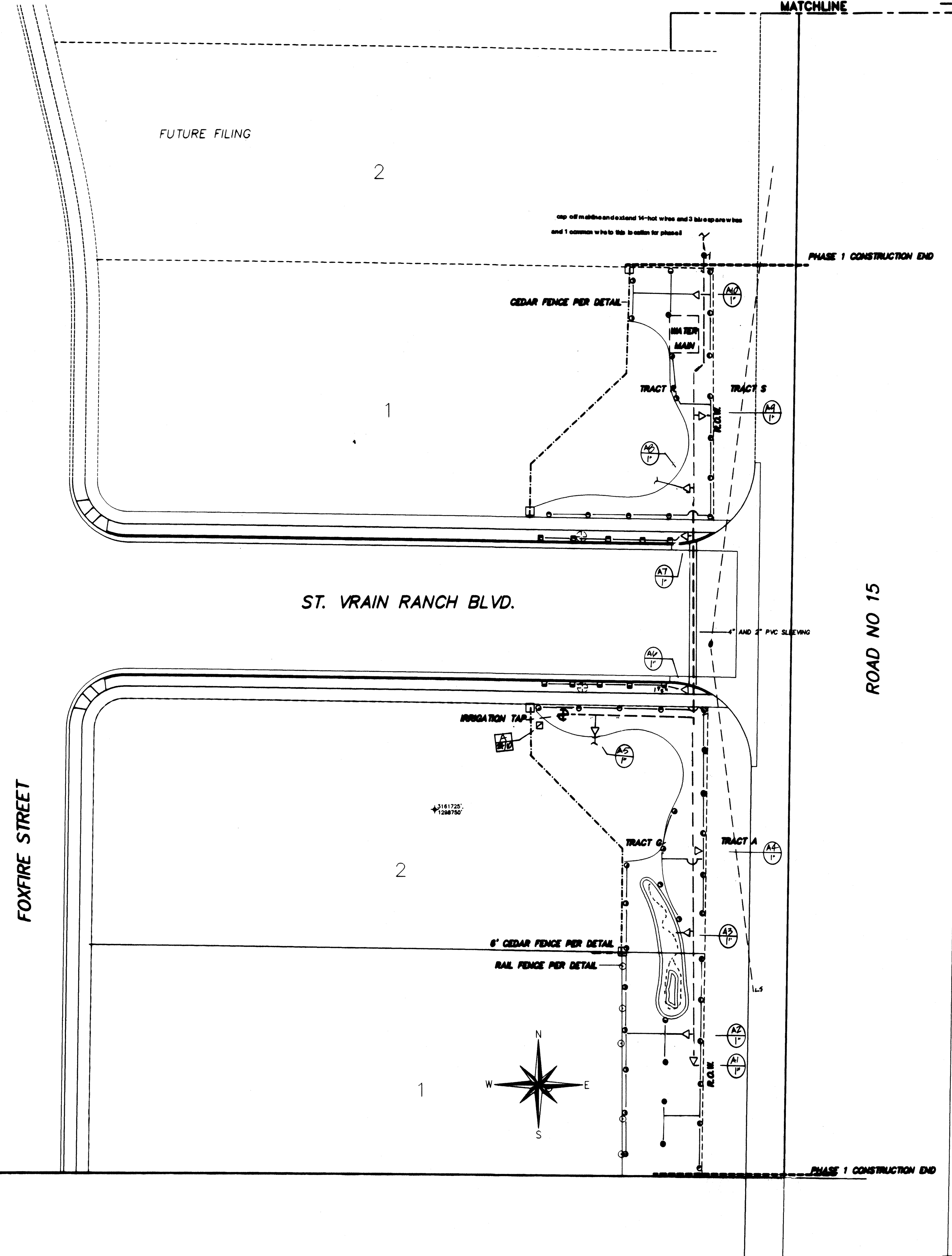
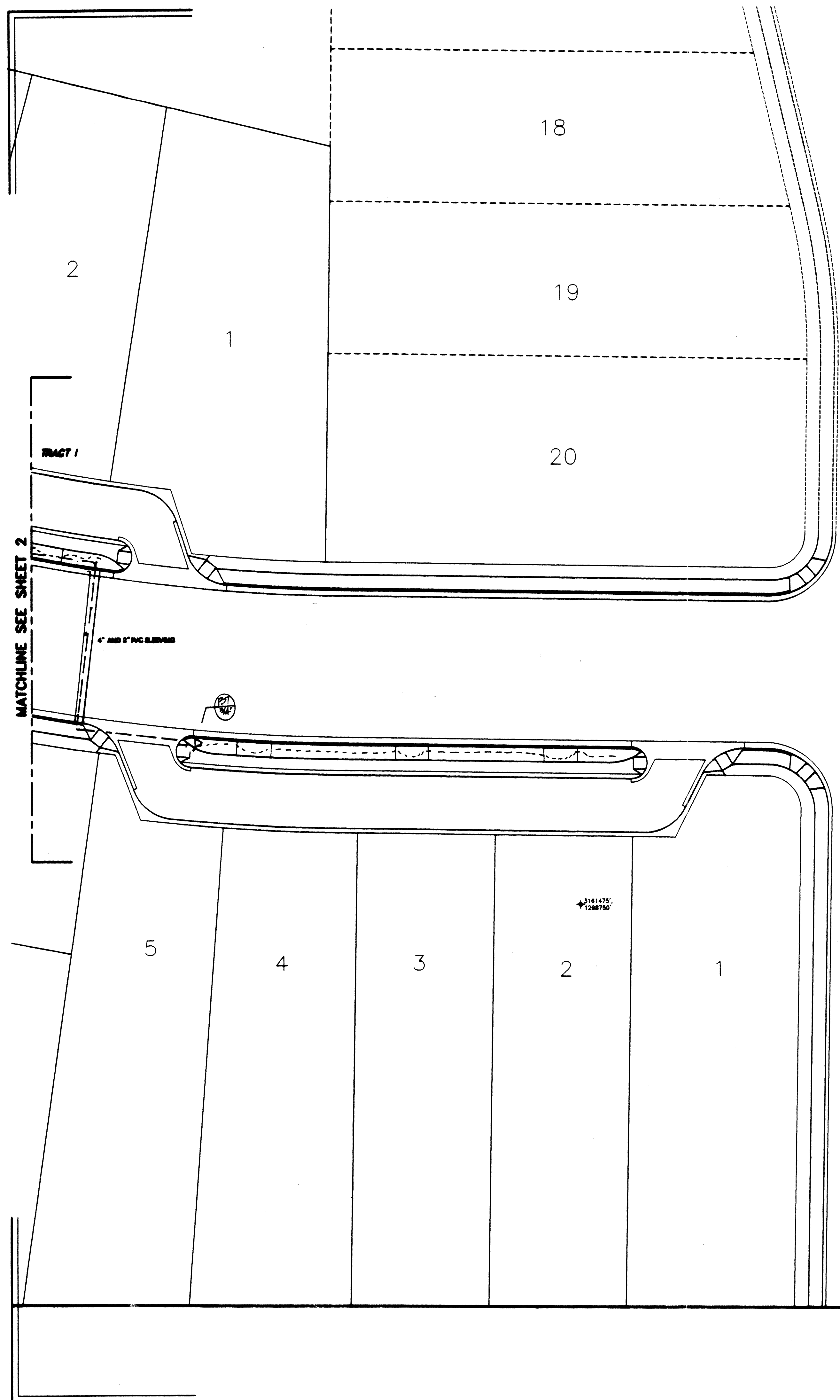
U.S. HOME
6000 S. GREENWOOD PLAZA BLDG.
SUITE 200
303-779-6100

SHEET No.

L8 OF 8

PLAN No.

98050



DATE	REVISIONS
1/28/98	PER LIST

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 11/05/98

BROMFIELD & ASSOC.
 102 INVERNESS TERRACE EAST
 ENGLEWOOD, CO. 80112
 (303) 792-2621
 (303) 792-2629 FACSIMILE
 E-MAIL: BROMBS50@AOL.COM

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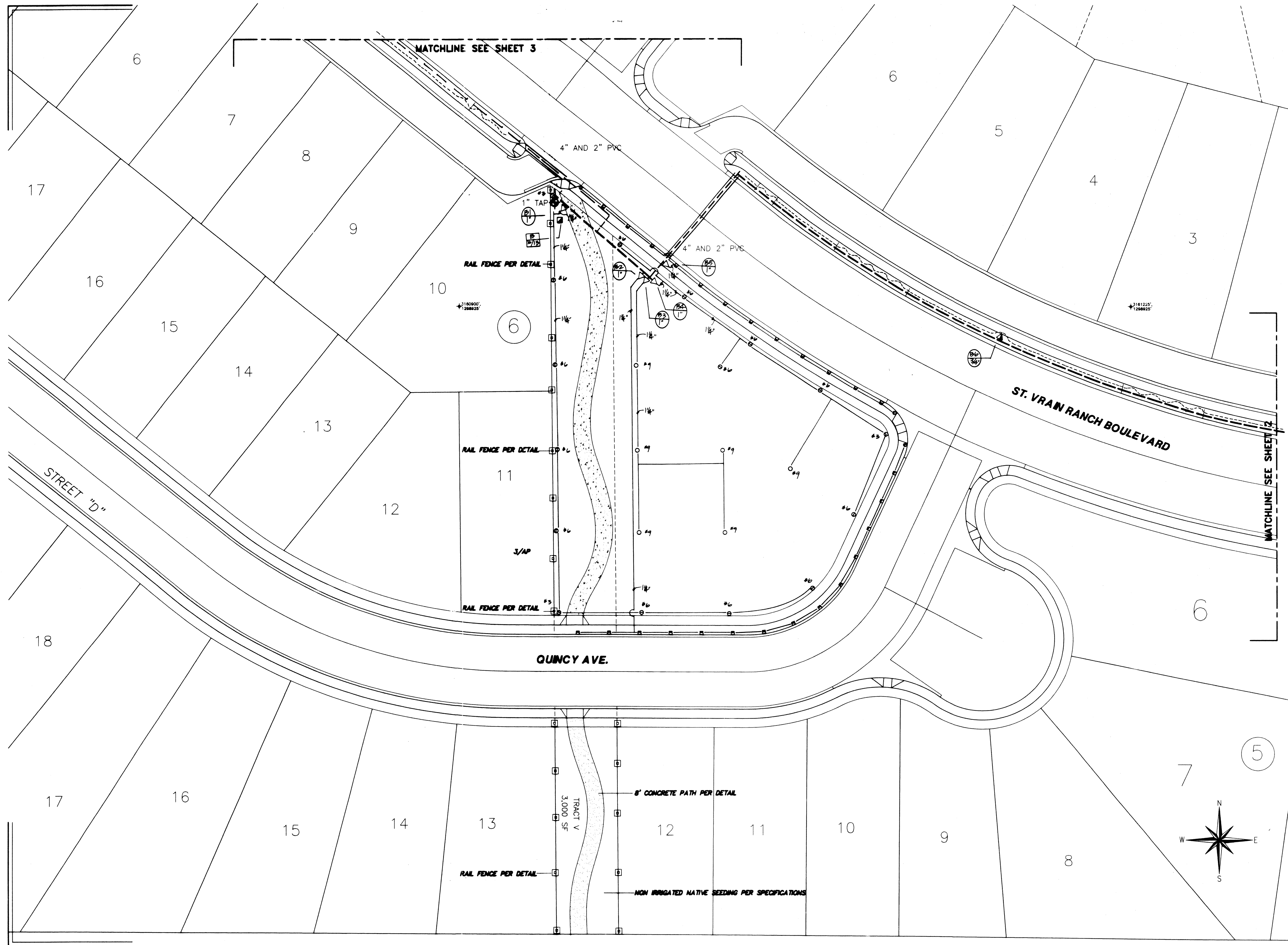
WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: **RIDGECREST FIL-1 SUBDIVISION**
 PREPARED FOR: **U.S. HOME**
 6000 S. GREENWOOD PLAZA BLVD.
 SUITE 200
 ENGLEWOOD, CO. 80111
 303-779-6100
 303-779-0715 FAX

SHEET No.
11 of 8

PLAN No.
98059

UNREPORTED COPY



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL BROM850@AOL.COM

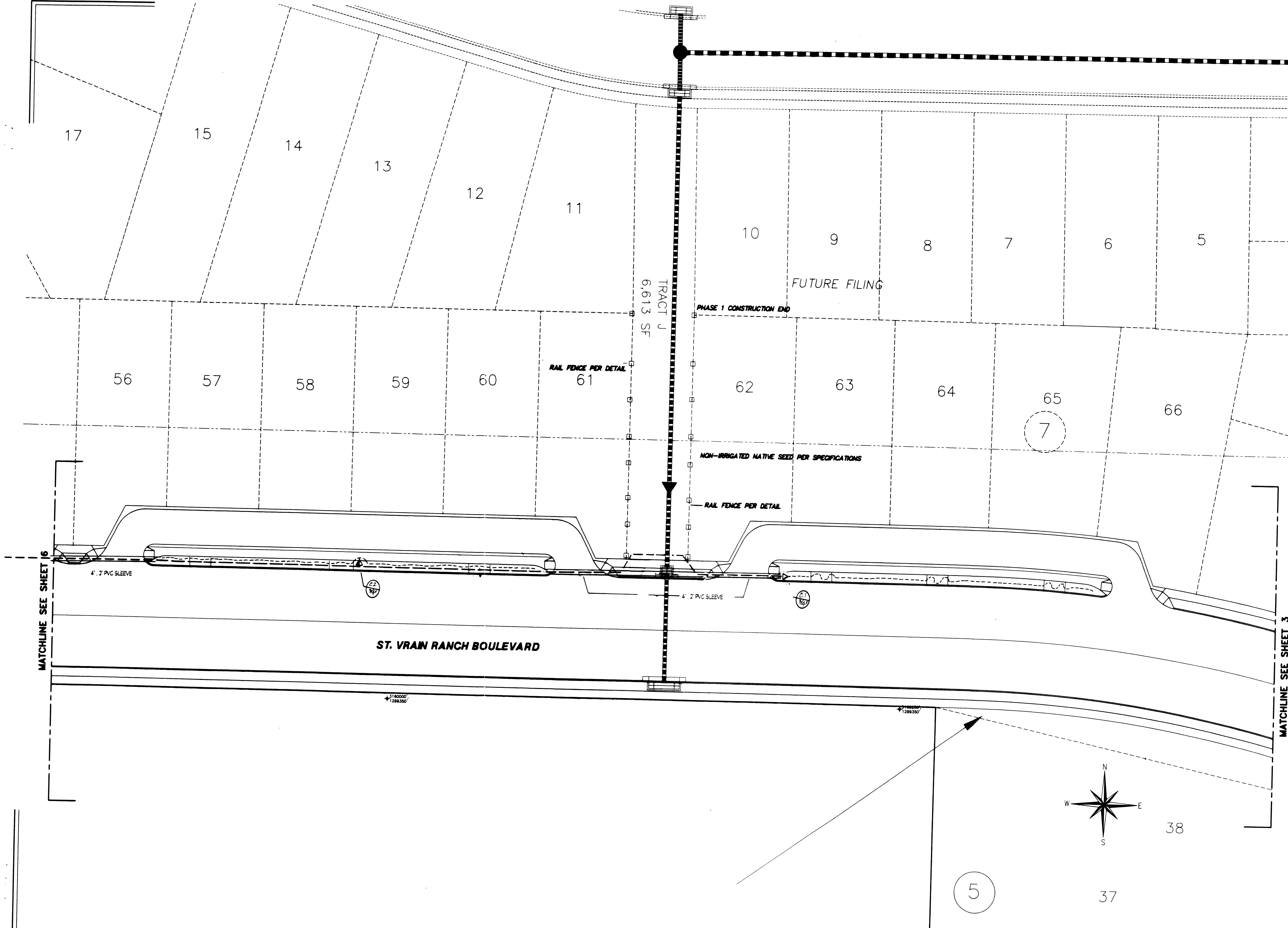
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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: RIDGECREST FIL-1 SUBDIVISION
PREPARED FOR: U.S. HOME
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
12 of 8

PLAN No.
98059



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
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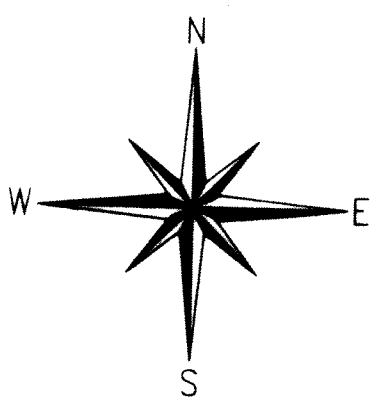
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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

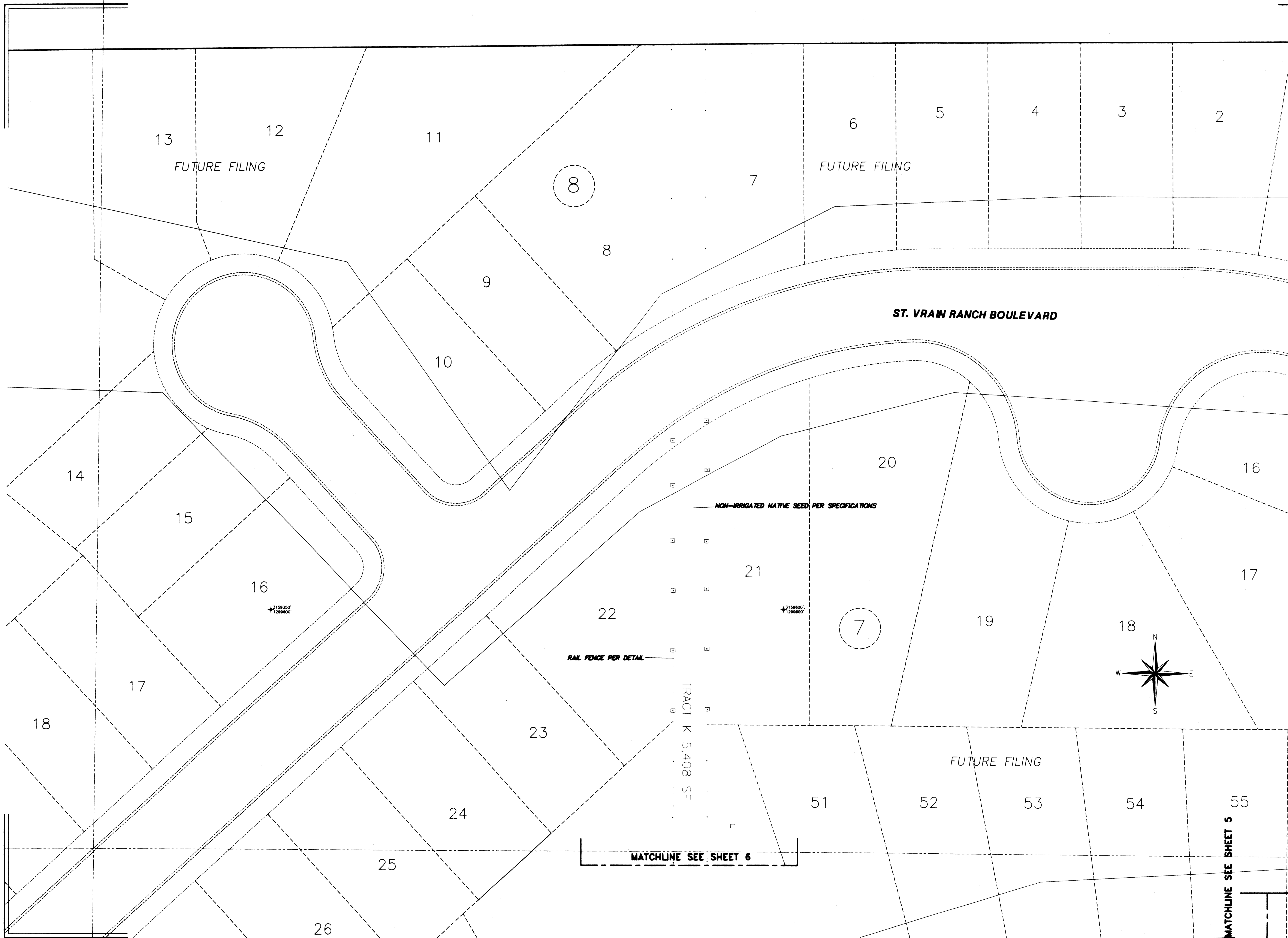
JOB: RIDGECREST FIL 1 SUBDIVISION
PREPARED FOR: U.S. HOME
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
1 4 of 8

PLAN No.
98059



PURPORTED COPY



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

B
ROMFIELD

&

A
SSOC.

102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2829 FACSIMILE
E-MAIL: BROMB50@AOL.COM

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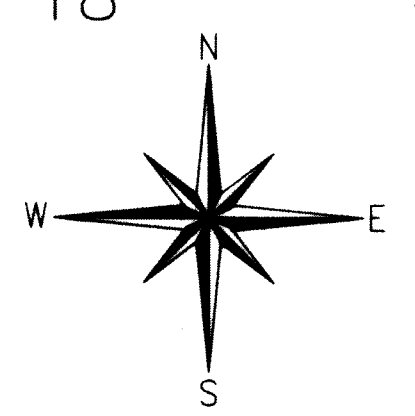
WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

RIDGECREST FIL 1
SUBDIVISION

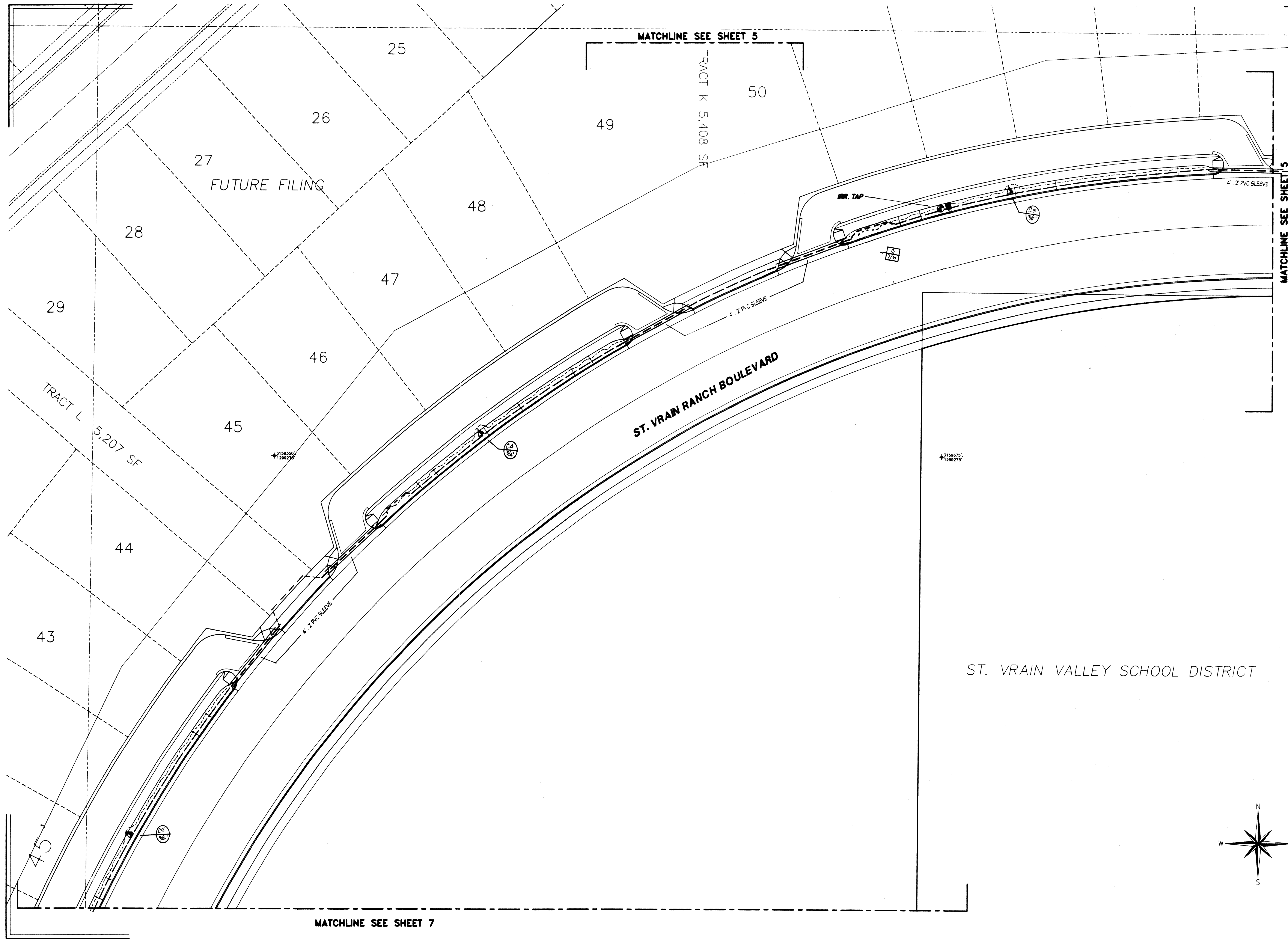
JOB: **PREPARED FOR: U.S. HOME**
600 S. GREENWOOD PLAZA BLVD.
ENGLEWOOD, CO. 80111
303-796-0100
303-796-0715 FAX

SHEET No.
15 of 8

PLAN No.
98059



UNREPORTED COPY



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROM850@AOL.COM

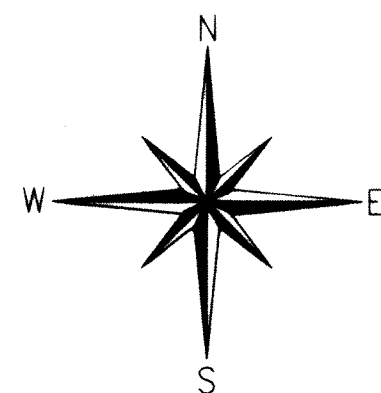
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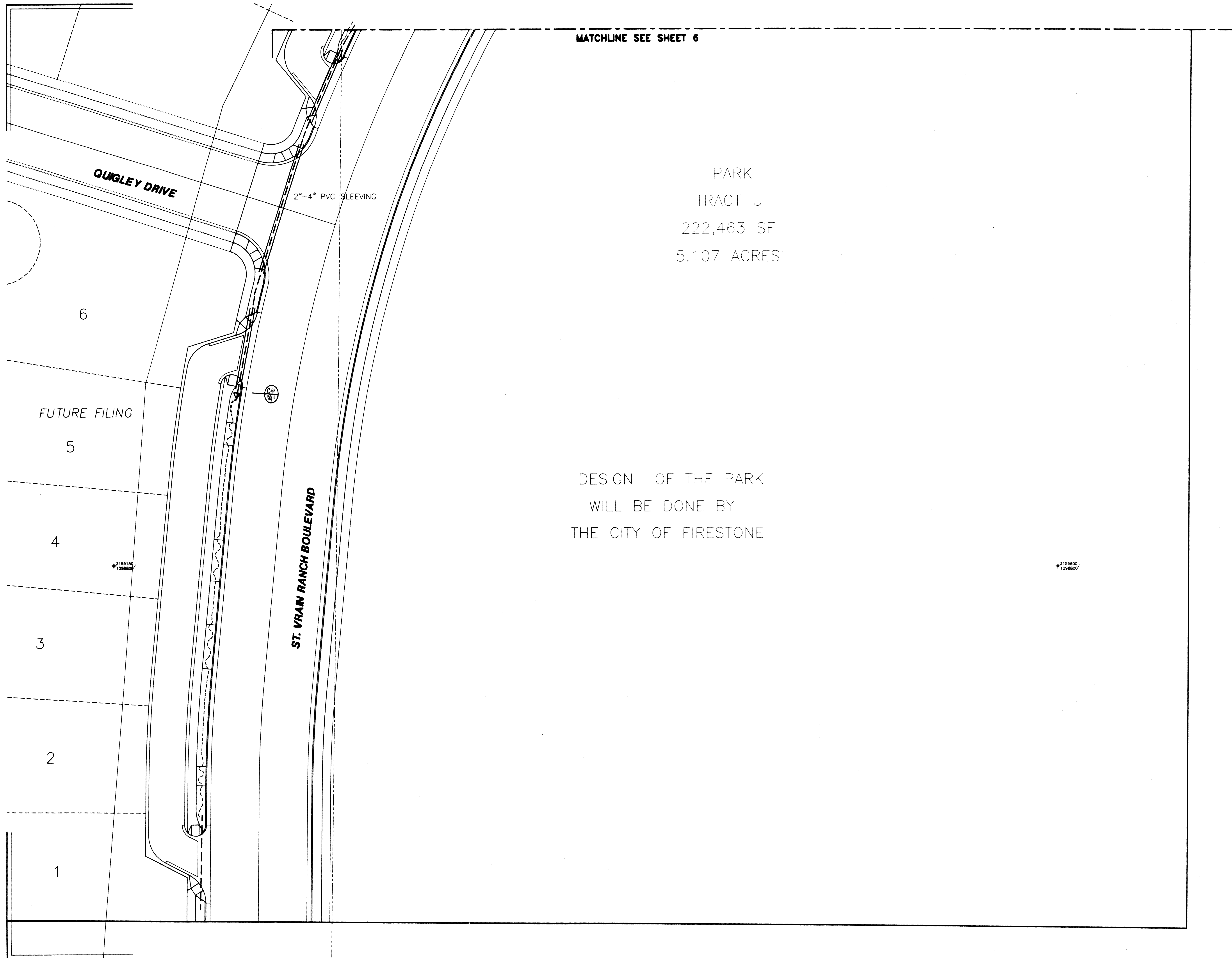
WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: **RIDGECREST FIL 1 SUBDIVISION**
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLVD.
SUITE 300
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
16 of 8

PLAN No.
98059





DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 10/24/98

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2821
(303)792-2829 FACSIMILE
E-MAIL: BROM850@AOL.COM

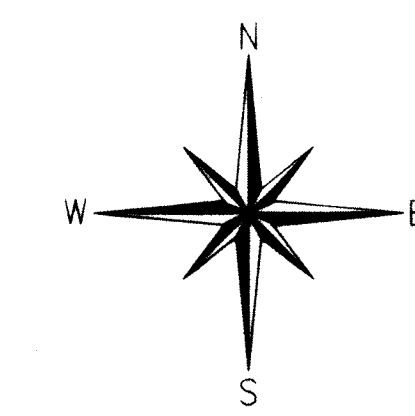
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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: **RIDGECREST FIL 1**
SUBDIVISION
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
17 of 8

PLAN No.
98059



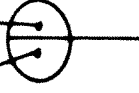
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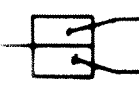
LEGEND

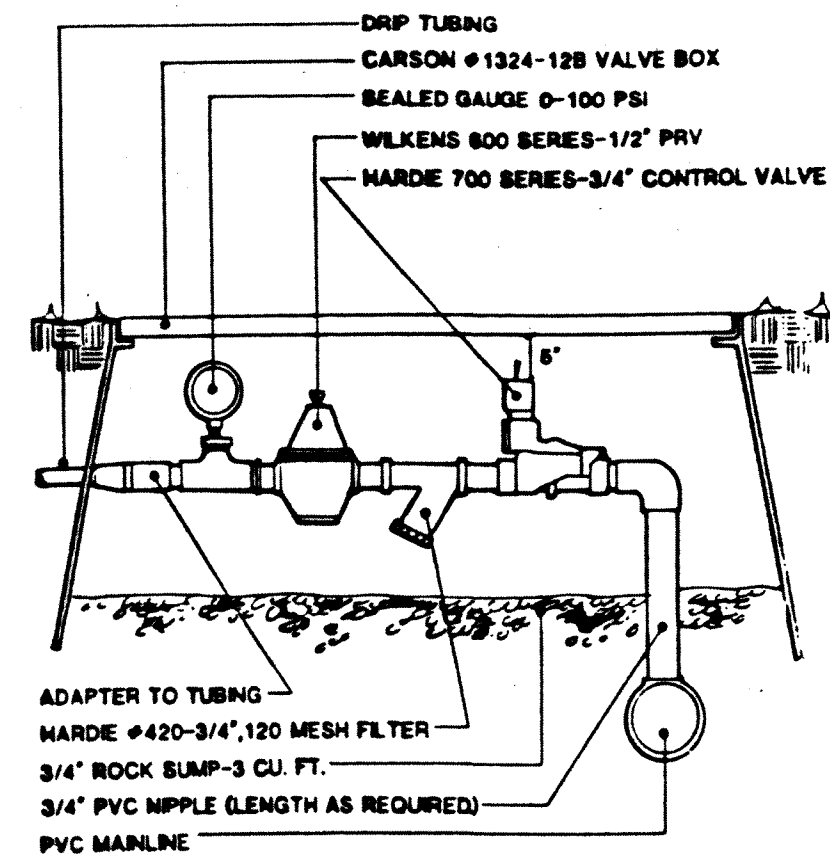
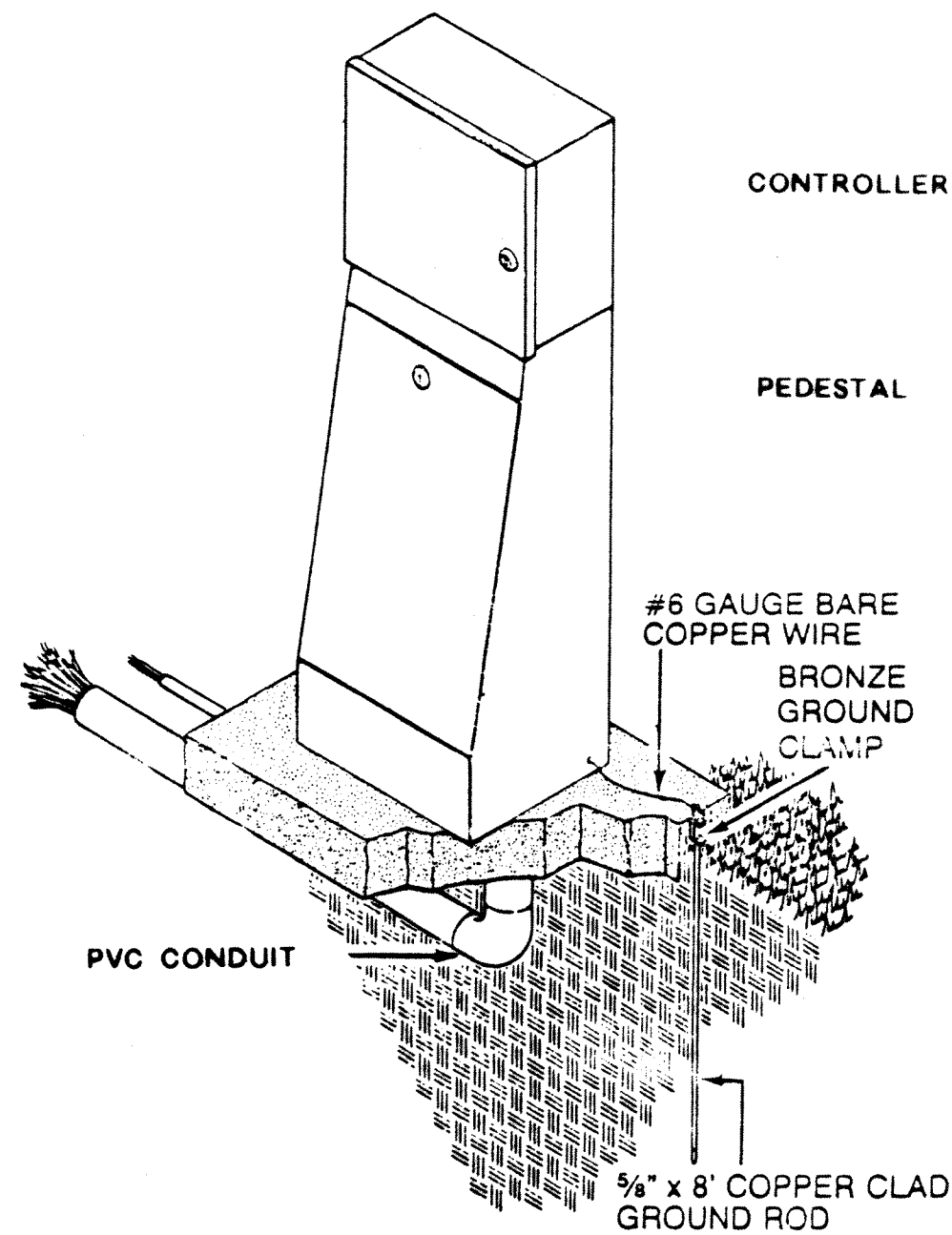
SYMBOL	DESCRIPTION	G.P.M.
1-20-36V-18 3/4" HUNTER G.S. ROTOR -FULL CIR.		5.50
1-20-ADV-18 3/4" HUNTER G.S. ROTOR -HALF CIR.		2.70
1-20-ADV-18 3/4" HUNTER G.S. ROTOR -QTR CIR.		1.70
1804-4" W/15 SERIES NOZ. 1/2" RAINBIRD POP-UP -FULL		4.00
1804-4" W/15 SERIES NOZ. 1/2" RAINBIRD POP-UP -HALF		2.00
1804-4" W/15 SERIES NOZ. 1/2" RAINBIRD POP-UP -QTR		1.00
1804-4" W/15 SERIES NOZ. 1/2" RAINBIRD POP-UP -SST		1.25
XC2-075 3/4" RAINBIRD DRIP ASSEMBLY		
PEB-100 1" RAINBIRD PLASTIC VALVE		
DIAL-7B IRRITROL CONTROLLER		
DIAL-16B IRRITROL CONTROLLER		
DIAL-24B IRRITROL CONTROLLER		
(CONTROLLER TO BE PEDESTAL MOUNT)		
N/S 75K 3/4" MANUAL DRAIN W/ CROSS HANDLES		
44RC 1" RAINBIRD QUICK COUPLER VALVE		
1" STOP-N-WASTE BALL VALVE		
825YA-1" FEBCO RED PRESSURE BACKFLOW		
(SIZE SAME AS MAINLINE) ISOLATION GATE VALVE W/ SQ NUT		
1 1/4" CLASS 200 B.E. PVC (MAINLINE)		
(SIZE AS NOTED) CLASS 200 B.E. PVC (LATERAL LINES)		
" ALL UN-NOTED PIPING TO BE 1" MIN. "		
4" & 2" CLASS 200 B.E. PVC (SLEEVES)		
N/S XB-10 1 GPH RAINBIRD EMITTERS		
3/4" DRIP TUBE (MIN. SIZE)		
(3/4" POLY AS NOTED TO BE FEEDER LINE TO DRIP AREA)		

SYSTEM NOTES

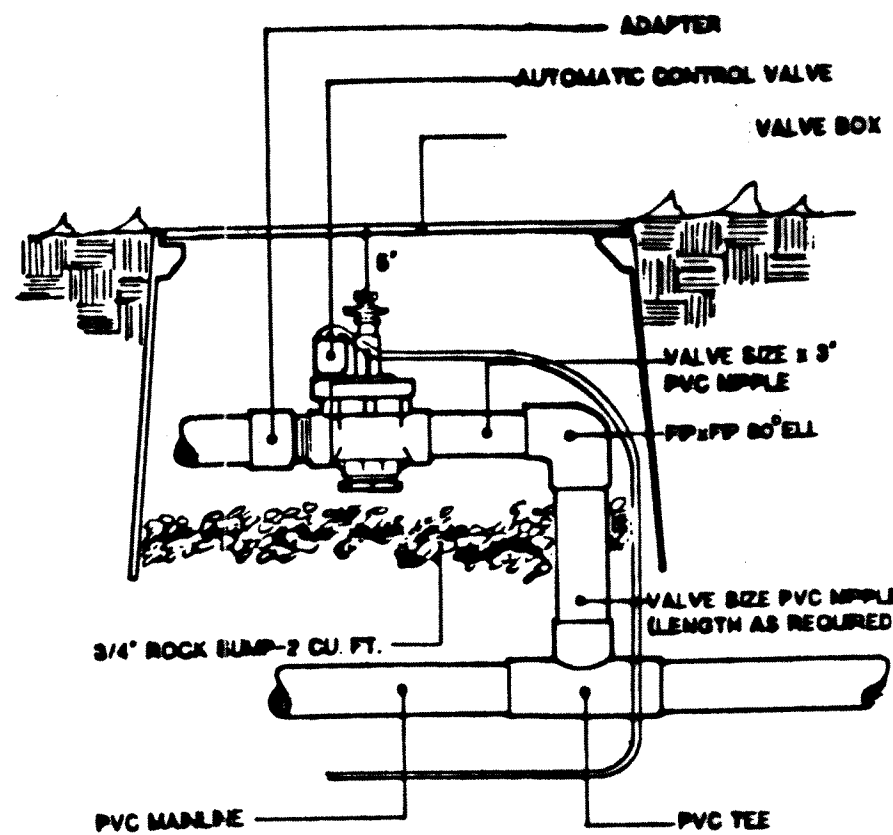
- IRRIGATION DESIGN REQUIREMENTS ARE:
3/4" TAP: 12 GPM MAX. @ 70 PSI MIN.
1" TAP: 24 GPM MAX. @ 70 PSI MIN.
CONTRACTOR TO VERIFY TAP SIZES AND PRESSURE PRIOR TO ANY INSTALLATION.
- IRRIGATION PLAN IS DIAGRAMMATIC ONLY. CONTRACTOR SHALL STAKE-OUT AND VERIFY ALL HEAD LOCATIONS AS PER PLANS BEFORE ANY INSTALLATION. ANY MODIFICATIONS TO BE MADE IN-FIELD BY CONTRACTOR WITH APPROVAL OF OWNERS REP. PRIOR TO INSTALLATION. CONTRACTOR IS RESPONSIBLE FOR FULL COVERAGE OF IRRIGATION SYSTEM TO OBTAIN CONSTRUCTION ACCEPTANCE.
- 3/4" MANUAL DRAIN VALVES TO BE LOCATED AND INSTALLED IN-FIELD BY CONTRACTOR AT ALL LOW POINTS ON PVC MAINLINE. GRADE ALL PIPING TO LOW POINTS TO ASSURE PROPER DRAINAGE. INSTALL DRAIN VALVES ON EACH SIDE OF ALL STREET CROSSINGS.
- INSTALL ALL QUICK COUPLER VALVES ON PVC SWING JOINTS, ROTORS, POP-UP SPRAY HEADS ON SWING PIPE ASSEMBLIES.
- INSTALL ISOLATION GATE VALVES IN 10" ROUND VALVE BOXES.
- ALL ELECTRIC VALVES TO BE INSTALLED IN 12" RECT. VALVE BOXES (12" RECT. BOX IS MIN. SIZE ACCEPTABLE. INSTALL LARGER IF NECESSARY).
- INSTALL 2 EXTRA BLUE WIRES ALONG MAINLINE IN EACH DIRECTION FOR TROUBLE SHOOTING AND/OR FUTURE ADDITIONS. USE #14UF SINGLE STRAND WIRE ONLY.
- SLEEVE LOCATIONS AND SIZES ARE NOTED ON THE PLAN. CONTRACTOR TO SLEEVE ALL WALKWAYS (NOT NOTED) WITH CL. 200 BE PVC. SIZE MIN. 2 TIMES LARGER THAN PIPE RUNNING THROUGH SLEEVE.
- DRIP SYSTEM NOTES:
a. DRIP CONTROL VALVE ASSEMBLY TO BE SET AT 30-35 PSI MIN. ADJUST TO ASSURE THAT THE WORST CONDITION EMITTERS ARE WORKING PROPERLY.
b. DRIP EMITTERS TO BE INSTALLED DIRECTLY INTO THE 3/4" TUBING AT PLANT BASE. USE NOTE 'C' BELOW TO DETERMINE THE Q.T.S. OF EMITTERS PER PLANT TYPES / SIZE.

c. NUMBER OF EMITTERS PER PLANT MATERIAL:
TREES 4 - 1 GPH EMITTERS (SQUARE - SPACED)
5 GAL SHRUB 3 - 1 GPH EMITTERS (TRIANGULAR - SPACED)
1 GAL SHRUB 2 - 1 GPH EMITTERS (OPPOSING - SPACED)
1 GAL OR LESS 1 - 1 GPH EMITTERS (RE: GROUND COVER)
d. INSTALL DRIP VALVE ASSEMBLY IN JUMBO VALVE BOXES.
e. INSTALL DRAIN CAPS AT ALL ENDS OF 3/4" DRIP TUBING.
- CONTROLLER LETTER/ VALVE ST. NO. 
ELECTRIC VALVE SIZE

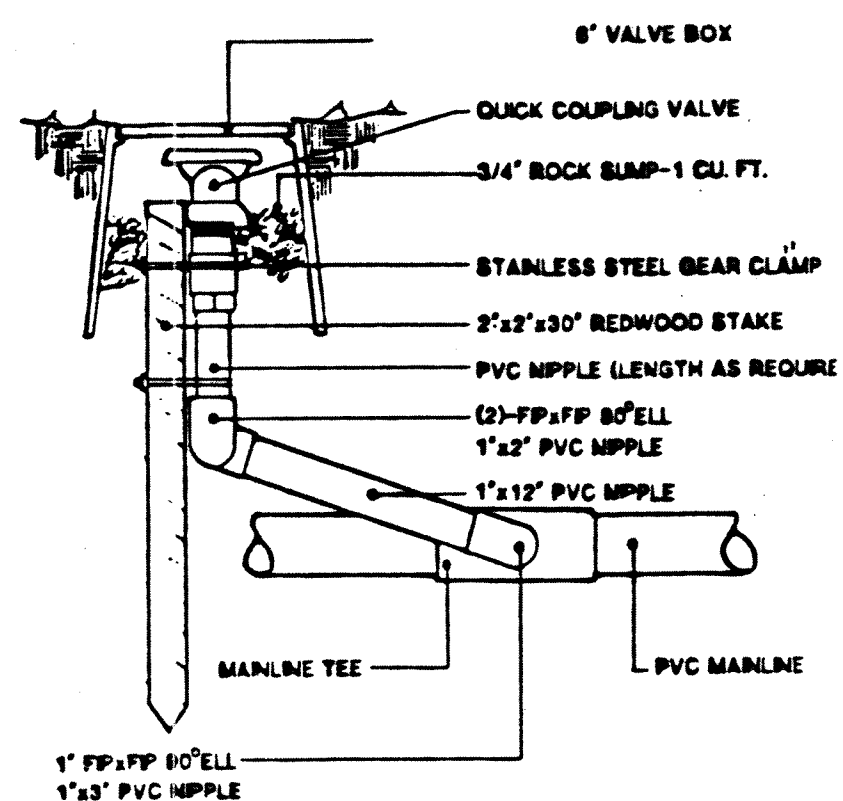
 CONTROLLER LETTER
NO. AVAIL. STATIONS/ NO. STATIONS USED



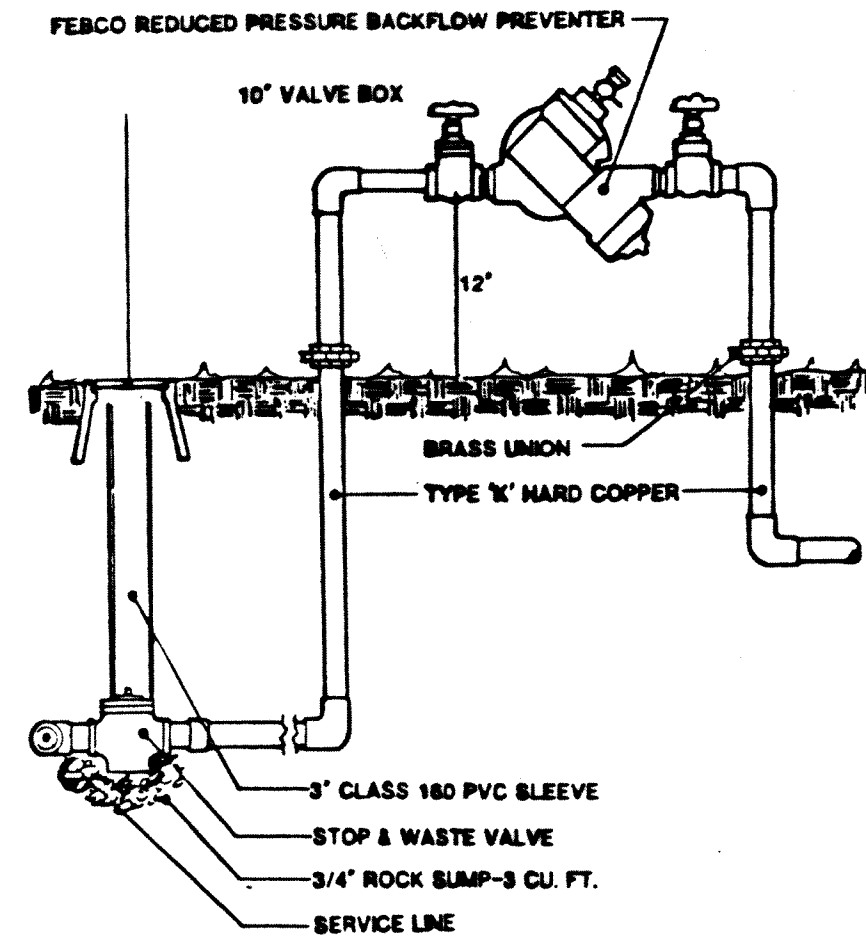
Drip Valve



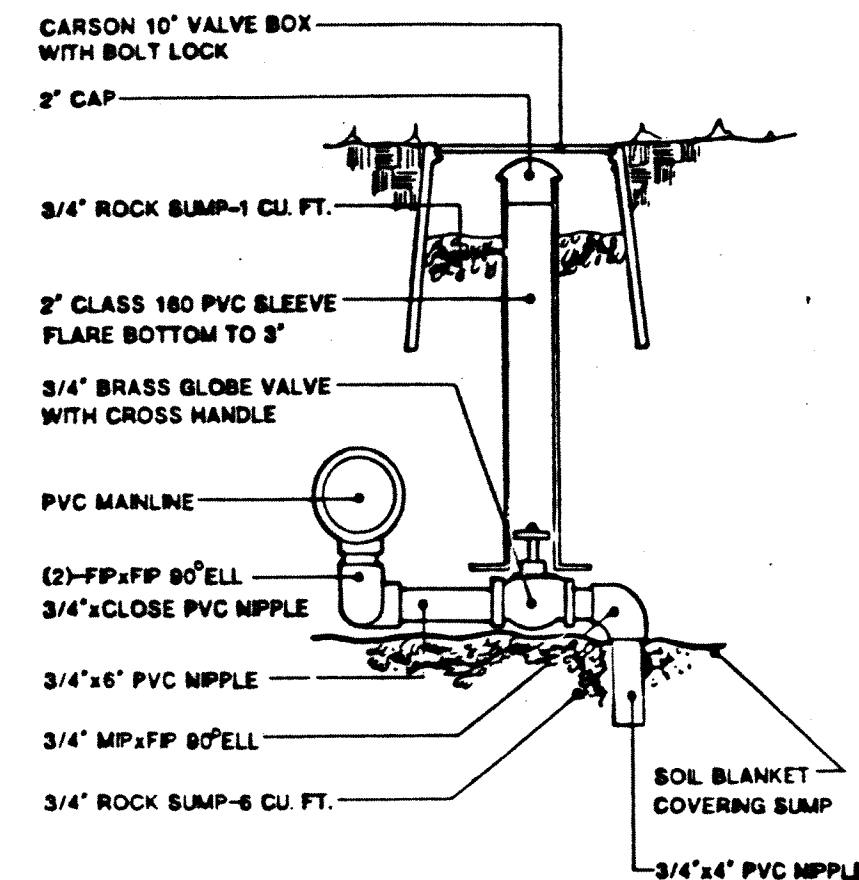
Control Valve



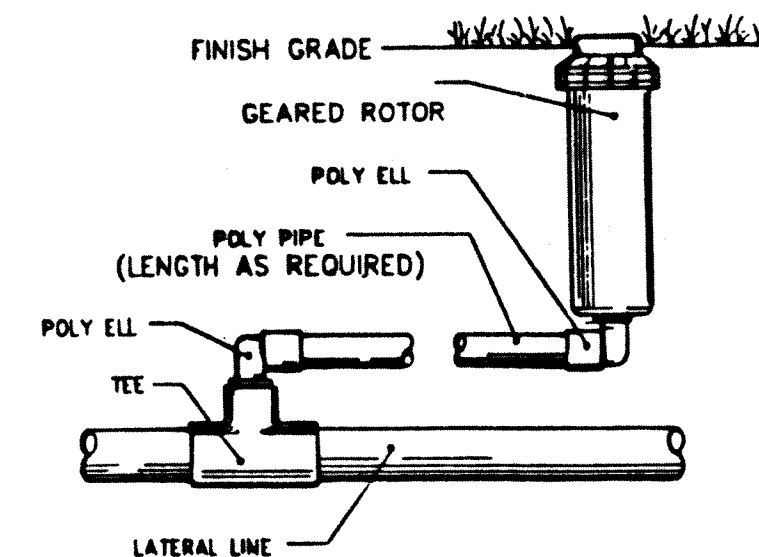
Quick Coupler



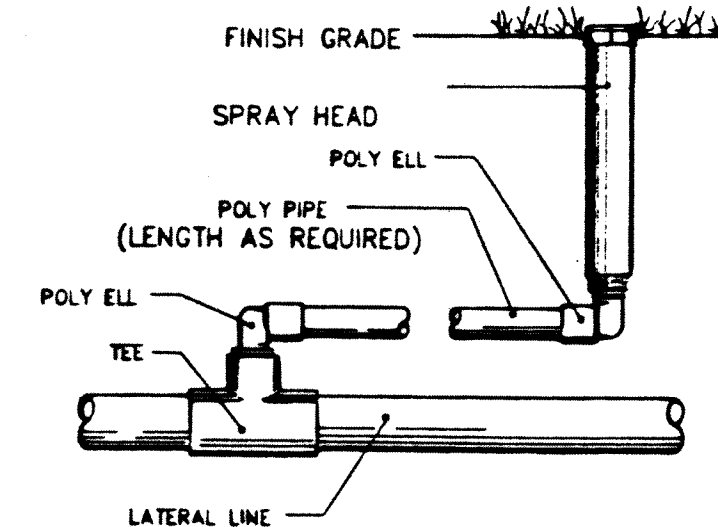
Backflow Preventer



Drain Valve



GEAR DRIVE



SPRAY HEAD

DATE	REVISIONS
1/28/99	PER LIST

DESIGNED BY:

DRAWN BY:

CHECKED BY:

SCALE:

DATE: 02/02/99

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: **RIDGECREST FIL-1**
IRRIGATION DETAILS
PREPARED FOR: **U.S. HOME**
600 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
L8 of 8

PLAN No.
98059



2701824 06/22/1999 02:37P Weld County CO
1 of 6 R 31.00 D 0.00 JA Suki Tsukamoto

Final Development Plan Text

824
A. Title Block

Final Development Plan
Ridge Crest Subdivision - Filing 1
Town of Firestone
Weld County
State of Colorado

B. Owner/Developer

U.S. Home Corporation

6000 South Greenwood Plaza Blvd., Suite 200
Englewood, Colorado 80111
(303) 779-6100
Contact: Ed Zebrowski and Jerry Richmond

C. Technical Consultants

1. Planner:

The **NORRIS DULLEA** Company
710 West Colfax Avenue
Denver, Colorado 80204
(303) 892-1166
Contact: Diana Rael and Jon Seier

2. Civil Engineer:

Rocky Mountain Consultants, Inc.
8301 East Prentice Avenue, Suite 101
Englewood, Colorado 80111
(303) 741-6000
Contact: Dennis Faulkner

3. Landscape Architect and Irrigation Design:

Larry Bromfield and Associates, Inc.
102 Inverness Terrace East, Suite 105
Englewood, Colorado 80112
(303) 792-2621
Contact: Larry Bromfield



D. Submittal Date

1. **Initial Submittal:** November 17, 1999
2. **Re-Submittal:** February 1, 1999

E. Legal Description

The Legal Description for Filing 1 is attached as part of this document within Appendix C.

F. Project Concept

The Ridge Crest community will be developed as a single-family detached residential neighborhood which will provide for the residential needs of the Town of Firestone and the surrounding region.

This community will consist of three types of lots with sizes ranging upwards from the minimum sizes of 4,500 square feet, 5,000 square feet, and 14,700 square feet. The average lot size is approximately 6,993 square feet with a maximum lot size of 17,625 square feet.

The submittal contained herein includes the Final Development Plan and Final Plat for Filing 1. Filing 1 consists of approximately 27.5 acres and includes 77 total lots with 61 lots starting at 4,500 square feet, 14 lots starting at 5,000 square feet, and 2 lots starting at 14,700 square feet.

In addition to the residential development, the park and open dedication to the Town of Firestone will include a approximately 5.0 acre neighborhood park which is located directly west of the future St. Vrain School District elementary school. Both of these facilities will be accessible to the local residents, as well as, the surrounding community.

G. Land Use Table

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential	12.4	45%	77	6.2 (Net)
Open Space	7.6	28%	-	-
Public Street Right-of-way	7.5	27%	-	-
TOTAL	27.5	100%	77	2.8 (Gross)

H. Residential Densities

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential - (4,500 square foot min.)	9.4	34%	61	6.5 (Net)
Residential - (5,000 square foot min.)	2.2	8%	14	6.3 (Net)
Residential - (14,700 square foot min.)	0.8	3%	2	2.5 (Net)
Sub-Total Residential	12.4	45%	77	6.2 (Net)
Open Space	7.6	28%	-	-
Public Street Right-of-way	7.5	27%	-	-
TOTAL	27.5	100%	77	2.8 (Gross)

I. Adjacent Properties

The property uses which are adjacent to Filing 1 are as follows:

North: Ridge Crest Subdivision - Future Filings

Dollaghan P.U.D. Phase III - Employment Center

East: Enchanted Hills, Weld County - Residential with Agricultural Zoning

South: St. Vrain Ranch (Dollaghan P.U.D. Phase I) - Residential

West: Ridge Crest Subdivision - Future Filings

J. Environmental Impact Mitigation

The Ridge Crest Subdivision - Filing 1 development does not impact any environmentally significant areas, hazard or feature, scenic corridor, archaeological sites and/or wildlife migration routes and crossing for large mammals.

K. Private Maintenance and Enforcement

Declaration of Covenants, Conditions and Restrictions of Ridge Crest is attached as part of this document within Appendix E.


2701824 06/22/1999 02:37P Weld County CO
3 of 6 R 31.00 D 0.00 JA Suki Tsukamoto



2701824 06/22/1999 02:37P Weld County CO
4 of 6 R 31.00 D 0.00 JA Suki Tsukamoto

L. Open Space

Type of Open Space	Tract	Square Feet	Acres	Owner	Developer	Maintenance Responsibility
Public right-of-way	A	5,238	0.12	Town of Firestone	Town of Firestone	Town of Firestone
Pedestrian & utility easement	B	3,000	0.07	HOA	U.S. Home Corp.	HOA
Open space, park, & utility easement	C	21,862	0.50	HOA	U.S. Home Corp.	HOA
Open space, park, pedestrian, & utility easement	D	15,179	0.35	HOA	U.S. Home Corp.	HOA
Pedestrian & utility easement	E	3,111	0.07	HOA	U.S. Home Corp.	HOA
Park, drainage, & utility easement	F	222,463	5.11	Town of Firestone	Town of Firestone	Town of Firestone
Landscape, utility, & sign	G	5,791	0.13	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	H	3,686	0.08	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	I	7,072	0.16	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	J	7,304	0.17	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	K	5,000	0.11	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	L	3,966	0.09	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	M	4,600	0.10	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	N	4,544	0.10	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	O	3,835	0.09	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	P	3,658	0.08	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	Q	5,030	0.12	HOA	U.S. Home Corp.	HOA
Pedestrian, access, & utility easement	R	3,542	0.08	HOA	U.S. Home Corp.	HOA
Public right-of-way	S	2,998	0.07	Town of Firestone	Town of Firestone	Town of Firestone
Landscape, utility, & sign	T	100	0.00	HOA	U.S. Home Corp.	HOA
TOTAL	-	331,979	7.6	-	-	-

M. Controls

Refer to Open Space - Item L above for the development and maintenance responsibility of the common open space tracts.

N. Drainage

Site drainage will be constructed in accordance with governing agency and/or Town of Firestone requirements. An 11" x 17" Drainage Map for Ridge Crest - Filing 1 is attached as part of this document within Appendix L.

O. Utilities

Site utilities will be constructed in accordance with governing agency and/or Town of Firestone requirements. An 11" x 17" Utilities Map for Ridge Crest - Filing 1 is attached as part of this document within Appendix M.

P. Parking

Each single-family detached residential dwelling will have sufficient off-street parking provided through both an enclosed garage and the driveway. On-street parking will be provided per the Town of Firestone residential street standards.

Two car enclosed garages will be standard on all homes.

Q. Architecture

U.S. Home Corporation intends to build the homes within the Ridge Crest subdivision. The homes will be from the "Inaugural" series and the models may include the Franklin, Edison, Fulton, Wright, Whitney, and Stanley. At a minimum these six home models will be offered with three varieties of building elevations. Three of the above mentioned models are ranch (single-story) plans and three are two-story plans.

Refer to sheet 3 of 4 of the Final Development Plan for detailed elevations and additional information.

R. Setbacks

Residential Land Use	Front Setback	Side Setback	Rear Setback
Min. 4,500 Square Foot Lot	20 Feet	5 Feet	15 Feet
Min. 5,000 Square Foot Lot	20 Feet	5 Feet	15 Feet
Min. 14,700 Square Foot Lot	20 Feet	5 Feet	100 Feet

S. Development Schedule

Site construction for Filing 1 will begin on January 2, 1999. Filing 1 will be built in one stage with the development of homes beginning in July 1, 1999 with homes fully constructed in Filing 1 in mid 2001. Future filings will commence immediately following the completion of Filing 1. Public improvements shall be completed no later than January 31, 1999. Refer to the Subdivision Agreement for more information.

T. Sign Program

The signage program for the Ridge Crest development includes a series of coordinated elements. Primarily, the main entrance to the community along Weld County Road 15 is identified by the main entry monumentation. Secondary monumentation will be located along the collector streets and residential streets within the community. In addition, columns will accentuate the cedar fencing at the main entry.

All signage walls will be constructed of horizontal buff sandstone grouted in place with black powder-coated pin-mounted aluminum lettering. Columns will contrast the walls using a rectangular buff sandstone construction with black powder-coated pin-mounted aluminum lettering where applicable. Refer to Sheet 4 of 4 for detailed plans, elevations, and additional information regarding the signage and columns.

The community fencing will consist of two types. The first will be a 6 foot solid cedar privacy fence. The second fence will be a 3.5 foot split rail (two-rail, open-rail) cedar fence. Refer to Sheet L9 of 9 for detailed elevations and additional information regarding the fencing.

All regulatory street signs will conform to State and Town of Firestone regulations.

U. Approval Blocks

Approval Blocks as follows:

Approved by the Planning Commission of the Town of Firestone, Colorado this

_____ day of _____, 19__.

Chairman

Secretary

Approved by the Town Board of Trustees of the Town of Firestone, Colorado this

_____ day of _____, 19__.

Mayor

ATTEST: Town Clerk

June 24, 2021

Town of Firestone
Attn: Millissa Berry
PO Box 100
Firestone, CO. 80520-0100

Ms. Berry:

I hereby expressly authorize the Town to proceed with conducting the Planning & Zoning Commission public hearing and the Town Board public hearing for the Ridge Crest Final Development Plan Amendment and the Town's Orientation Telephonic Participation Policy. I understand that the hearing will include accommodations made for Telephonic Participation by myself and/or the public. The application is waiving any legal challenge on the basis that the hearing will be conducted via Telephone Participation.

Regards,

A handwritten signature in blue ink that reads "Scott R Hakonson". The signature is written in a cursive, flowing style.

Scott R Hakonson, Applicant

AGENDA INFORMATION MEMORANDUM

FIRESTONE TOWN BOARD OF TRUSTEES



AIM#: 8.b

Land Development

Meeting Date: July 28, 2021

Initiated By: Millissa Berry

Dept: Planning & Development

AGENDA TITLE

PUBLIC HEARING: Resolution 21-88: A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING AN AMENDMENT TO AN EXISTING FINAL DEVELOPMENT PLAN FOR CERTAIN REAL PROPERTY LOCATED WITHIN RIDGE CREST PUD FILING 2/3

SUMMARY

A resolution to approve the Ridge Crest PUD Filing 2/3 Final Development Plan (FDP) Amendment #1 to allow a reduction on the side and rear setback on select lots from 100' to 20'.

HISTORY AND PREVIOUS BOARD ACTION

The Ridge Crest PUD Filing 2/3 FDP was approved in 2000.

RECOMMENDATION

At its July 15, 2021, regular meeting, the Planning & Zoning Commission approved Resolution PC-21-07, a resolution recommending approval of Amendment #1 to the Ridge Crest PUD Filing 2/3 FDP. Staff recommends approval of Resolution 21-88.

ALTERNATIVES

n/a

ATTACHMENTS

1. Ridge Crest FDP Amendments TB Staff Report
2. Ridge Crest PUD F2-3 TB Reso 21-88 FDP Amendment #1
3. Ridge Crest PUD F 2-3 FDP Amendment #1 FDP Sheet
4. Ridge Crest FDP Amendments #1 FDP TB presentation
5. Ridge Crest F2&3 FDP
6. Reso PC-21-07 Ridge Crest PUD Filing 2-3 AM
7. Telephonic meeting acknowledgement

FINANCIAL CONSIDERATIONS

n/a



Staff Report

**RESOLUTIONS 21-87 & 21-88
RESOLUTIONS RECOMMENDING APPROVAL OF
FIRST AMENDMENTS TO THE RIDGE CREST
SUBDIVISION FILING 1 FINAL DEVELOPMENT
PLAN & THE RIDGE CREST PUD FILING 2/3 FINAL
DEVELOPMENT PLAN**

**Prepared by the
Town of Firestone for the
Board of Trustees**

July 28, 2021

Applications

This staff report is for a requested amendment to the Ridge Crest Subdivision Filing 1 Final Development Plan (FDP) and an amendment to the Ridge Crest PUD Filing 2/3 FDP. The request is to amend:

- the rear setback for Block 1, Lots 1 and 2 of the Filing 1 FDP from 100 feet to 20 feet
- the rear setbacks for Block 1, Lots 1-11 Filing 2/3 FDP from 100 feet to 20 feet; and
- the side setback for Block 2, Lot 1 of Filing 2/3 FDP from 100 feet to 20 feet

The applicant for the FDP amendments is a property owner of Block 1, Lot 9, Ridge Crest PUD Filing 2, Scott Hakonson.

The request for the amendments is based on the applicant's desire to build a garage in the backyard. With the 100' setback, there is not adequate room for the proposed garage. With the amendment, the applicant could build the garage.

Notice

Pursuant to the Town Code and Development Regulations, proper notification of the public hearings was published. Proof of notification to owners of interest and surrounding property owners and affidavit of property posting has been provided by the applicant prior to the hearing.

Process

Final Development Plans (FDPs) are the final steps in the Firestone Development Review process prior to the building permit process. FDP amendments may occur periodically after an FDP is approved.

History

The Ridge Crest Subdivision Filing 1 FDP was approved by the Town in 1999 and recorded in 2000. The Ridge Crest PUD Filings 2/3 FDP was approved by the Town and recorded in 2000. The subdivisions are built-out.

Location, Site Analysis and Zoning

The Ridge Crest Subdivision is located in the northeast quadrant of the town - generally southwest of the intersection of Frontier Street (WCR 15) and, more specifically, west of the intersection of Frontier Street and Summerset Avenue and the intersection of Frontier Street and St. Vrain Ranch Blvd.

The residential subdivision is zoned Planned Unit Development (PUD) with R-A and R-B land uses. The subdivision is built-out. The lots involved for the modification are those backing up to Frontier Street:

- Block 1, Lots 1 and 2 of the Filing 1 FDP and Block 1, Lots 1-11 Filing 2 FDP

It also includes on lot, Block 2, Lot 1 of Filing 2 whose side yard is adjacent toward Frontier Street. All of the lots except for Block 2, Lot 1 have the R-A allocation. Block 2, Lot 1 is designated as R-B.

A thirty foot wide landscape track, owned and maintained by the Ridge Crest Homeowners Association, is located between the lots and the Frontier Street right-of-way. The trail and grass area abutting Fairview Street is a 30-foot wide tract for right-of-way.

Plan Analysis / FDP Criteria

As stated, the request is to modify the rear setback to select lots in the Ridge Crest Filing 1 & Filing 2/3 FDPs and modify one side setback in the Ridge Crest Filing 2/3 FDP. The current setback for both the side setback being modified and the rear setback being modified is 100'. No additional modifications to the FDPs are being proposed.

The Firestone Development Code (FDC) provides the following criteria to consider while reviewing an FDP or FDP amendment.

1. The Final Development Plan is generally consistent with the Town's Comprehensive Master Plan;
2. The Final Development Plan is generally consistent with any previously approved subdivision plat, planned development, or any other precedent plan or land use approval as applicable;
3. No buildings or structures infringe on any easements so as to impact the full use of the easement
4. The Final Development Plan complies with all applicable development and design standards set forth in this FDC;
5. Any significant adverse impacts reasonably anticipated to result from the use will be mitigated or offset to the maximum extent reasonably practicable; and
6. The development proposed on the Final Development Plan and its general location is or will be compatible with the character of surrounding land uses.

Staff has reviewed the criteria and found the proposal to be consistent with the criteria. The FDP is consistent with the Town's Master Plan in that the residential land use remains the same as in the original FDP (R-A residential uses). The proposal is consistent with the rear and side setback requirements of the FDC and consistent and compatible with more recent residential FPs in the vicinity including the Sagebrush Subdivision immediately to the north of Ridge Crest Subdivision. In addition, no significant adverse impacts are foreseen as a result of the amendments.

It is not clear why the 100' setback was established for these lots though it may be due to the more rural character at the time (1999 / 2000) as this was one of the first residential subdivisions developed along Frontier Street with this density.

When evaluating the adjacent FDPs for Sagebrush Subdivision (approved in 2003) and St. Vrain Ranch (approved in 2000) to determine if the requested 20 foot setback was compatible in the area, it was found that both FDPs attempted a 50 foot setback from Frontier Street. The rear setback for Sagebrush lots along Frontier Street is 20'. In addition to the 20' rear setback for the Sagebrush lots, there is a 20' landscape strip between the lots and the Frontier right-of-way.

The rear setback for lots in St Vrain Ranch that backed up to Frontier Street was 50'. There is not a landscape strip between the St. Vrain Ranch lots and the Frontier Street right-of-way except for the two northern most lots in the subdivision backing up to Frontier Street. However, the appearance of a landscape strip is there due to the trail and landscape area within the right-of-way.

With the width of the Ridge Crest landscape strip – 30' - and the 20' setback, the amendment would allow rear (and one side) setbacks that match those allowed in Sagebrush and St. Vrain Ranch subdivisions. In addition, the trail and landscape area

within the right-of-way add to the distance of any future structure would have from Frontier Street.

With the request resulting in development patterns compatible to what is seen in the immediate area and the fact that there are no utilities in the rear yards and side yards where the new buildable area would be located, Staff supports the FDP amendment request. Staff did not receive a negative comment from any referral agencies in response to this request. In addition, Staff received a no conflict response from the Ridge Crest HOA and the Frederick Firestone Fire Protection District.

Utility and Services

There will be no change to the utility services in the area. There are no utility easements over the area that would be buildable if the amendments are approved.

Fiscal Impacts

There should be no significant fiscal impacts, either positive or negative, to the Town due to these amendments. There is the potential revenue can be collected due to building permits issued as a result of the amendments.

Planning and Zoning Commission and Board of Trustees Approval Criteria

The Planning Commission and the Town Board of Trustees may approve a FDP Amendment application if it is consistent with the following approval criteria of Section 7.10 of the Firestone Development Code. The Planning Commission and Town Board shall consider the following in making their decision for approval, approval with conditions, or denial of a FDP Amendment:

1. The Final Development Plan is generally consistent with the Town's Comprehensive Master Plan;
2. The Final Development Plan is generally consistent with any previously approved subdivision plat, planned development, or any other precedent plan or land use approval as applicable;
3. No buildings or structures infringe on any easements so as to impact the full use of the easement
4. The Final Development Plan complies with all applicable development and design standards set forth in this FDC;
5. Any significant adverse impacts reasonably anticipated to result from the use will be mitigated or offset to the maximum extent reasonably practicable; and
6. The development proposed on the Final Development Plan and its general location is or will be compatible with the character of surrounding land uses.

RECOMMENDATION

At its July 15, 2021 regular meeting, the Planning & Zoning Commission approve Resolutions PC-21-06 and PC-21-07, resolutions recommending approval of the request to modify the rear setback and side setback of select lots in the Ridge Crest Subdivision to the Town Board of Trustees.

Staff recommends that the Town Board approve Resolution 21-87 and Resolution 21-88, resolutions approving Amendment #1 to the Ridge Crest Subdivision Filing 1 FDP and the Ridge Crest PUD Filings 2/3 FDP.

RESOLUTION NO. 21-88

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING AN AMENDMENT TO AN EXISTING FINAL DEVELOPMENT PLAN FOR CERTAIN REAL PROPERTY LOCATED WITHIN RIDGE CREST PUD FILING

2/3

WHEREAS, on March 24, 2021, the Board of Trustees adopted Resolution 00-13, approving a Final Development Plan “FDP” for RIDGE CREST PUD FILING NOS. 2 and 3, a subdivision providing 412 lots for single-family residential uses within the Town of Firestone; and

WHEREAS, there is an existing rear setback of 100 feet applicable to Lots 1-11, Block 1 within Ridge Crest PUD Filing No. 2/3, and there is an existing side setback of 100 feet applicable to Lot 1, Block 2 within Ridge Crest PUD Filing No. 2/3 (collectively, the “Property”); and

WHEREAS, Scott R. Hakonson (“Applicant”), as owner of the Property, has submitted an application to amend the existing FDP, entitled “Ridge Crest PUD Filing No. 2/3, Final Development Plan, Amendment No. 1”: (a) to reduce the rear setback for Lots 1-11 2, Block 1, from one hundred (100) feet to twenty (20) feet; and (b) to reduce the side setback for Lot 1, Block 2, from one hundred (100) feet to twenty (20) feet (collectively, the “Application”); and

WHEREAS, the Firestone Planning and Zoning Commission held a property noticed public hearing on the application, and has forwarded to the Board of Trustees a recommendation of approval of the Application; and

WHEREAS, after a duly-noticed public hearing, at which evidence and testimony were entered into the record, the Town Board of Trustees finds and determines that the Application is complete, that the Applicant has met the applicable requirements and standards set forth Section 16.7.10.D of the Firestone Development Code.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO:

Section 1. The Ridge Crest PUD Filing 2/3, Final Development Plan, Amendment No. 1, attached hereto as Exhibit A and incorporated herein by this reference, is hereby approved.

PASSED AND ADOPTED this ____th day of _____, 2021.

Bobbi Sindelar, Mayor

ATTEST:

Jessica Koenig, Town Clerk

APPROVED AS TO FORM:

William P. Hayashi, Town Attorney

EXHIBIT A

Ridge Crest PUD Filing No. 2/3, Final Development Plan, Amendment No. 1

FINAL DEVELOPMENT PLAN

AMENDMENT #1

RIDGE CREST PUD FILING 2/3

TOWN OF FIRESTONE

WELD COUNTY

STATE OF COLORADO

SHEET 1 of 1

LEGAL DESCRIPTION: Block 1, Lots 1-11 and Block 2, Lot 1 of Ridge Crest PUD Filing No. 2

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (14,974 square feet min.) Block 1, Lots 1-11	20 feet	5 feet	20 feet
Residential (14,974 square feet min.) Block 2, Lot 1	20 feet	20 feet east 5 feet west	15 feet

APPROVAL BLOCK

Approved by the Town Board of Trustees of the Town of Firestone, Colorado this _____ day of _____, 2021 by Resolution No. _____ .

Mayor

ATTEST: Town Clerk

FINAL DEVELOPMENT PLAN

AMENDMENT #1

RIDGE CREST PUD FILING 2/3

TOWN OF FIRESTONE

WELD COUNTY

STATE OF COLORADO

SHEET 1 of 1

LEGAL DESCRIPTION: Block 1, Lots 1-11 and Block 2, Lot 1 of Ridge Crest PUD Filing No. 2

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (14,974 square feet min.) Block 1, Lots 1-11	20 feet	5 feet	20 feet
Residential (14,974 square feet min.) Block 2, Lot 1	20 feet	20 feet east 5 feet west	15 feet

APPROVAL BLOCK

Approved by the Town Board of Trustees of the Town of Firestone, Colorado this _____ day of _____, 2021 by Resolution No. _____ .

Mayor

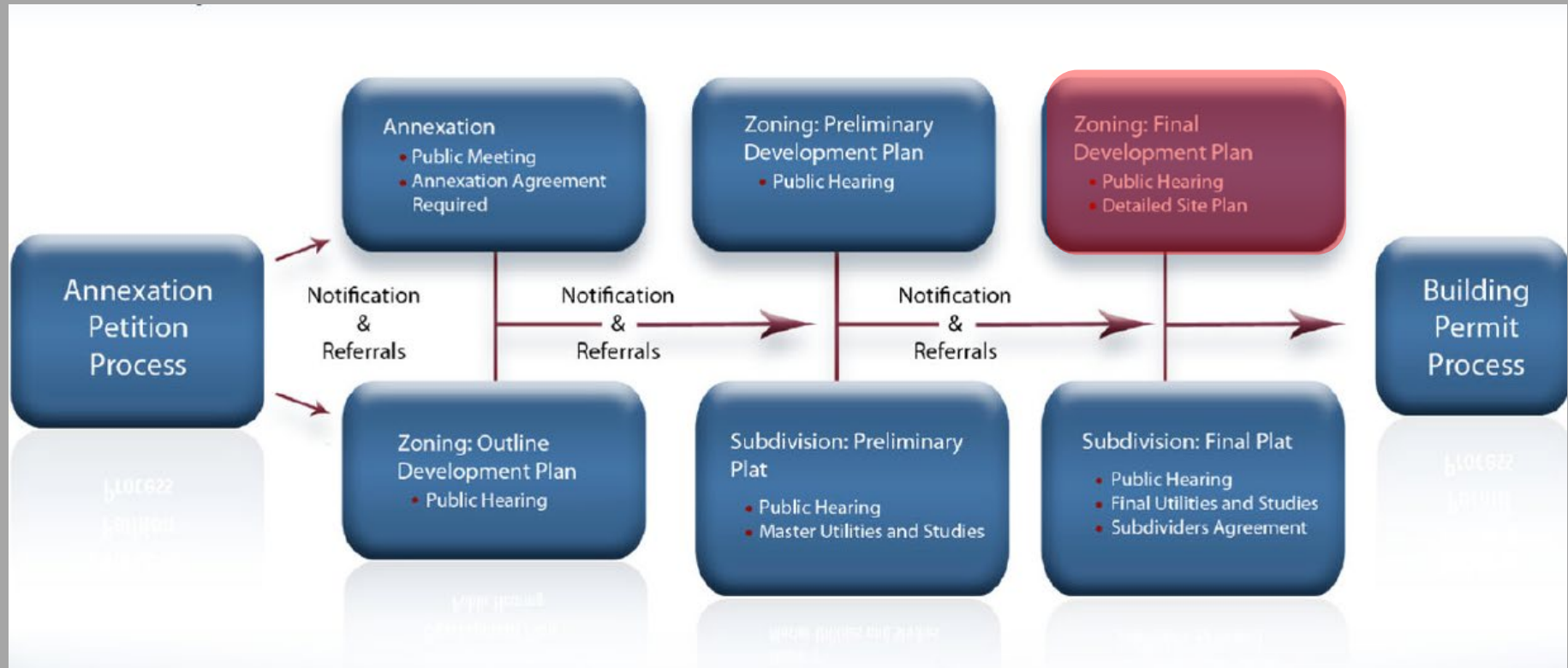
ATTEST: Town Clerk

**RESOLUTIONS 21-87 & 21-88
RESOLUTIONS RECOMMENDING APPROVAL OF
AMENDMENTS TO THE FINAL DEVELOPMENT
PLANS FOR RIDGE CREST SUBDIVISION FILING 1
FDP & RIDGE CREST PUD FILING 2/3**



Town Board of Trustees – July 28, 2021

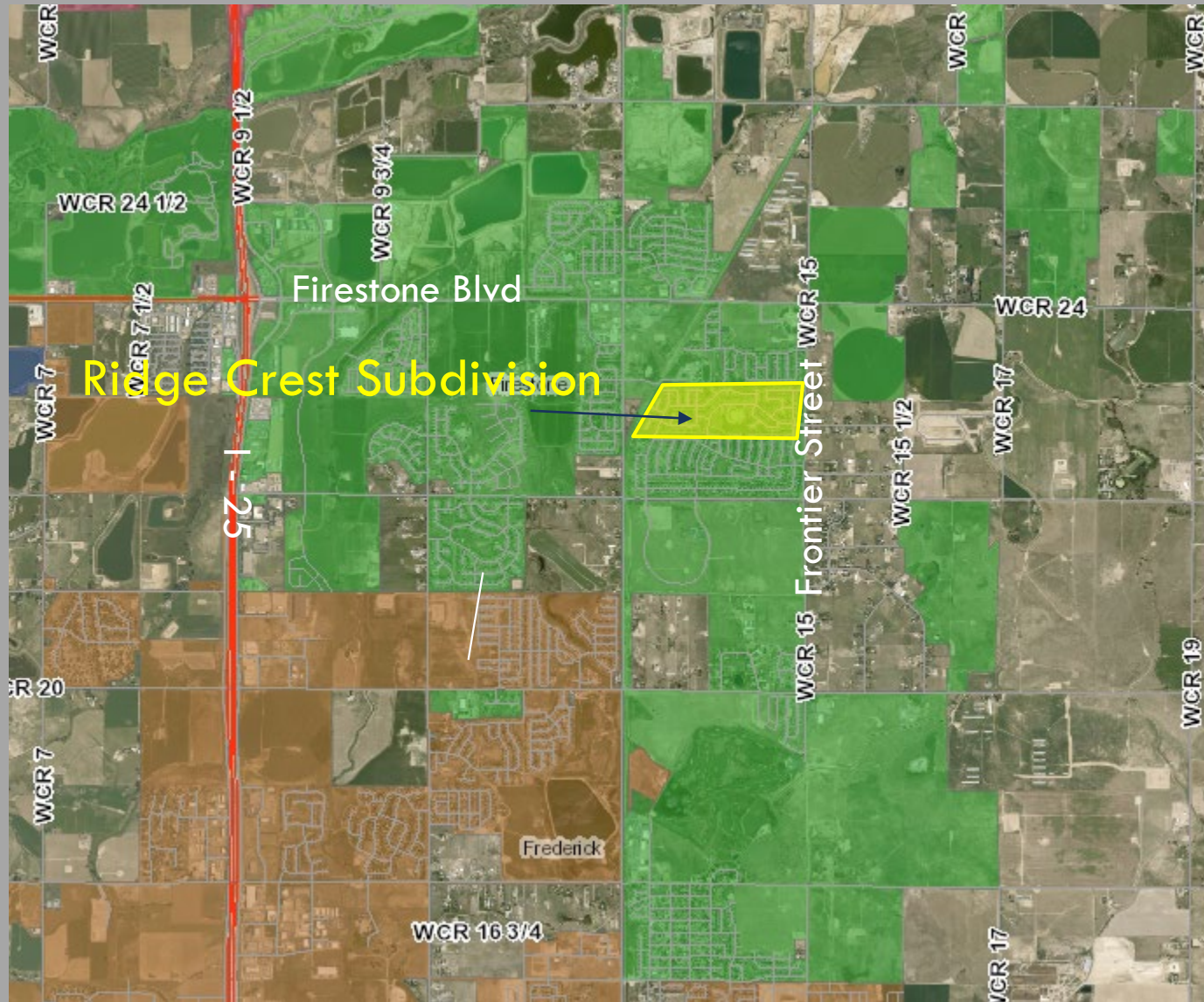
Process



Applicant & Request



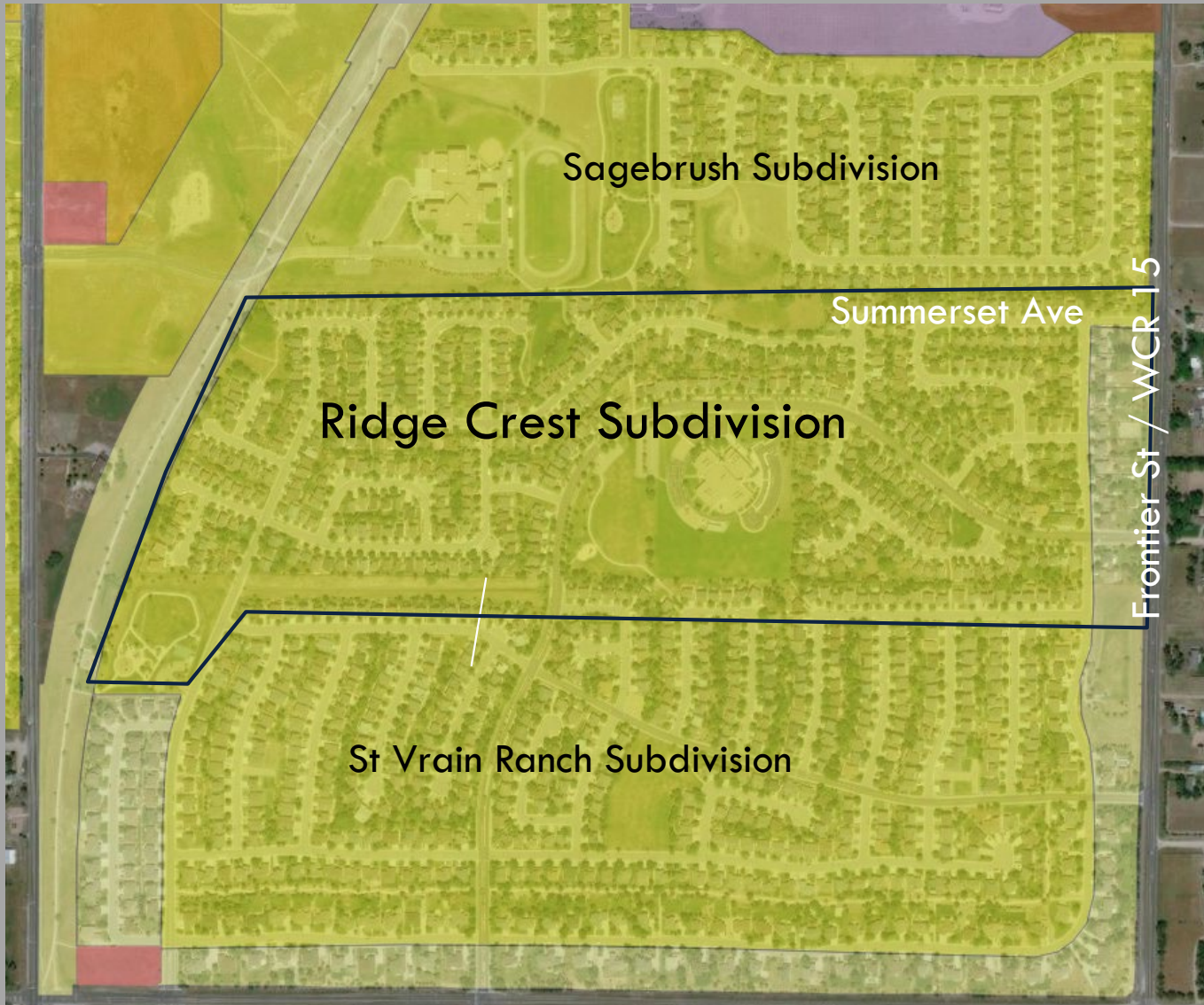
Location



Location



Zoning



Location



FDP Approval Criteria

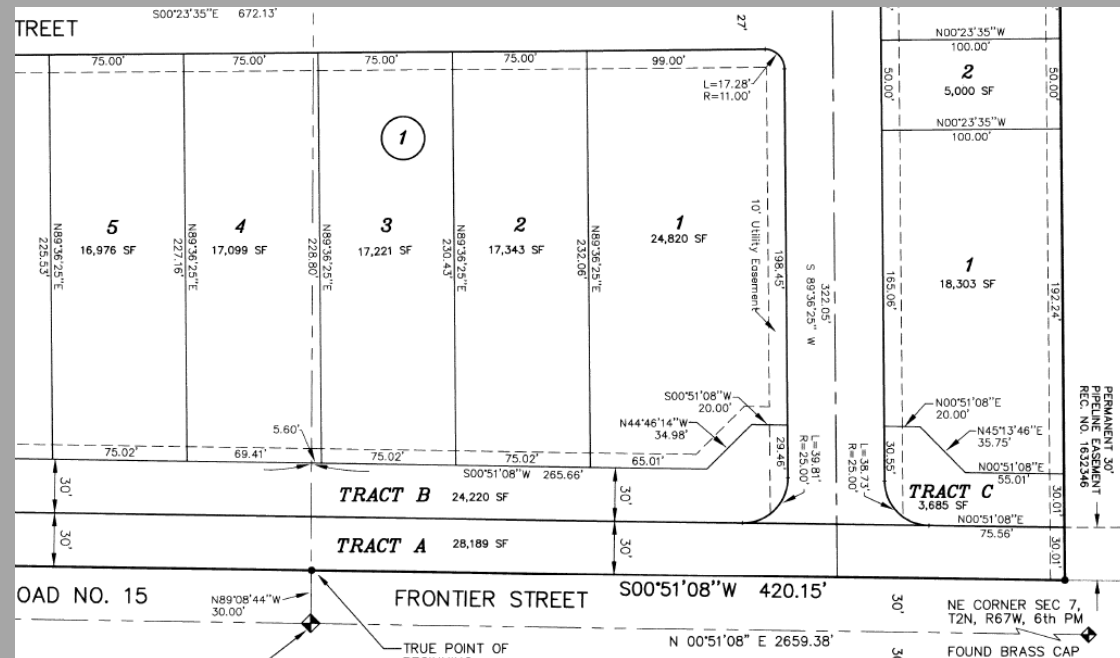
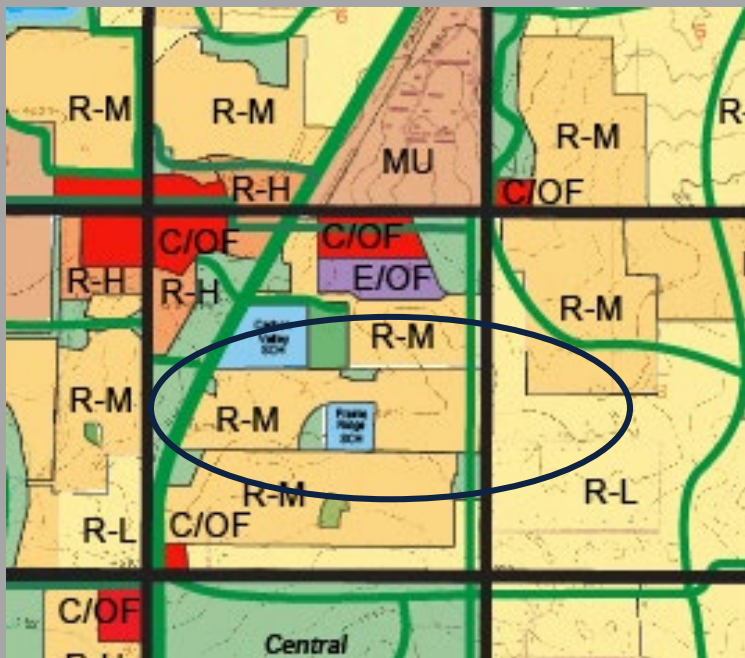


1. The Final Development Plan is generally **consistent with the Town's Comprehensive Master Plan**
2. The Final Development Plan is generally **consistent with any previously approved subdivision plat, planned development, or any other precedent plan or land use approval as applicable**
3. **No buildings or structures infringe on any easements** so as to impact the full use of the easement
4. The Final Development Plan **complies with** all applicable development and design standards set forth in this **FDC**
5. Any significant **adverse impacts reasonably anticipated** to result from the use will be **mitigated or offset** to the maximum extent reasonably practicable
6. The development proposed on the Final Development Plan and its general location is or will be **compatible with the character of surrounding land uses**

Approval Criteria



- The Final Development Plan is generally consistent with the Town's **Comprehensive Master Plan**
- No buildings or structures infringe on any **easements** so as to impact the full use of the easement



		Minimum Lot Standards		Minimum Setbacks (ft.) ^②				Max Height (ft)
District	Max/Min Density (DU/Acre)	Width (ft)	Net Area ^③ (sq ft)	Front	Street (all uses)	Interior Lot Line	Rear	
RR	1/na	100 (Flag lots: 50)	43,560	Principal: 30 Accessory: 40	30	10	Principal: 30 Accessory: 10	40
R-A	5/na	SFD: 45 <u>Corer: 55</u> SFD-Alley: 35 <u>Corer: 45</u> SFA: 25 <u>Corer: 35</u> MF: none	<u>SFD: 4,500</u> <u>SFD-Alley: 3,500</u> <u>SFA: 2,000</u> <u>SFA-Alley: 1,500</u> MF: 1,500 per DU	Principal SF: 14 10 for alley loaded 20 to front load garage Principal MF: 20 Accessory: 30	SF: 10 MF: 20	Principal SF: 5 ^① Principal MF: 10 ^① Accessory: 5 ^①	Principal SF: 20 2 for alley loaded Principal MF: 20 Accessory SF: 5 Accessory MF: 10	Prin-SF: 35 Prin-MF: 45 Acc: 25
R-B	10/5							
R-C	20/10							

Approval Criteria



- The Final Development Plan is generally **consistent with any previously approved subdivision plat, planned development**, or any other precedent plan or land use approval as applicable
- The development proposed on the Final Development Plan and its general location is or will be **compatible with the character of surrounding land uses**

Site



north

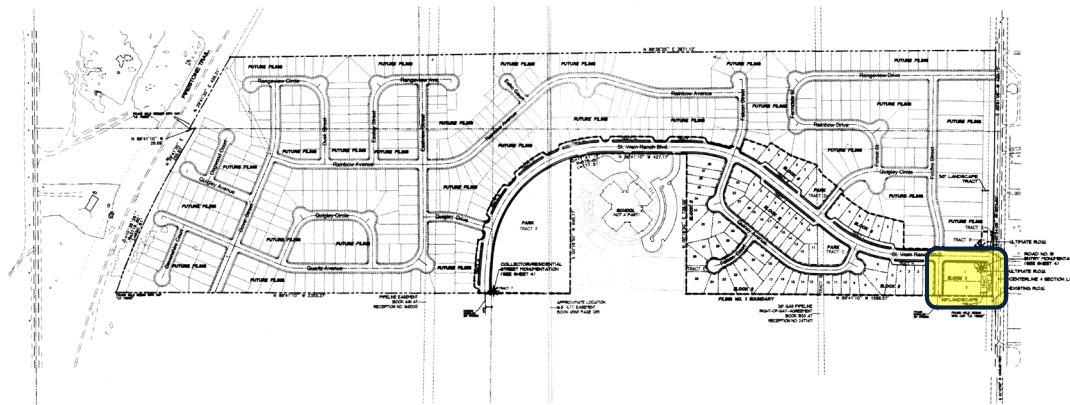
Site



Site



Final Development Plan — F1



LEGEND

----- Filing No. 1 Boundary

----- Property Boundary

----- Section Lines

----- Proposed Street Centerline

----- Ultimate Right-of-Way

----- Existing Right-of-Way

----- Existing Road

----- Existing Easement



OPEN SPACE		TRACT	SQUARE FEET	ACRES	OWNER	DEVELOPER	MAINTENANCE RESPONSIBILITY
Public right-of-way		A	5,236	0.12	Town of Firestone	Town of Firestone	Town of Firestone
Pedestrian & utility easement		B	3,000	0.07	HDA	U.S. Home Corp.	HDA
Open space, park & utility easement		C	21,882	0.50	HDA	U.S. Home Corp.	HDA
Open space, park, pedestrian & utility easement		D	15,179	0.35	HDA	U.S. Home Corp.	HDA
Pedestrian & utility easement		E	3,111	0.07	HDA	U.S. Home Corp.	HDA
Park, drainage & utility easement		F	222,463	5.11	Town of Firestone	Town of Firestone	Town of Firestone
Landscaping, utility & sign		G	5,791	0.13	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		H	3,666	0.08	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		I	7,072	0.16	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		J	7,304	0.17	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		K	5,000	0.11	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		L	3,346	0.08	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		M	4,900	0.10	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		N	4,544	0.10	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		O	3,833	0.09	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		P	3,666	0.08	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		Q	5,030	0.12	HDA	U.S. Home Corp.	HDA
Pedestrian, access & utility easement		R	3,542	0.08	HDA	U.S. Home Corp.	HDA
Public right-of-way		S	2,268	0.05	Town of Firestone	Town of Firestone	Town of Firestone
Landscaping, utility & sign		T	100	0.00	HDA	U.S. Home Corp.	HDA
TOTAL		-	331,879	7.6	-	-	-

NOTES:

1. Mail look locations to be coordinated with the U.S. Postal Service.

LAND USE TABLE

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential	12.4	45%	77	6.2 (Net)
Open Space	7.6	28%	-	-
Public Street Right-of-Way	7.5	27%	-	-
TOTAL	27.5	100%	77	2.8 (Gross)

RESIDENTIAL DENSITIES

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential (4,500 square foot min.)	9.4	34%	61	6.5 (Net)
Residential (5,000 square foot min.)	2.2	8%	14	6.3 (Net)

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (4,500 square foot min.)	20 feet	5 feet	15 feet
Residential (5,000 square foot min.)	20 feet	5 feet	15 feet
Residential (14,700 square foot min.) (Block 1, Lots 1 & 2)	20 feet	5 feet	100 feet

THE FIRESTONE COLORADO
3330
FIRESTONE COLORADO
FIRESTONE COLORADO

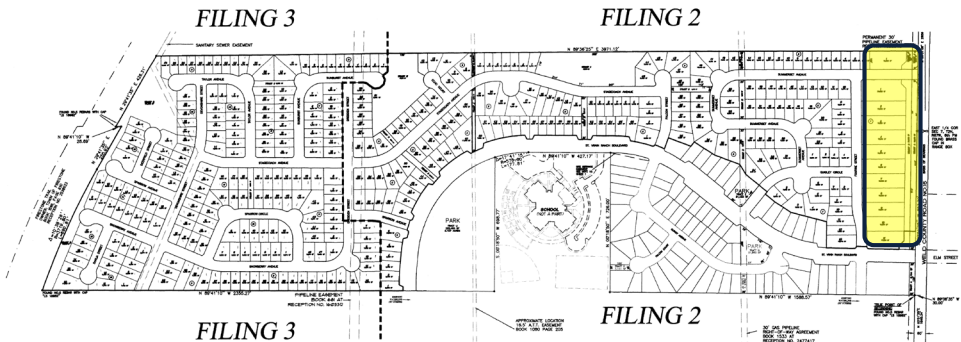
100 West Center
Firestone, Colorado 80505
Tel: 970.535.1000
Fax: 970.535.1000

FINAL DEVELOPMENT PLAN
RIDGE CREST SUBDIVISION FILING NO. 1
SITE PLAN

Owner:
U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

Issue Date:
November 11, 1998

Final Development Plan – F2/3



TO
COUNTY CLERK
COUNTY OF
0000

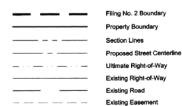
Owner
Name
Address

100 Pine Valley
Boulder, Colorado 80504
Tel: 303.441.1234
Fax: 303.441.1234
Email: 303.441.1234

FINAL DEVELOPMENT PLAN
RIDGE CREST P.U.D. FILING NO. 2/3
SITE PLAN

Owner:
U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

LEGEND



OPEN SPACE

TYPE OF OPEN SPACE	TRACT	SQUARE FEET	ACRES	OWNER	DEVELOPER	MAINTENANCE RESPONSIBILITY
Public right-of-way	A	28,189	.65	Town of Firestone	Town of Firestone	Town of Firestone
Open space and utility easement	B	24,239	.56	HDA	U.S. Home Corp.	HDA
Open space and utility easement	C	3,685	.08	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	D	4,254	.14	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	E	5,000	.14	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	F	3,000	.07	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	G	6,262	.14	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	H	6,679	.15	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	I	66,608	2.03	Town of Firestone	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	J	5,409	.12	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	K	2,152	.05	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	L	6,748	.15	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	M	3,072	.07	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	N	73,981	1.70	Town of Firestone	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	O	8,367	.19	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	P	6,382	.15	HDA	U.S. Home Corp.	HDA
Open space, pedestrian & utility easement	Q	151,349	2.33	Town of Firestone	U.S. Home Corp.	HDA
TOTAL		376,206	8.68			

Total integrated area = 8.68 acres
1.5 CBT share of water/sewer area of integrated area = 1.27 acres CBT

NOTES:

1. Mail stop locations to be coordinated with the U.S. Postal Service.

(UNOFFICIAL COPY)

LAND USE TABLE

LAND USE	ACRES	% OF TOTAL ACRES	UNITS	DENSITY (DU/AC)
Residential	64.20	68.6%	412	7.06(net)
Open Space	5.03	5.4%	-	-
Public Street Right-of-Way	1.67	22.0%	-	-
TOTAL	64.90	100.0%	-	4.85(gross)

RESIDENTIAL DENSITIES

LAND USE	ACRES	% OF TOTAL ACRES	UNITS	DENSITY (DU/AC)
Residential (4,500 square foot min.)	24.27	28.9%	192	7.91(net)
Residential (5,000 square foot min.)	39.93	71.1%	220	5.51(net)

Issue Date
2/8/21/1999
December 28, 1999

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (4,500 square foot min.)	20 feet	5 feet	15 feet
Residential (5,000 square foot min.)	20 feet	5 feet	15 feet
Residential (14,974 square foot min.) (Block 1, Lots 1-11)	20 feet	5 feet	100 feet
Residential (14,974 square foot min.) (Block 2, Lot 1)	20 feet	5 feet west 100 feet east	15 feet

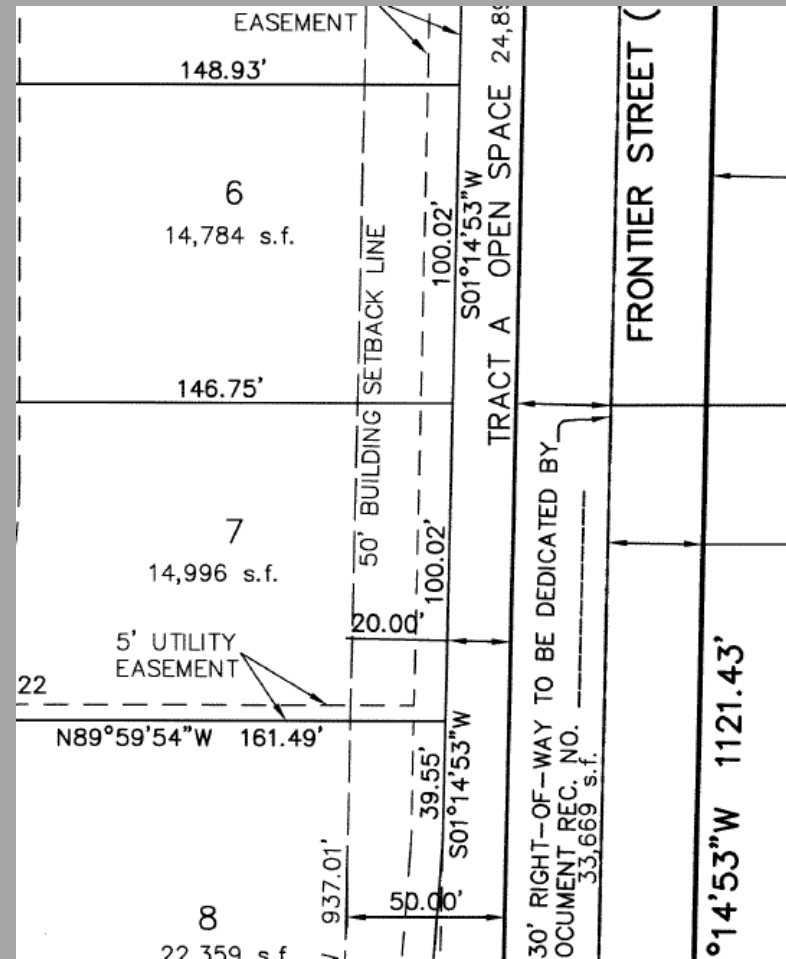
Sagebrush FDP (2003)



SETBACKS:

- FRONT SETBACK SHALL BE 20 FEET FROM THE FRONT PROPERTY LINE.
- SIDE YARD SETBACK SHALL BE 7 FEET FROM PROPERTY LINE TO THE FOUNDATION WALL.
- REAR YARD SETBACK SHALL BE 20 FEET FROM THE REAR PROPERTY LINE.
- SIDE YARD CORNER SETBACK SHALL BE 15 FEET FROM THE STREET SIDE PROPERTY LINE.

Sagebrush FDP (2003)



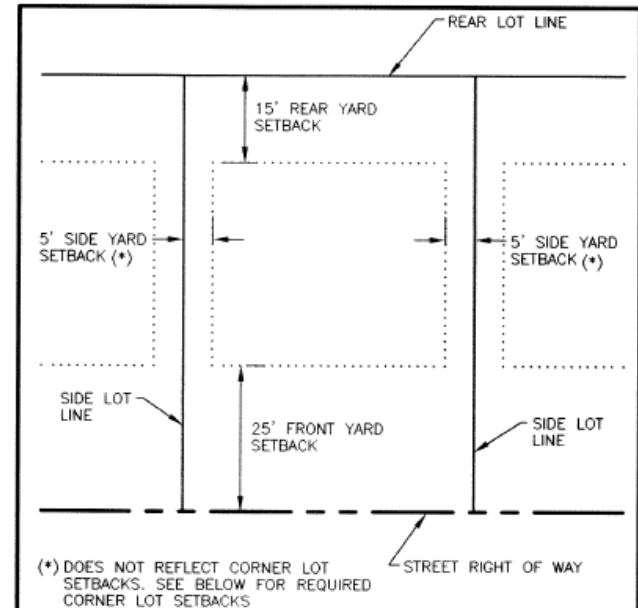
Sagebrush



St Vrain Ranch FDP (2000)



SETBACKS



STANDARD LOT

FRONT..... 25 FEET

SIDE..... 5 FEET MIN.

REAR..... 15 FEET (**)
50 FEET
FRONTIER ST.

CORNER LOT

FRONT..... 25 FEET

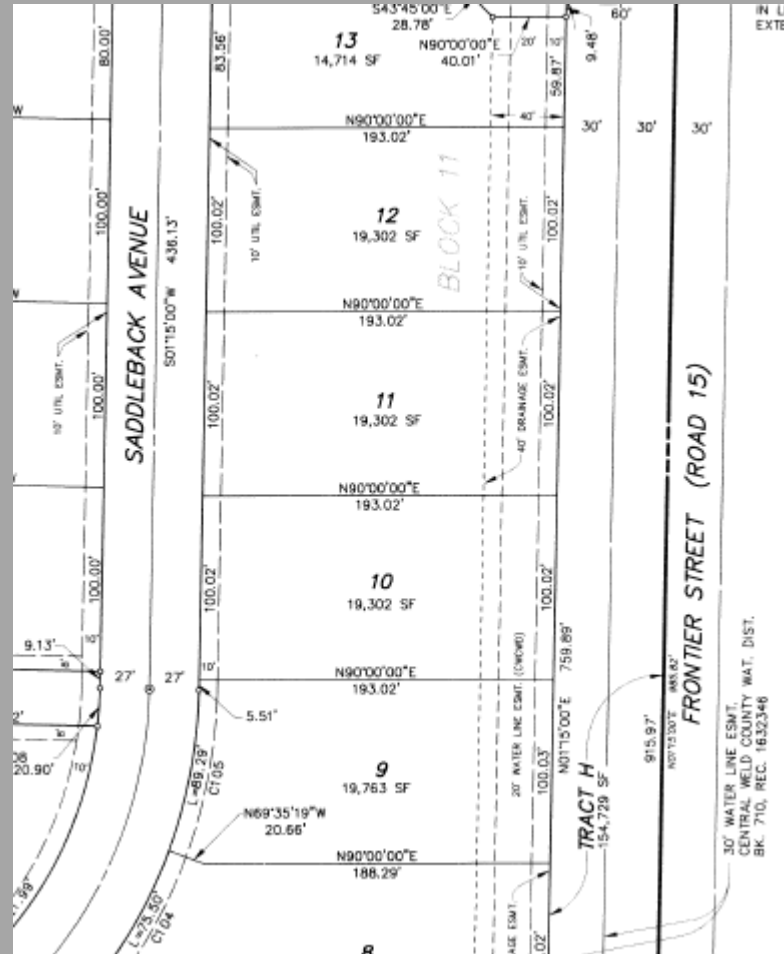
SIDE (ON STREET)..... 15 FEET

SIDE (RESIDENTIAL)..... 5 FEET

REAR..... 15 FEET (**)
50 FEET(FRONTIER ST.)

** TO RESIDENTIAL STRUCTURE

St Vrain Ranch FDP (2000)



St Vrain Ranch



Saddleback Estates

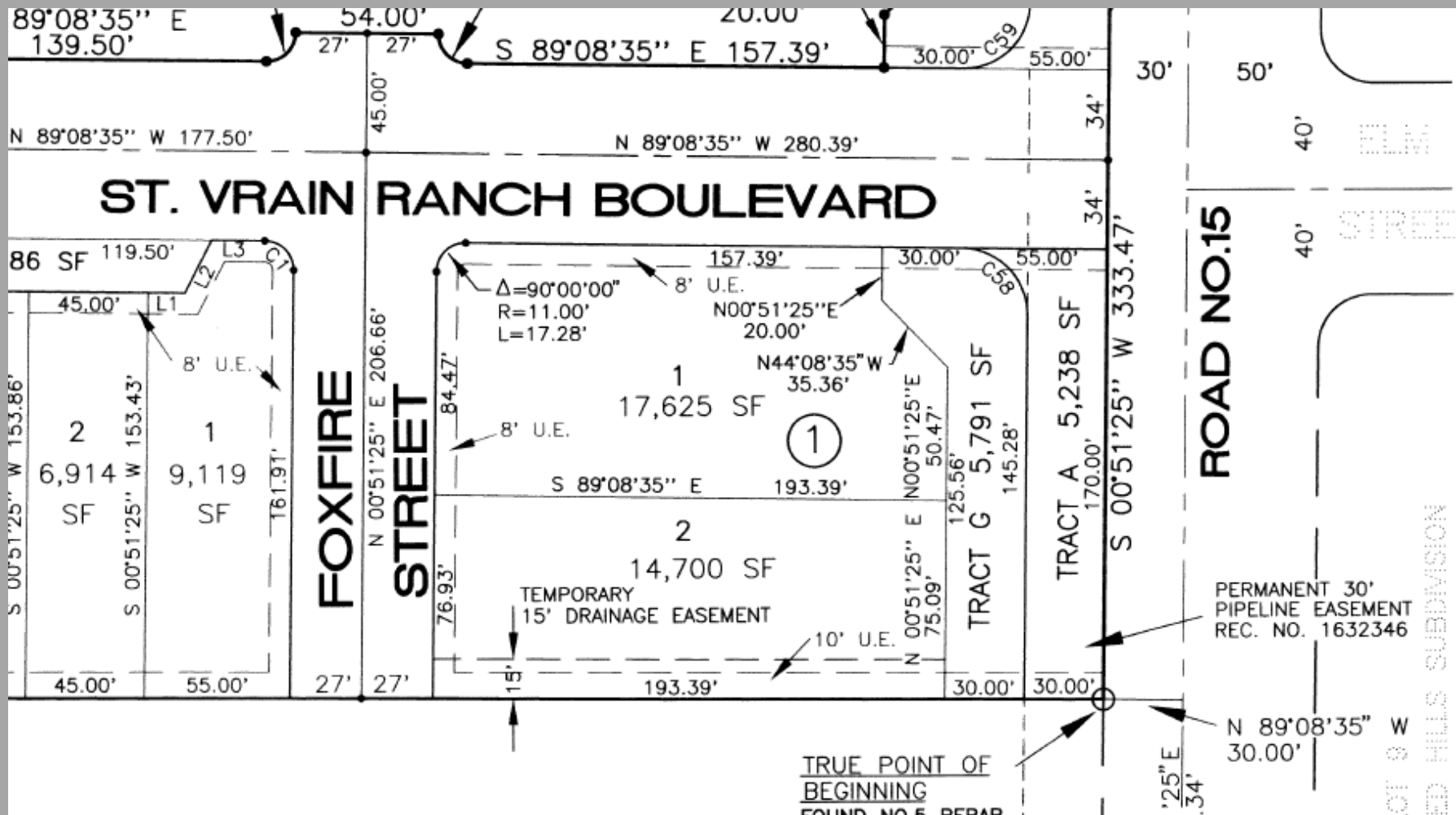


Ridge Crest

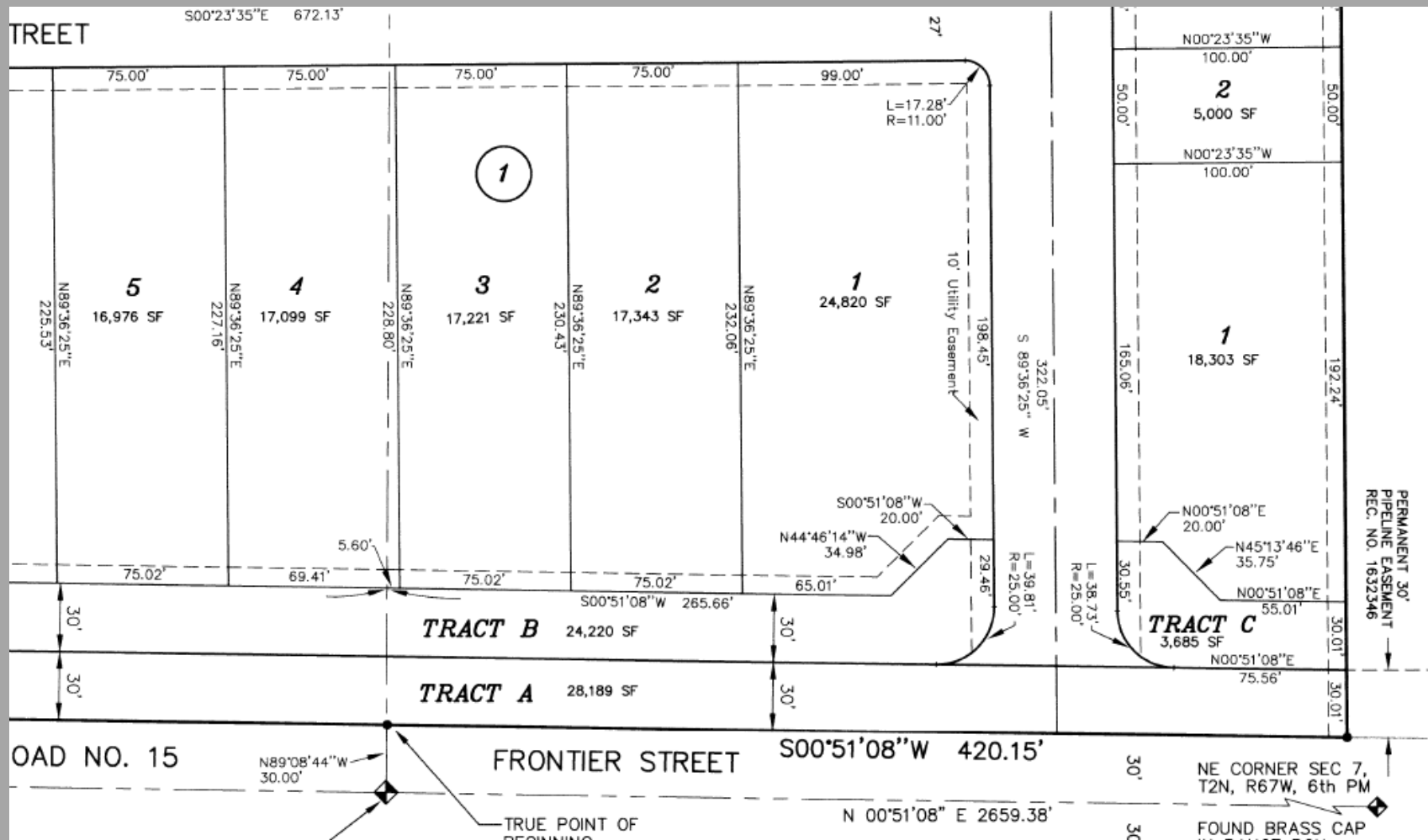


Ridge Crest FDPs





Ridge Crest FDPs



Approval Criteria



- Any significant adverse **impacts** reasonably anticipated to result from the use will be **mitigated or offset** to the maximum extent reasonably practicable



Site



Staff Recommendation



At its July 15, 2021 regular meeting, the Planning & Zoning Commission approved Resolutions PC-21-06 & PC-21-07, resolutions recommending approval of the Ridge Crest Subdivision Filing 1 FDP Amendment #1 and Ridge Crest PUD Filings 2/3 FDP Amendment #1 to the Board of Trustees as proposed and presented.

Staff recommends the Board of Trustees approve Resolutions 21-87 and 21-88, resolutions approving the FDP amendments.

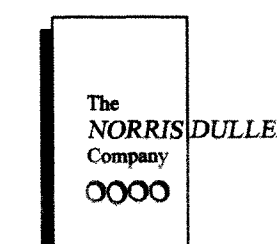
FINAL DEVELOPMENT PLAN

RIDGE CREST P.U.D. FILING 2/3

TOWN OF FIRESTONE

WELD COUNTY

STATE OF COLORADO



Planning
Landscape Architecture

710 West Colfax
Denver, Colorado 80204
Fax: 303 892 1186
Phone: 303 892 1166

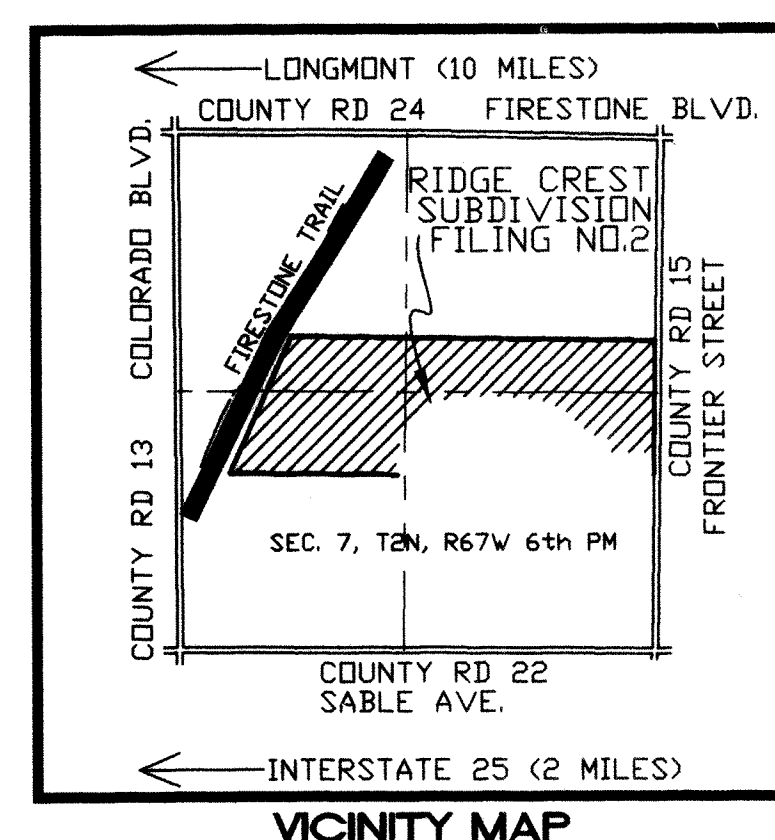
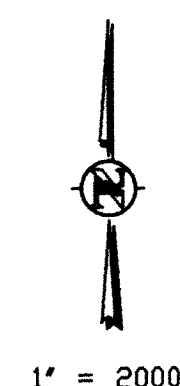
FINAL DEVELOPMENT PLAN
RIDGE CREST P.U.D. FILING NO. 2/3
COVER SHEET

APPROVALS

Approved by the Planning Commission of the Town of Firestone, Colorado, this
3rd day of November, 2000
Chairman Secretary

Approved by the Town Board of Trustees of the Town of Firestone, Colorado, this
2nd day of March, 2000
Mayor ATTEST: Town Clerk

VICINITY MAP



SHEET INDEX

1. Cover Sheet
2. Site Plan
3. Building Elevations
4. Details
5. Phasing Plan
- 1-4. Addressing Plan Filing 2
- 1-3. Addressing Plan Filing 3
- G1-5. Grading Plans
- L1-11. Landscape Plans/Details
- I1-I11. Irrigation Plans/Details

Applicant:

U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

Planner:

The
NORRIS DULLEA
Company
Planning
Landscape Architecture
710 West Colfax
Denver, Colorado 80204
Fax: 303 892 1186
Phone: 303 892 1166

Landscape Architect:

Bromfield &
Associates
102 Inverness Terrace East
Englewood, Colorado 80112

Civil Engineer/Surveyor:

ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING
8301 E. Prentice Ave.
Suite 101
Englewood, CO 80111
Date: 07-29-98 Job No. 0965.019.01 FAX (303) 741-6106



Issue Date
July 27, 1999
December 28, 1999

Revision Date
January 12, 2000
February 14, 2000
March 10, 2000
March 27, 2000

Sheet Title
Cover
Sheet

Sheet Number
1 of 5

FINAL DEVELOPMENT PLAN
RIDGE CREST P.U.D. FILING NO. 2/3
SITE PLAN

Owner:

U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

Issue Date

July 27, 1999

December 28, 1999

Revision Date

January 12, 2000

February 14, 2000

March 10, 2000

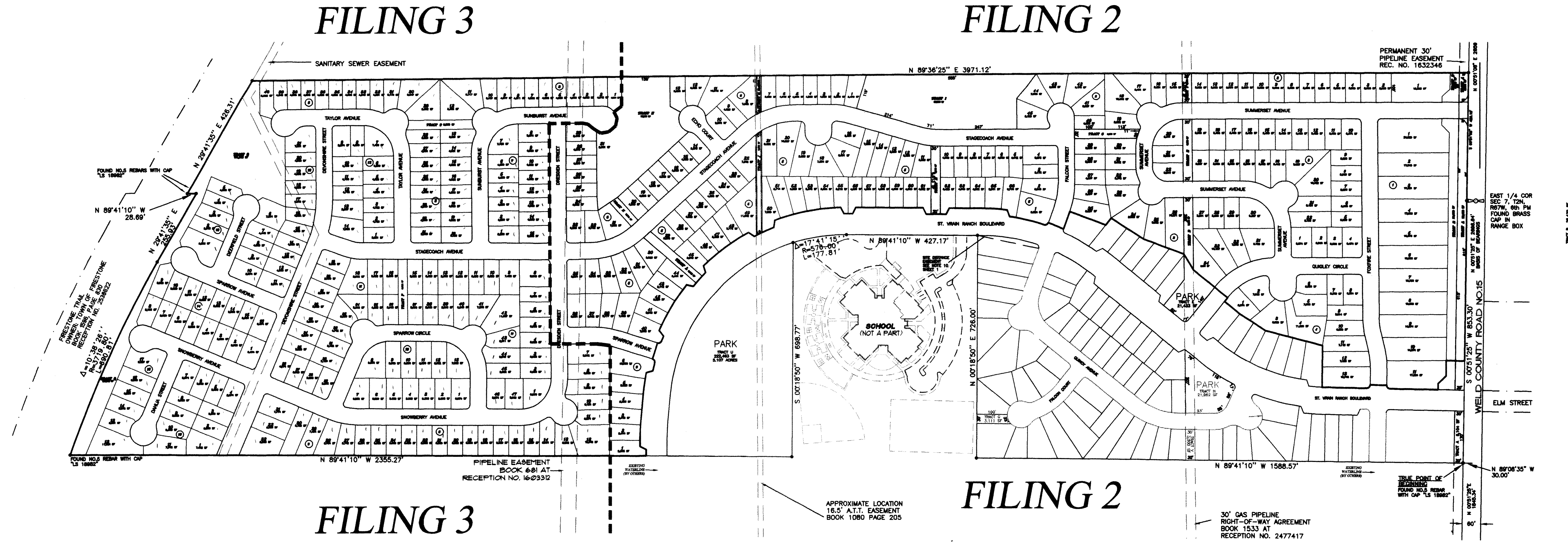
March 27, 2000

Sheet Title

Site Plan

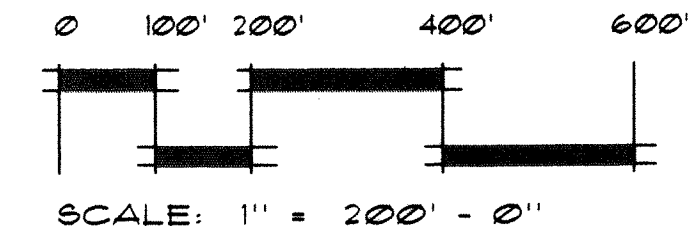
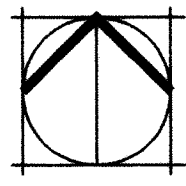
Sheet Number

2 of 5



LEGEND

- Filing No. 2 Boundary
- Property Boundary
- Section Lines
- Proposed Street Centerline
- Ultimate Right-of-Way
- Existing Right-of-Way
- Existing Road
- Existing Easement



OPEN SPACE

TYPE OF OPEN SPACE	TRACT	SQUARE FEET	ACRES	OWNER	DEVELOPER	MAINTENANCE RESPONSIBILITY
Public right-of-way	A	28,189	.65	Town of Firestone	Town of Firestone	Town of Firestone
Open space and utility easement	B	24,220	.56	HOA	U.S. Home Corp.	HOA
Open space and utility easement	C	3,685	.08	HOA	U.S. Home Corp.	HOA
Open space, pedestrian & utility easement	D	6,254	.14	HOA	U.S. Home Corp.	HOA
Open space, pedestrian & utility easement	E	6,000	.14	HOA	U.S. Home Corp.	HOA
Open space, pedestrian & utility easement	F	3,000	.07	HOA	U.S. Home Corp.	HOA
Open space, pedestrian & utility easement	G	6,262	.14	HOA	U.S. Home Corp.	HOA
Drainage and utility easement	H	6,619	.15	HOA	U.S. Home Corp.	HOA
Drainage and utility easement	I	88,608	2.03	Town of Firestone	U.S. Home Corp.	HOA
Utility easement	J	5,408	.12	HOA	U.S. Home Corp.	HOA
Utility easement	K	2,102	.05	HOA	U.S. Home Corp.	HOA
Pedestrian, drainage & utility easement	L	6,718	.15	HOA	U.S. Home Corp.	HOA
Pedestrian, drainage & utility easement	M	3,072	.07	HOA	U.S. Home Corp.	HOA
Pedestrian, drainage & utility easement	N	73,981	1.70	Town of Firestone	U.S. Home Corp.	HOA
Open space, pedestrian & utility easement	O	6,357	.15	HOA	U.S. Home Corp.	HOA
Open space, pedestrian & utility easement	P	6,382	.15	HOA	U.S. Home Corp.	HOA
Drainage and utility easement	Q	101,349	2.33	Town of Firestone	U.S. Home Corp.	HOA
TOTAL	-	378,206	8.68	-	-	-

Total Irrigated area = s.f.
1.5 CBT shares of water/per acre of irrigated area = shares CBT

NOTES:

- Mail kiosk locations to be coordinated with the U.S. Postal Service.

LAND USE TABLE

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential	58.20	68.6%	412	7.08(net)
Open Space	8.03	9.4%	-	-
Public Street Right-of-Way	18.67	22.0%	-	-
TOTAL	84.90	100.0%	-	4.85(gross)

RESIDENTIAL DENSITIES

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential (4,500 square foot min.)	24.27	28.6%	192	7.91(net)
Residential (5,000 square foot min.)	28.71	33.8%	208	7.24(net)
Residential (14,974 square foot min.)	5.22	6.2%	12	2.30(net)
SUBTOTAL RESIDENTIAL	58.20	68.6%	412	7.08(net)
Open Space	8.03	9.4%	-	-
Public Street Right-of-Way	18.67	22.0%	-	-
TOTAL	84.90	100.0%	-	4.85(gross)

RESIDENTIAL SETBACKS

LAND USE	FRONT	SIDE	REAR
Residential (4,500 square foot min.)	20 feet	5 feet	15 feet
Residential (5,000 square foot min.)	20 feet	5 feet	15 feet
Residential (14,974 square foot min.) (Block 1, Lots 1-11)	20 feet	5 feet	100 feet
Residential (14,974 square foot min.) (Block 2, Lot 1)	20 feet	5 feet west 100 feet east	15 feet



'A' Elevation

EDISON



'B' Elevation



'C' Elevation



'C' Elevation

FRANKLIN



'A' Elevation



'B' Elevation



'C' Elevation

FULTON



'A' Elevation



'B' Elevation



'C' Elevation
3 Bedroom Option

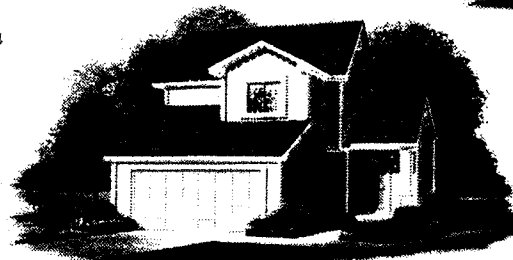
STANLEY



'A' Elevation - 3 Bedroom Option



'B' Elevation - 3 Bedroom Option



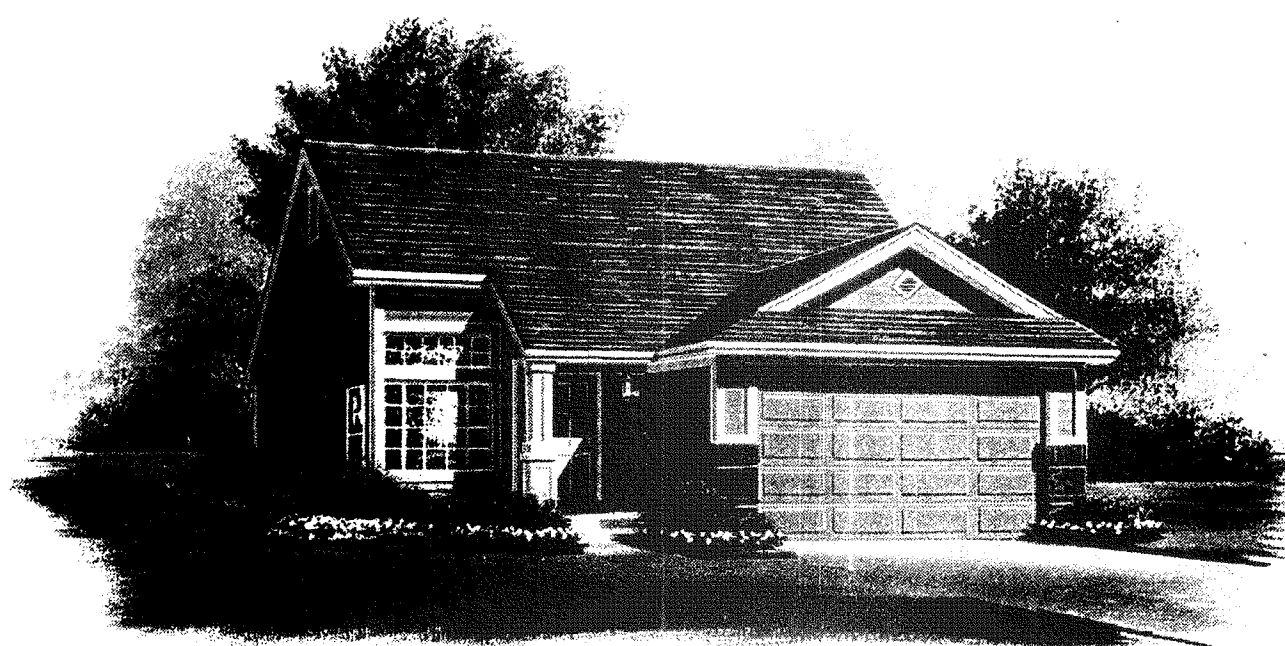
'A' Elevation



'B' Elevation



'C' Elevation



'B' Elevation

WHITNEY



'A' Elevation



'C' Elevation



'B' Elevation

WRIGHT



'A' Elevation



'C' Elevation

Owner:

U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

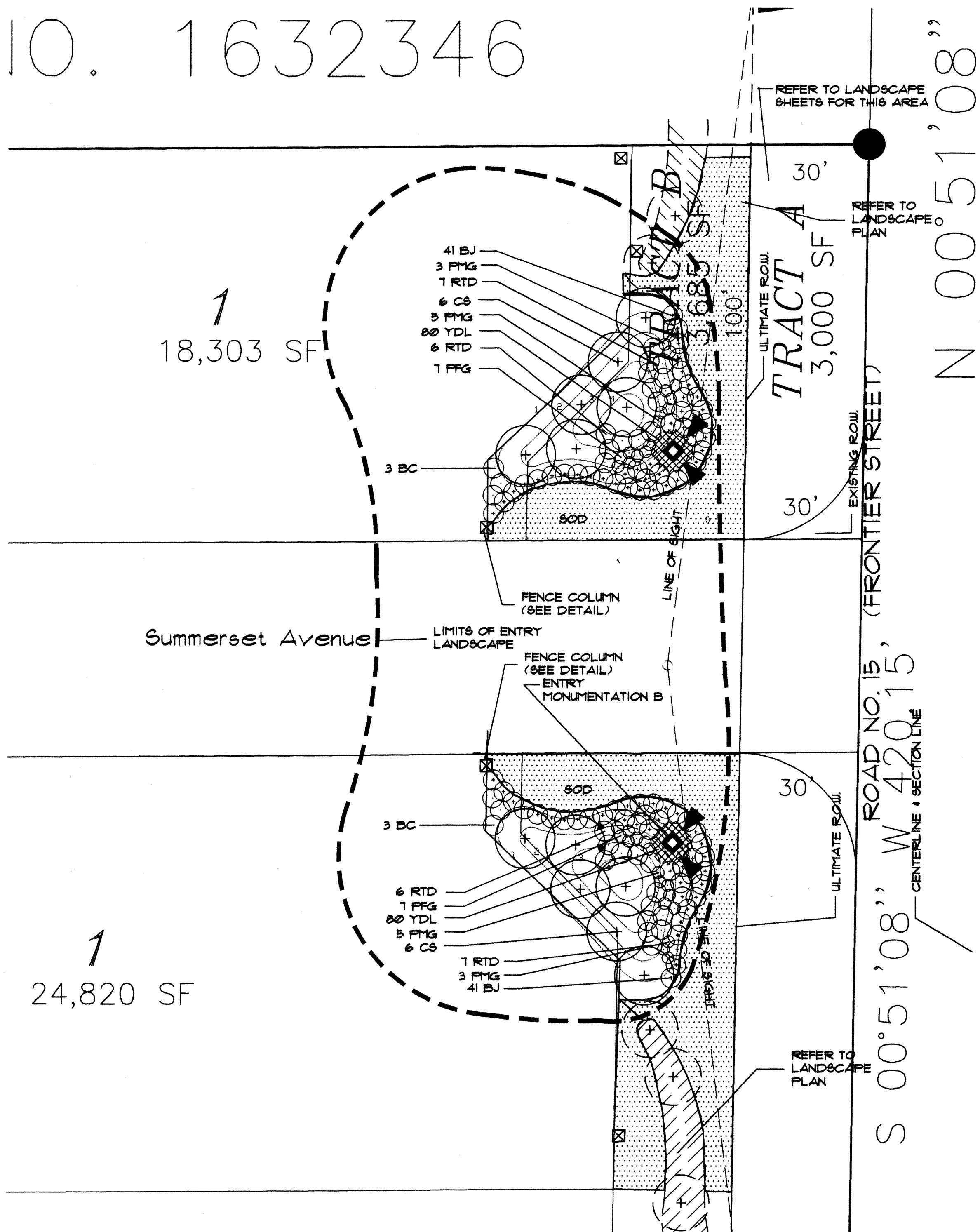
Issue Date
July 27, 1999

Revision Date

Sheet Title
Architectural
Elevations

Sheet Number
3 of 5

10. 1632346



Road No. 15 - Entry Monumentation

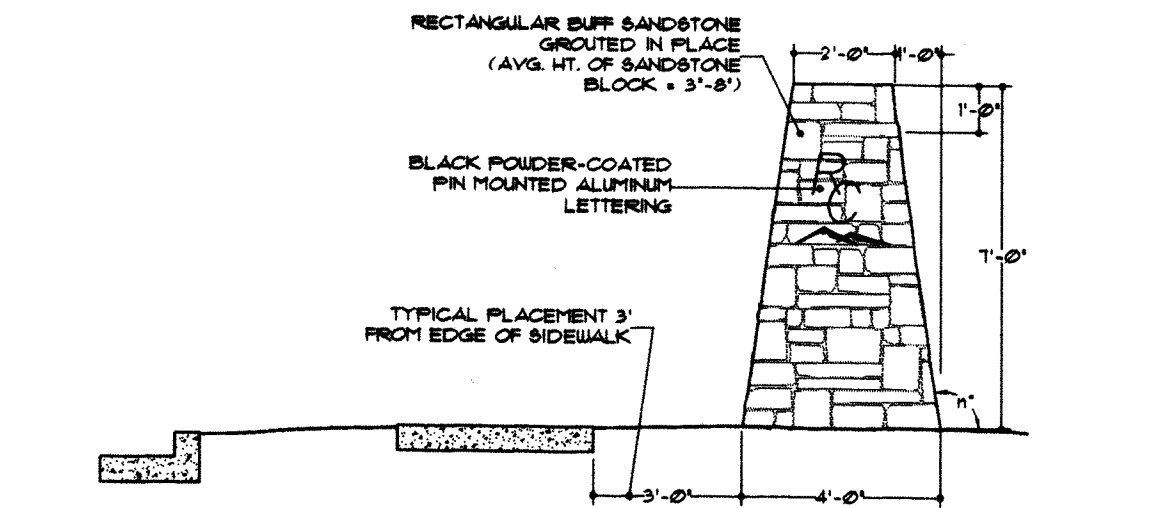
LANDSCAPE PLAN SCALE 1"=20'-0"

ENTRY MONUMENTATION PLANT LIST

KEY	COMMON NAME	BOTANICAL NAME	SIZE
CS	COLORADO SPRUCE	PICEA PUNGENS	8' B.B.
RTD	REDTIG DOGWOOD	CORNUS SPP.	5 GAL.
BC	BLACK CHOKEBERRY	PRUNUS VIRGINIANA	5 GAL.
FMG	PURPLE MAIDEN GRASS	MISCANTHUS SINENSIS 'PURPURASCENS'	5 GAL.
BU	BROADMOOR JUNIPER	JUNIPERUS HORIZONTALIS 'BROADMOOR'	5 GAL.
YDL	YELLOW DAYLILY	HEMEROCALLIS 'YELLOW STONE'	1 GAL.

NOTE: REFER TO LANDSCAPE PLAN FOR ADDITIONAL LANDSCAPE NOTES.

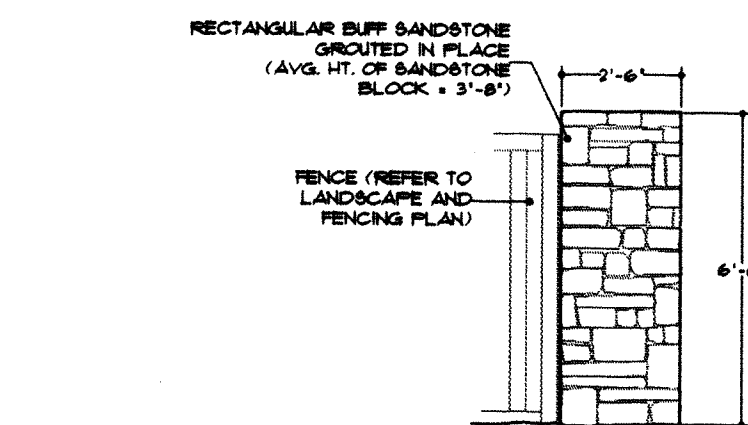
Entry Monumentation B
& Collector/Residential Street Monumentation



Collector/Residential Street Monumentation

ELEVATION SCALE 1/4"=1'-0"

▲ DENOTES LOCATION OF ALUMINUM LETTERING IN PLAN



Fence Column

ELEVATION SCALE 1/4"=1'-0"

The NORRIS DULLEA
Company
0000

Planning
Landscape Architecture

710 West Colfax
Denver, Colorado 80204
Fax: 303 892 1186
Phone: 303 892 1166

FINAL DEVELOPMENT PLAN
RIDGE CREST P.U.D. FILING NO. 2/3
MONUMENTATION

Owner:

U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

Issue Date

July 27, 1999

December 28, 1999

Revision Date

January 12, 2000

February 14, 2000

March 10, 2000

March 27, 2000

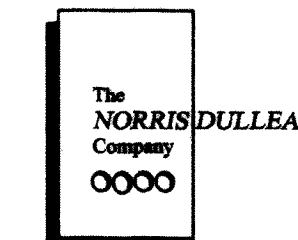
Sheet Title

Monumentation

Sheet Number

4 of 5

PURPORTED COPY



Planning
Landscape Architecture

710 West Colfax
Denver, Colorado 80204
Fax: 303 892 1186
Phone: 303 892 1166

FINAL DEVELOPMENT PLAN
RIDGE CREST P.U.D. FILING NO. 2/3
PHASING PLAN

Owner:

U.S. Home
Corporation,
A Delaware Corporation
6000 Greenwood Plaza Blvd.
Suite 200
Englewood, CO 80111

Issue Date
September 30, 1999
December 28, 1999

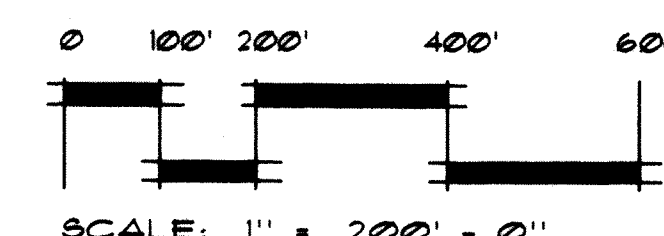
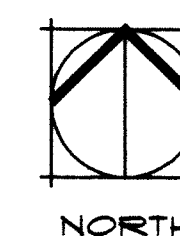
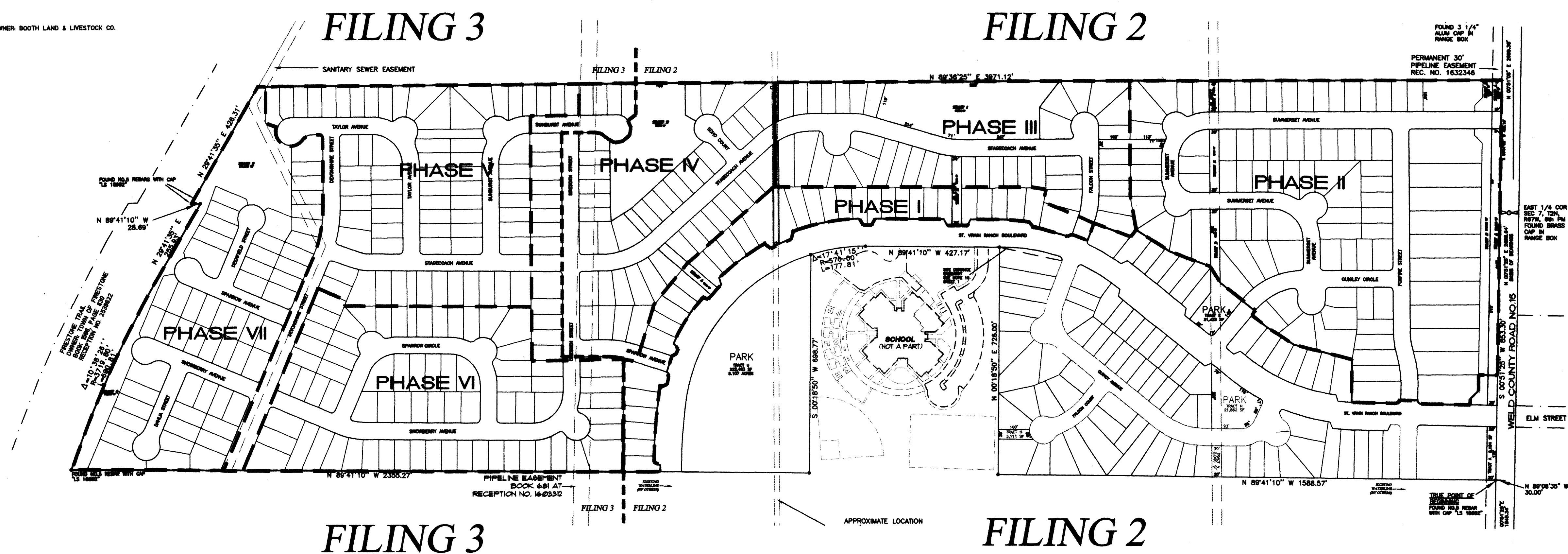
Revision Date
January 12, 2000
February 14, 2000
March 10, 2000
March 27, 2000

Sheet Title
Phasing Plan

Sheet Number

5 of 5

OWNER: BOOTH LAND & LIVESTOCK CO.



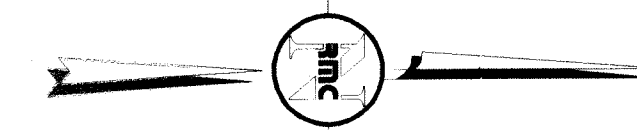
RIDGE CREST P.U.D. FILING NO. 2

ADDRESS PLAT

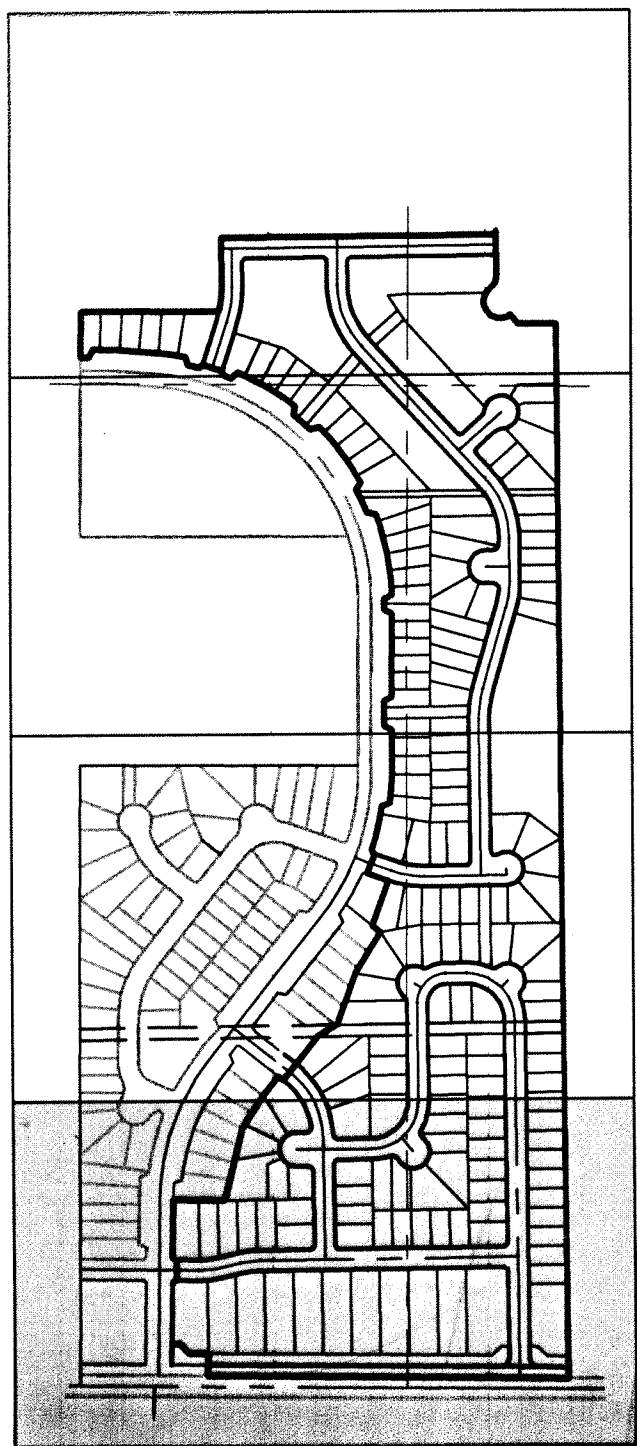
A PORTION OF SECTION 7, TOWNSHIP 2 NORTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO

SHEET 1 OF 4

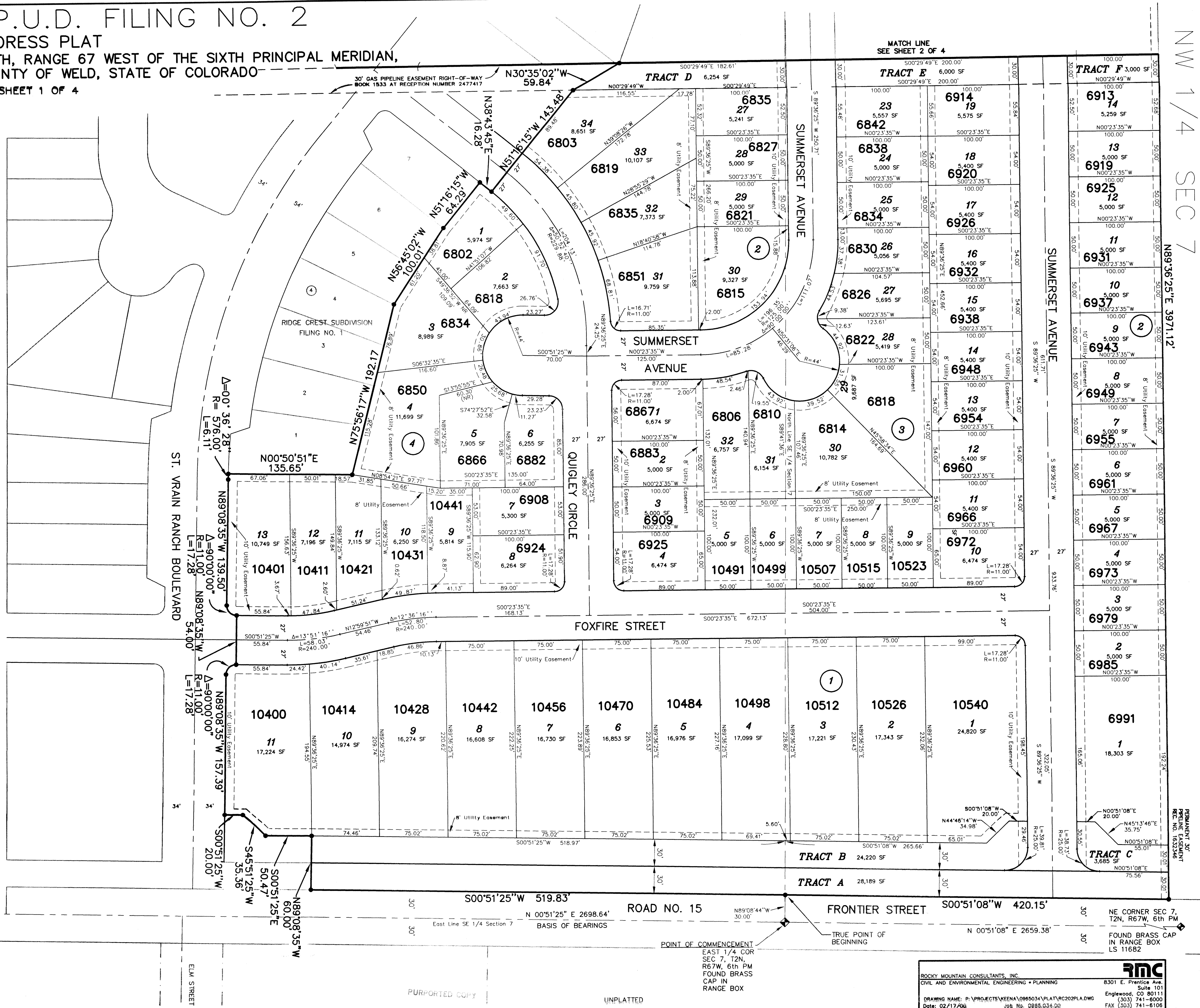
SW 1/4
SEC. 7



SCALE: 1" = 50'



SE CORNER SEC 7,
T2N, R67W, 6th PM
FOUND PIN IN RANGE BOX
CAP MISSING



PURPORTED COPY

UNPLATTED

POINT OF COMMENCEMENT
EAST 1/4 COR
SEC 7, T2N,
R67W, 6th PM
FOUND BRASS
CAP IN
RANGE BOX

FRONTIER STREET

S00°51'08"W 420.15'

NE CORNER SEC 7,
T2N, R67W, 6th PM
FOUND BRASS
CAP IN RANGE BOX
LS 11682

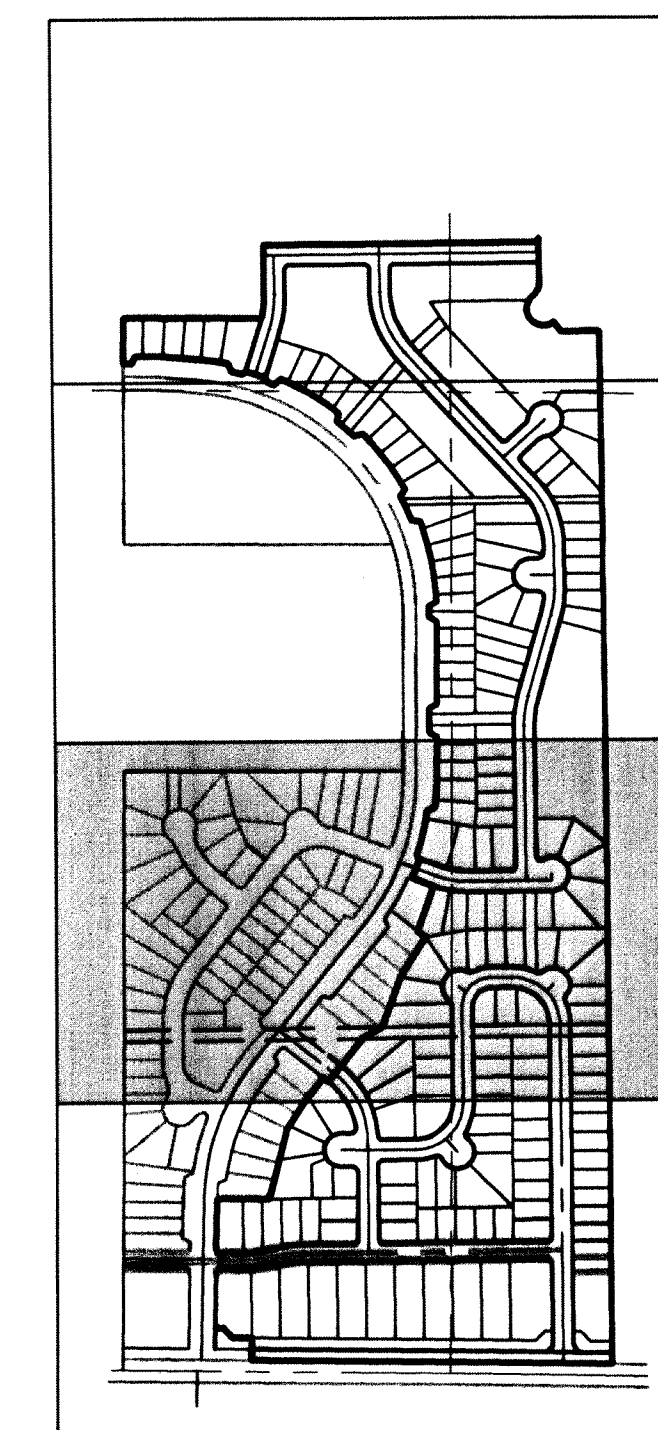
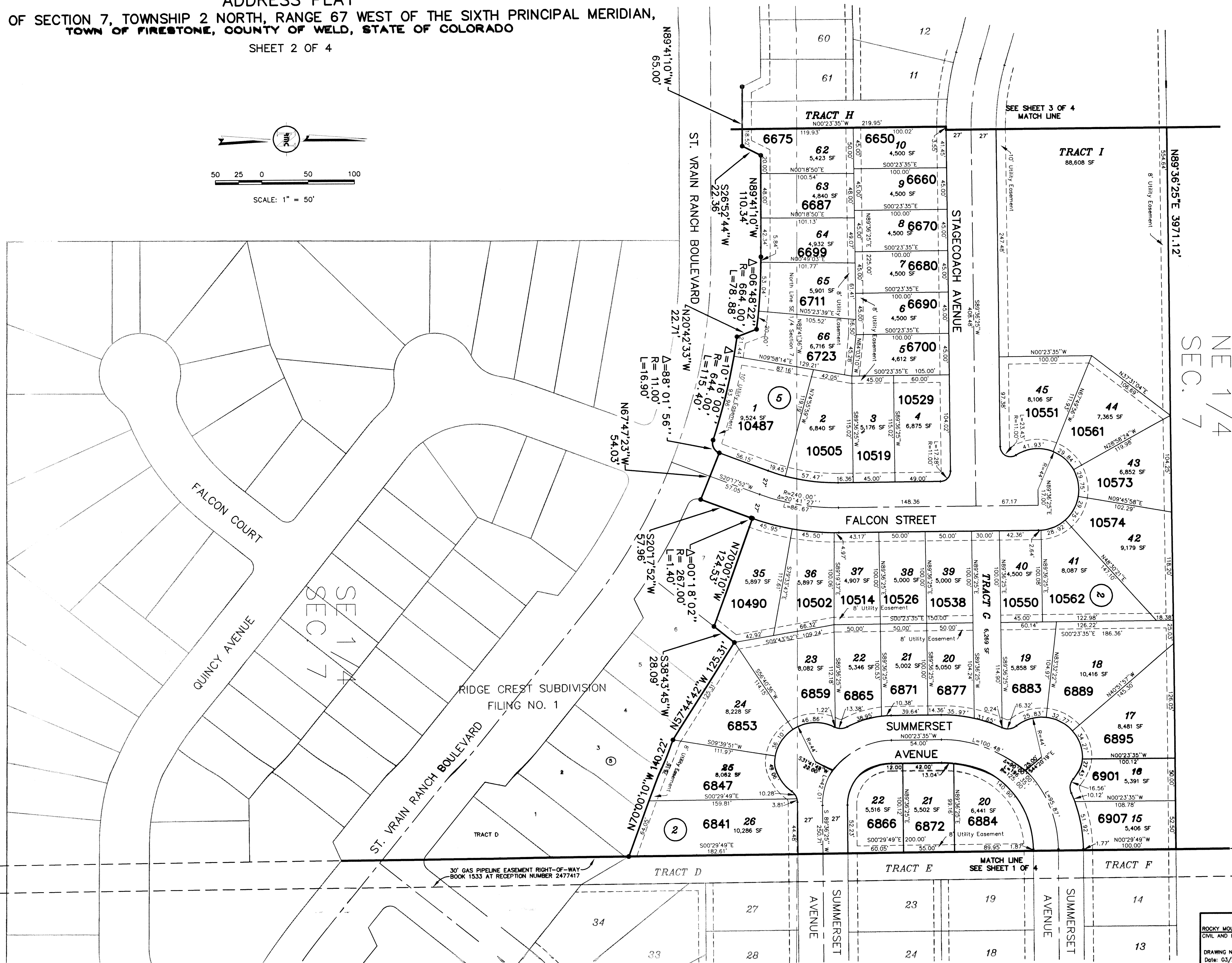
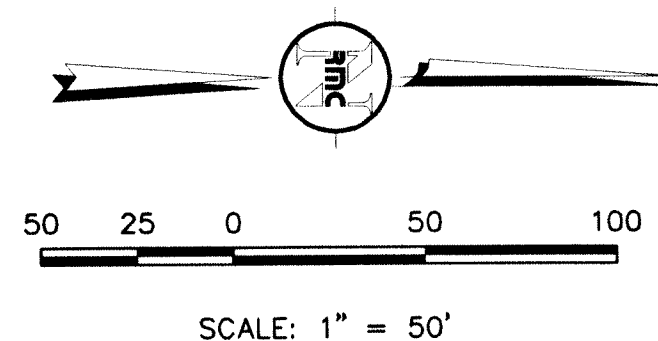
ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING
8301 E. Prentice Ave., Suite 101
Englewood, CO 80111
(303) 741-6000
Fax (303) 741-6106
DRAWING NAME: P:\PROJECTS\KEENA\0965034\PLAT\RC202PLA.DWG
Date: 02/17/00 Job No: 0855-034-00

RIDGE CREST P.U.D. FILING NO. 2

ADDRESS PLAT

A PORTION OF SECTION 7, TOWNSHIP 2 NORTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO

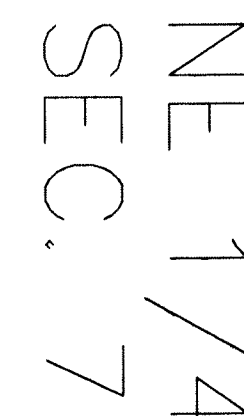
SHEET 2 OF 4



KEY MAP

ADDRESS PLAT

SHEET 3 OF 4



KEY MAP

ROCKY MOUNTAIN CONSULTANTS, INC.
 CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING
 8301 E. Prentice Avenue
 Suite 101
 Englewood, CO 80111
 (303) 741-6000
 FAX (303) 741-6106

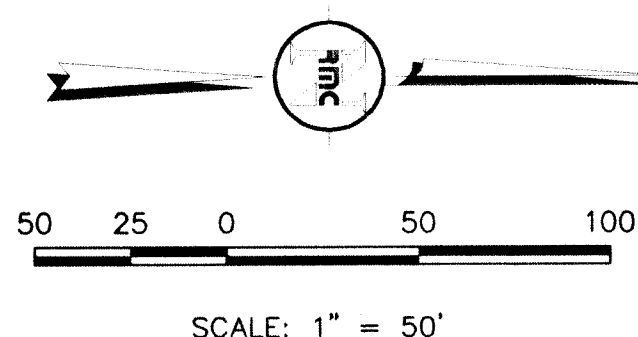
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RIDGE CREST P.U.D. FILING NO. 2

ADDRESS PLAT

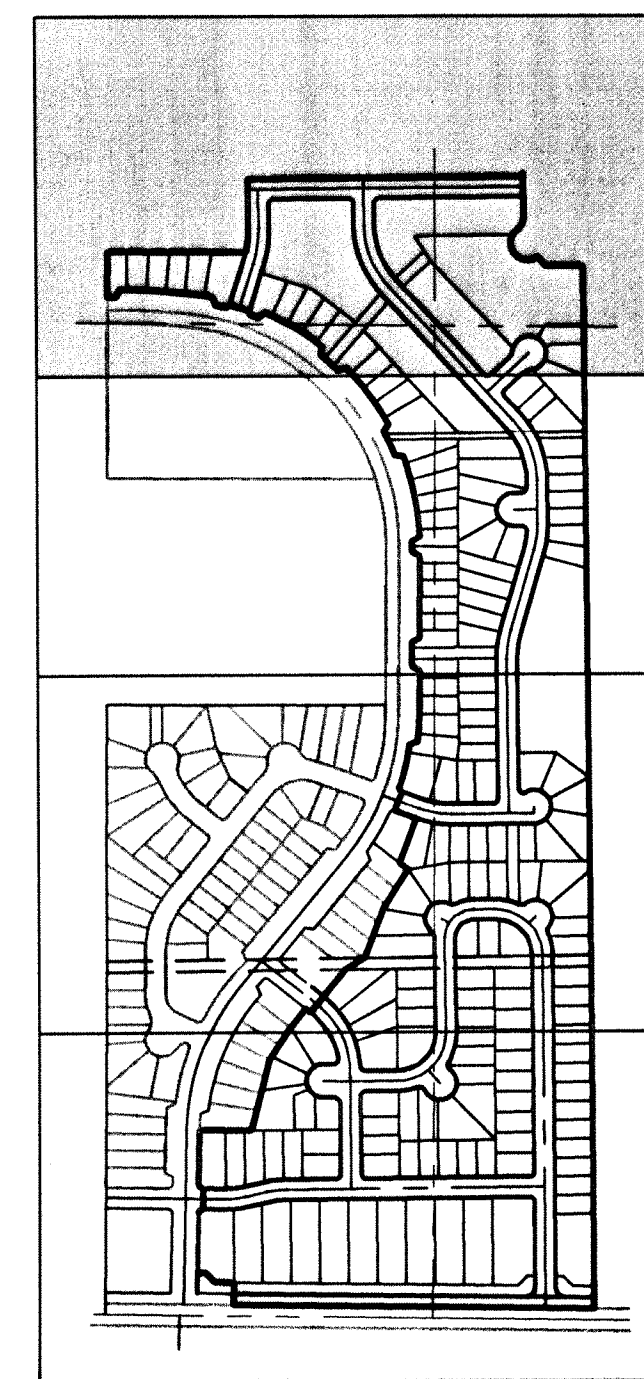
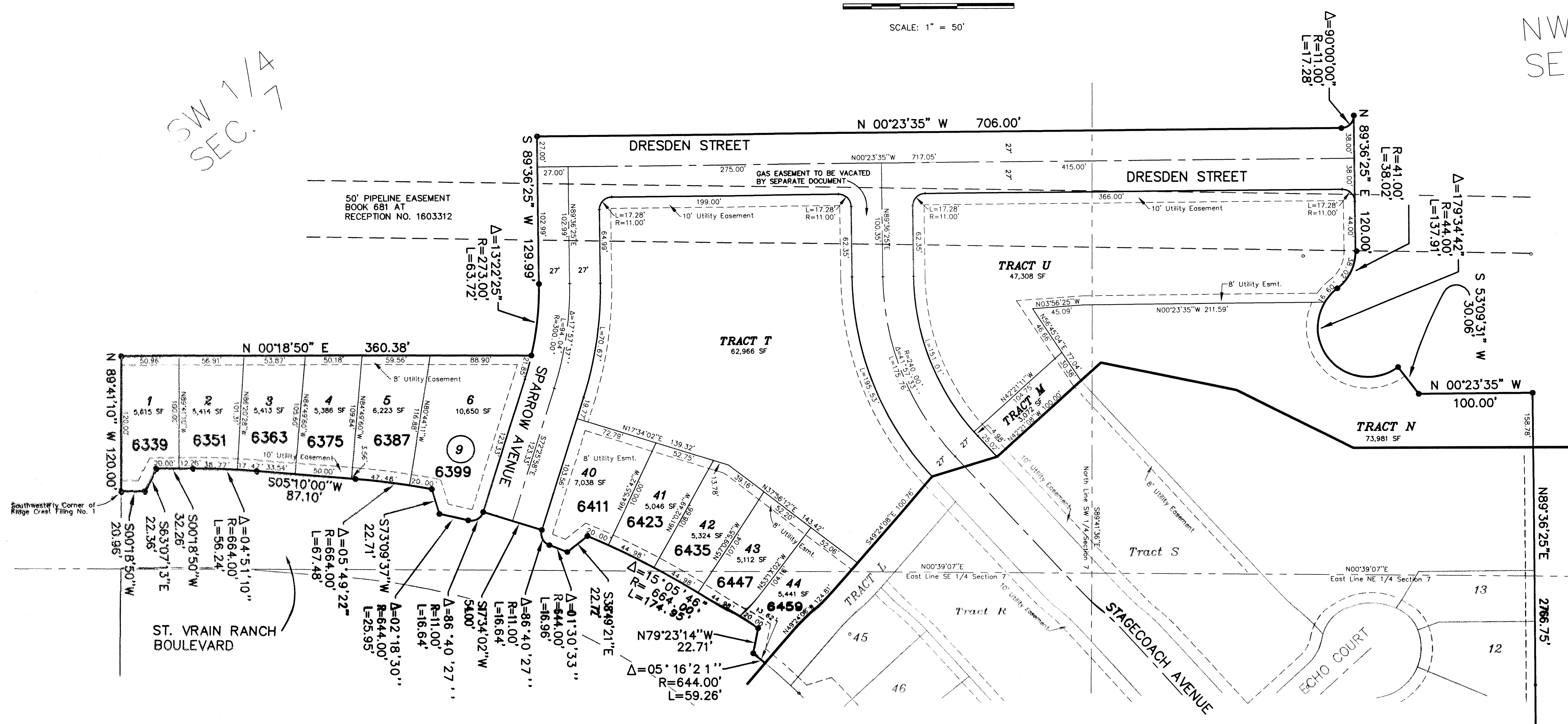
A PORTION OF SECTION 7, TOWNSHIP 2 NORTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO

SHEET 5 OF 5



SW 1/4
SEC. 7

NW 1/4
SEC. 7



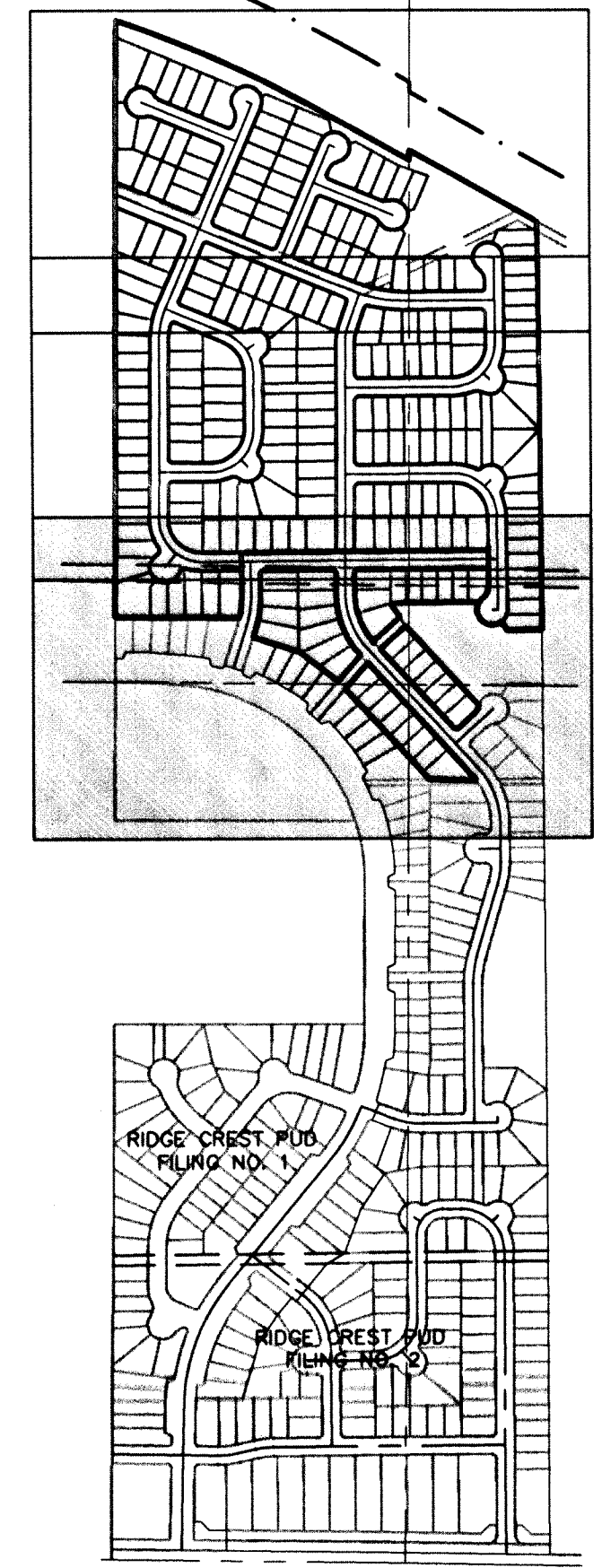
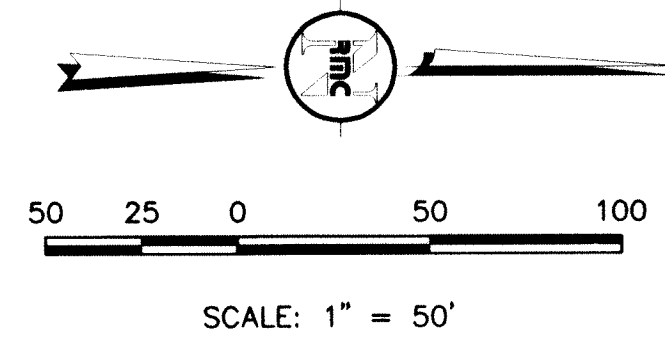
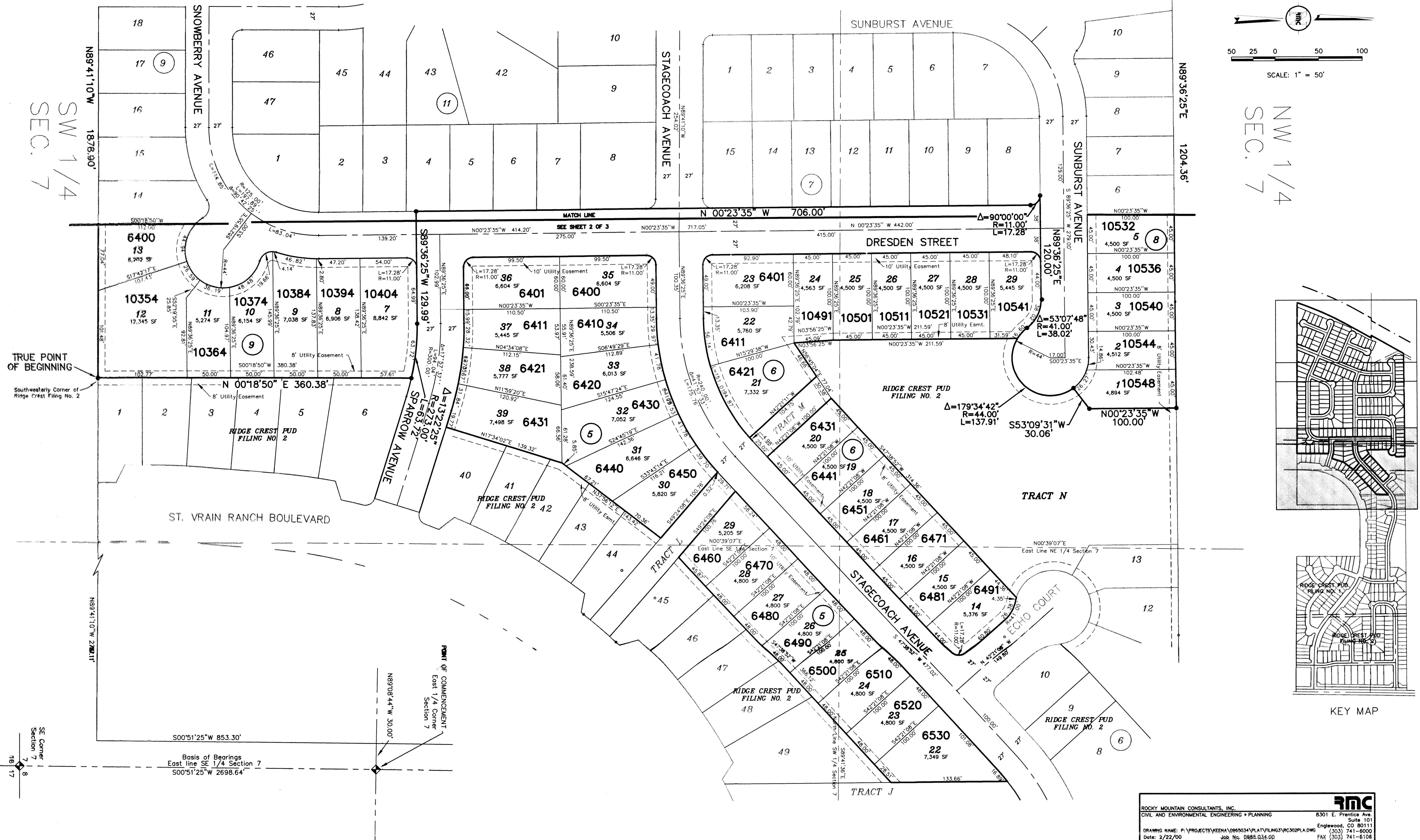
KEY MAP

RIDGE CREST P.U.D. FILING NO. 3

ADDRESS PLAT

A REPLAT OF TRACTS R, S, T, AND U, RIDGE CREST P.U.D. FILING NO. 2, AND
LOTS 22 & 23, BLOCK 5, AND LOTS 24 & 25, BLOCK 12, TOWN OF HARNEY, AND
A PORTION OF SECTION 7, TOWNSHIP 2 NORTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO

SHEET 1 OF 3



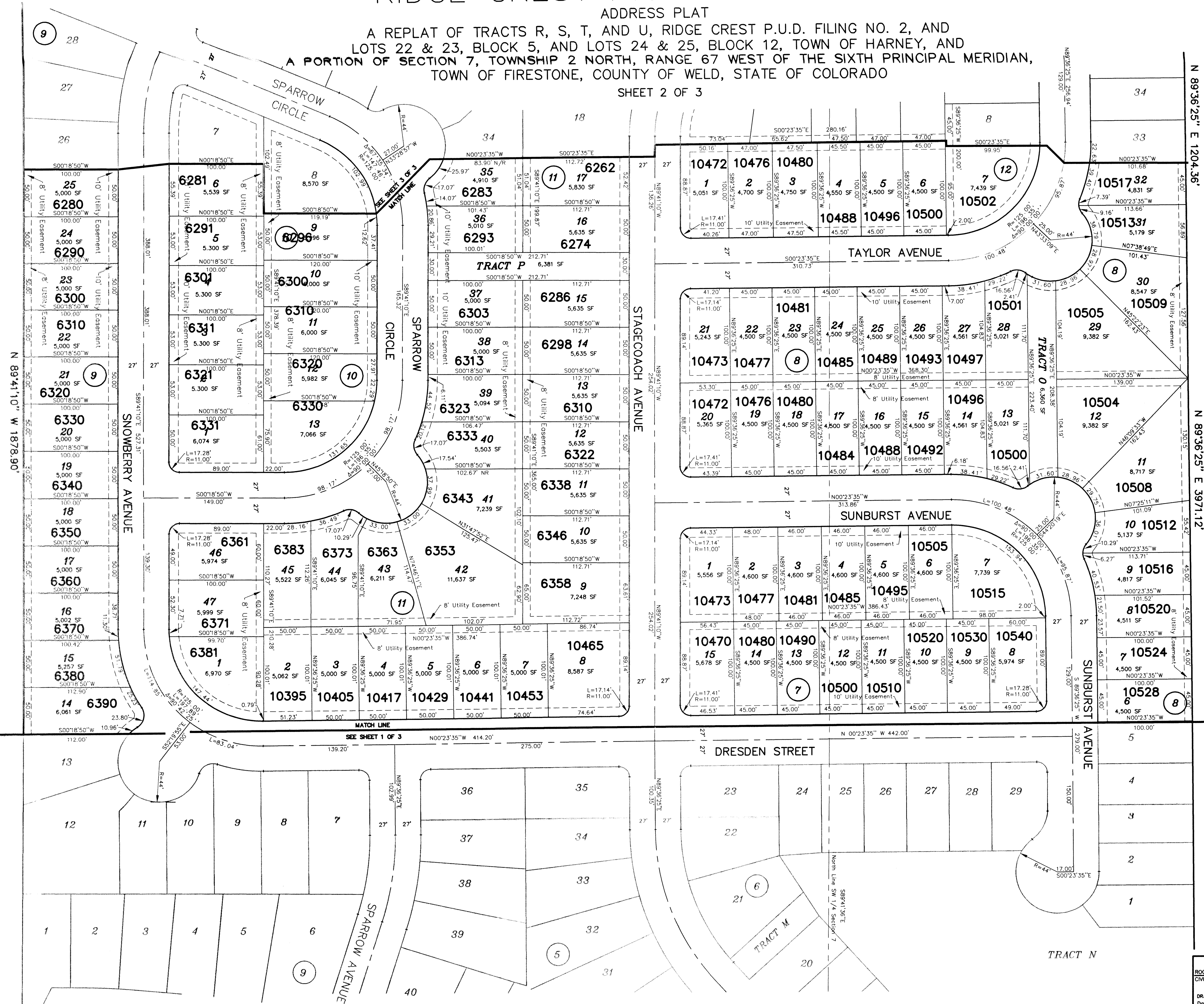
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RIDGE CREST P.U.D. FILING NO. 3

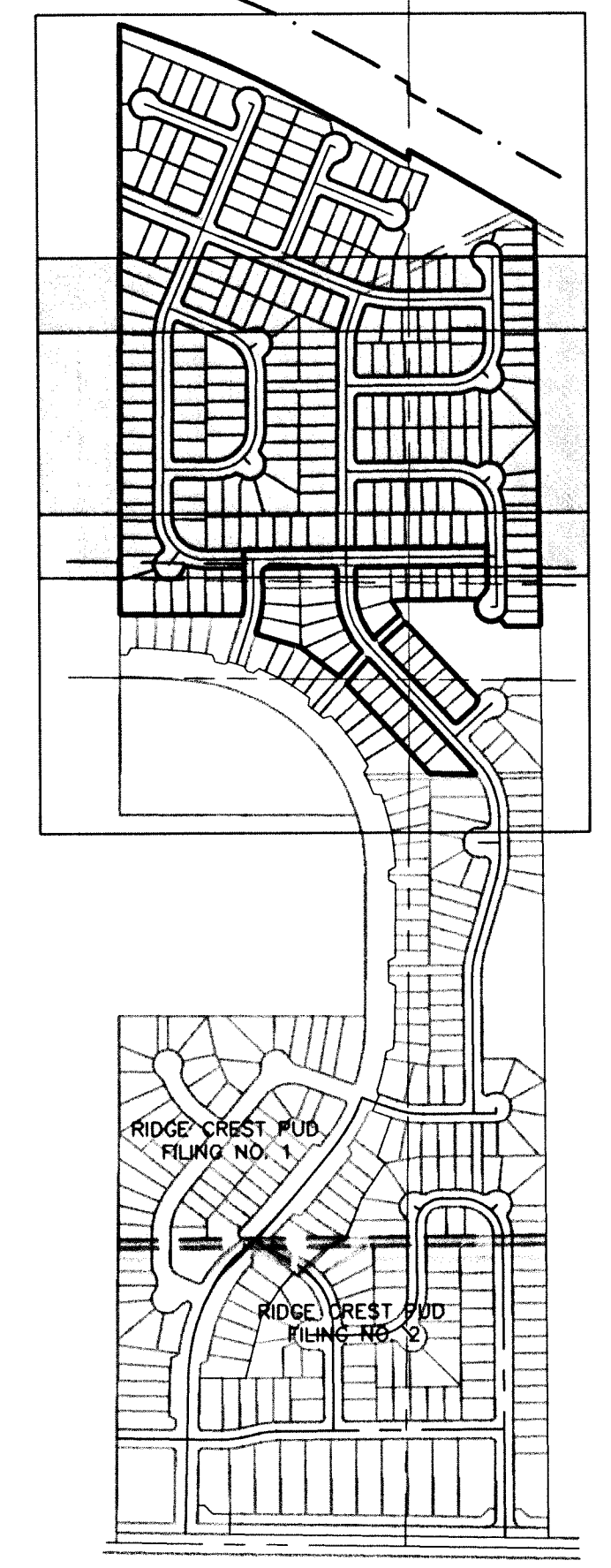
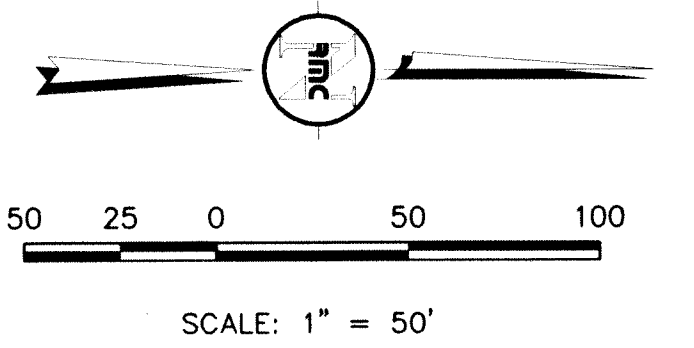
ADDRESS PLAT

A REPLAT OF TRACTS R, S, T, AND U, RIDGE CREST P.U.D. FILING NO. 2, AND
LOTS 22 & 23, BLOCK 5, AND LOTS 24 & 25, BLOCK 12, TOWN OF HARNEY, AND
A PORTION OF SECTION 7, TOWNSHIP 2 NORTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO

SHEET 2 OF 3



NW 1/4 NW 1/4
SEC. 7 SEC. 7



KEY MAP

RIDGE CREST P.U.D. FILING NO. 3

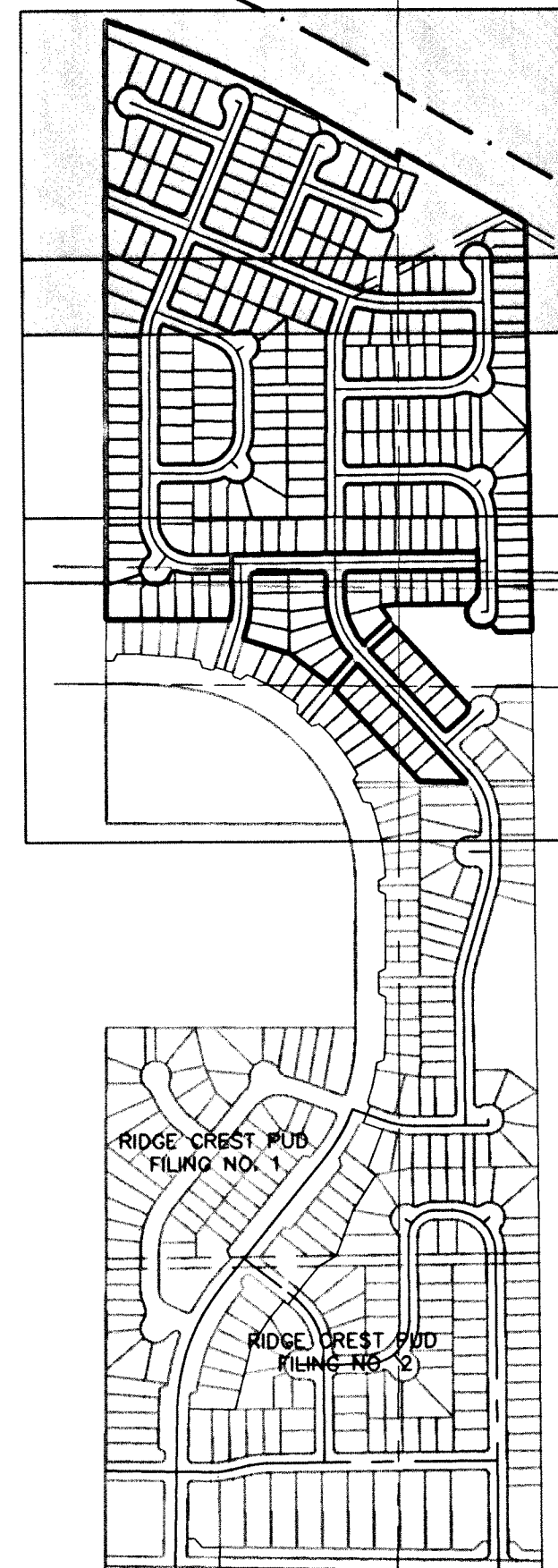
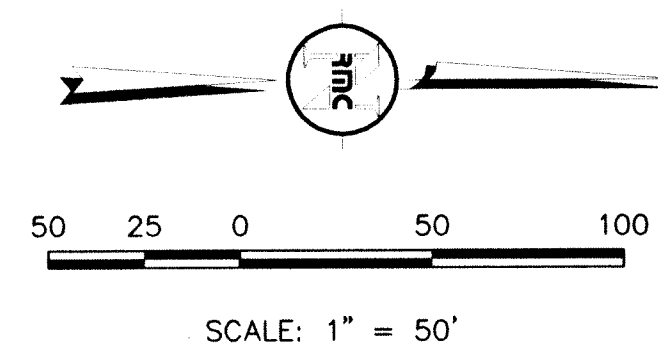
ADDRESS PLAT

A REPLAT OF TRACTS R, S, T, AND U, RIDGE CREST P.U.D. FILING NO. 2, AND
LOTS 22 & 23, BLOCK 5, AND LOTS 24 & 25, BLOCK 12, TOWN OF HARNEY, AND
A PORTION OF SECTION 7, TOWNSHIP 2 NORTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO

SHEET 3 OF 3

FOUND NOS REAR WITH CAP
LS 189827

FOUND NOS REAR WITH CAP
LS 189827



KEY MAP

NW 1/4
SEC. 7

N 89°36'25" E 1204.36'



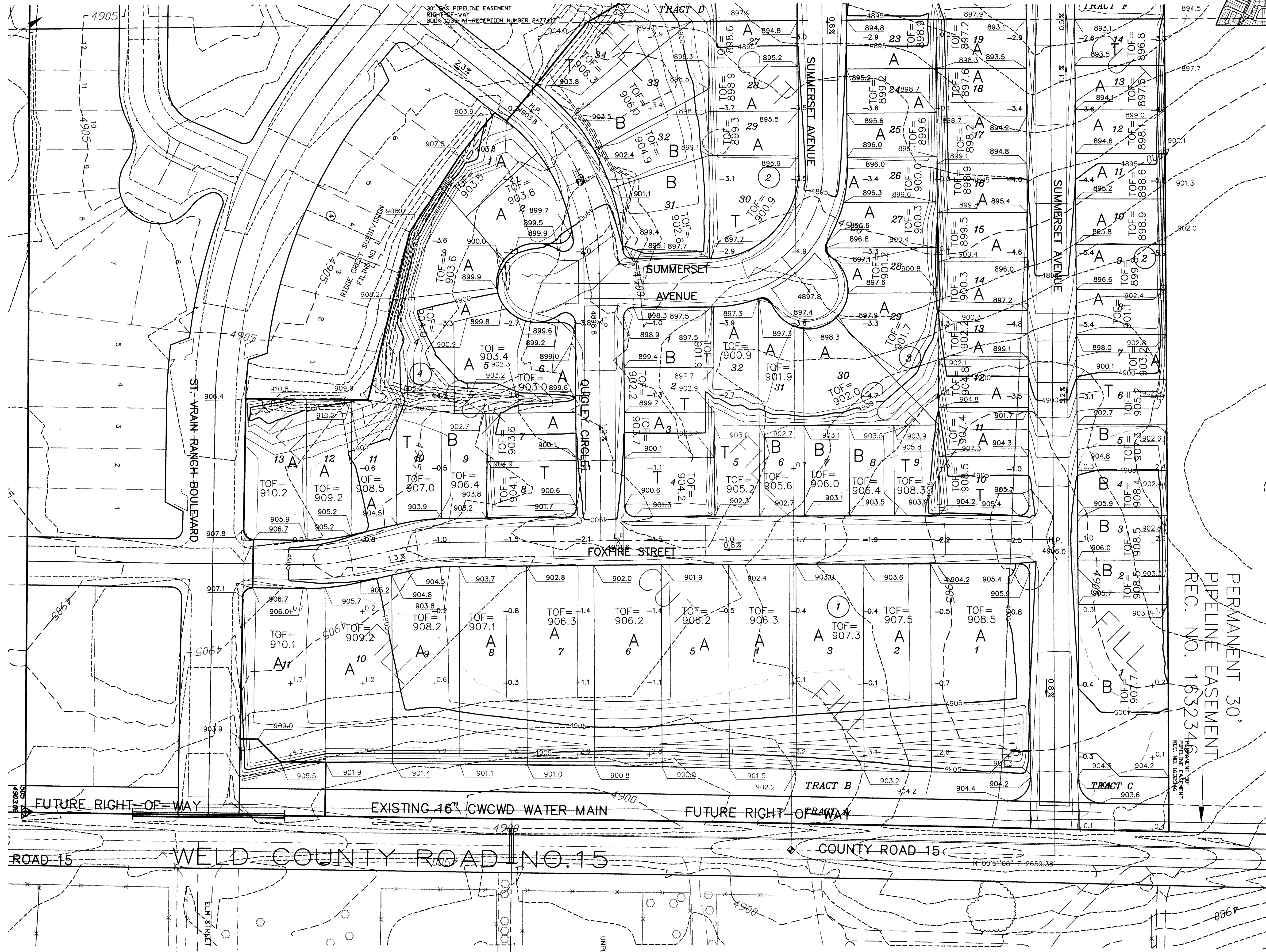
ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING
8301 E. Prentice Ave.
Suite 101
Englewood, CO 80111
(303) 741-6000
FAX (303) 741-6106

DRAWING NAME: P:\PROJECTS\VEENA\0965034\PLAT\FILING3\RC304PLA.DWG
Date: 3/9/00 Job No. 0965.034.00

SW 1/4
SEC. 7

N 89°41'10" W 1838.90'

SEE SHEET 26



UNCC
CALL BEFORE
YOU DIG
1-800-922-1987

Utility Notification
Center of Colorado
Administrative Office 303-232-1991
12600 W. Colfax Ave., Suite B-310
Lakewood, CO 80215

CALL 2-BUSINESS DAYS IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKING OF UNDERGROUND
MEMBER UTILITIES.

SCALE: 1" = 50'

NOTE:
1. PROPOSED CONTOURS INSIDE STREET
RIGHT-OF-WAY REFLECT 1.2ft. GRAD
UNDERCUT INSIDE RIGHT-OF-WAY.
2. PROPOSED CONTOURS INSIDE LOTS
REFLECT OVERLOT GRADING PER
LOT TEMPLATE DETAIL.

LEGEND
+ 0.8 = HEIGHT OF PROPOSED
GROUND ABOVE
EXISTING GROUND
= (FILL)
- 0.8 = DEPTH OF PROPOSED
GROUND BELOW
EXISTING GROUND
= (CUT)
B = LOT TEMPLATE TYPE
SEE DETAIL SHEET
H.P. = FINISHED GRADING HIGH
90X.X POINT AND FLOW ARROWS
TOF = FINISHED GRADING TOP
898.6 OF FOUNDATION ELEVATION

REVISIONS

NO.	REVISION	PER CITY
1	REVISION	PER CITY

RIDGE CREST FILING NO. 2/3
GRADING & EROSION CONTROL PLAN
FOR U.S. HOME

DATE: 7/14/99
DESIGNED BY: RDH
DRAWN BY: RDH
CHECKED BY:

JOB NO.
0965.034.01
SHEET
25 OF 37

G-1

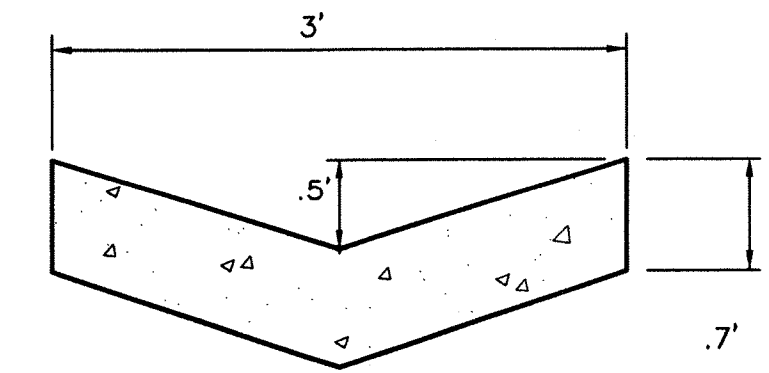
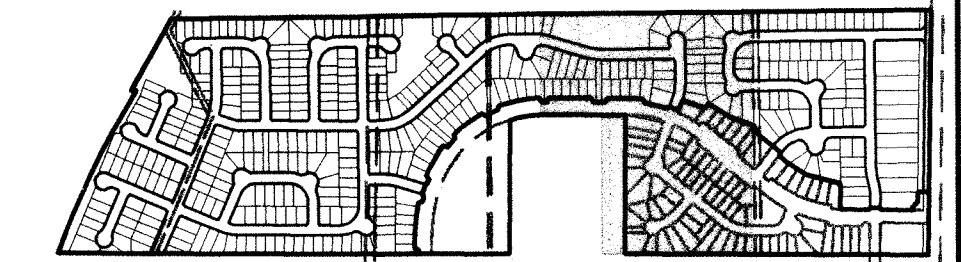
SEE SHEET 27

DISTANCE
MENT
NOTE 10
T 1

ST. VRAIN RANCH BOULEVARD

STAGECOACH AVENUE

TRACT



TYPICAL SECTION TRICKLE CHANNEL

@ 0.50% GRADE
N.T.S.

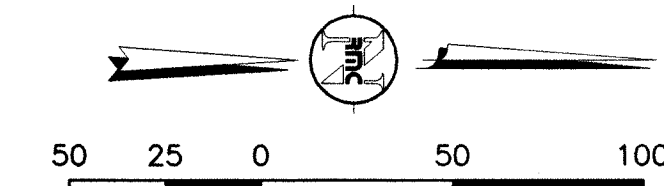


UNCC
CALL BEFORE
YOU DIG

1-800-922-1987

Utility Notification
Center of Colorado
Administrative Office 303-232-1991
12600 W. Colfax Ave., Suite 9-310
Lakewood, CO 80215

CALL 2-BUSINESS DAYS IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
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MEMBER UTILITIES.



SCALE: 1" = 50'

NOTE:

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RIGHT-OF-WAY REFLECT 1.2ft. GRADING
UNDERCUT INSIDE RIGHT-OF-WAY.

2. PROPOSED CONTOURS INSIDE LOTS
REFLECT OVERLOT GRADING PER
LOT TEMPLATE DETAIL.

LEGEND

+ 0.8 = HEIGHT OF PROPOSED
GROUND ABOVE
EXISTING GROUND = (FILL)
- 0.8 = DEPTH OF PROPOSED
GROUND BELOW
EXISTING GROUND = (CUT)

B = LOT TEMPLATE TYPE
SEE DETAIL SHEET

H.P. = FINISHED GRADING HIGH
90X POINT AND FLOW ARROWS

TOF = FINISHED GRADING TOP
898.6 OF FOUNDATION ELEVATION

SEE SHEET 25

RIDGE CREST FILING NO. 2/3
GRADING & EROSION CONTROL PLAN
FOR U.S. HOME

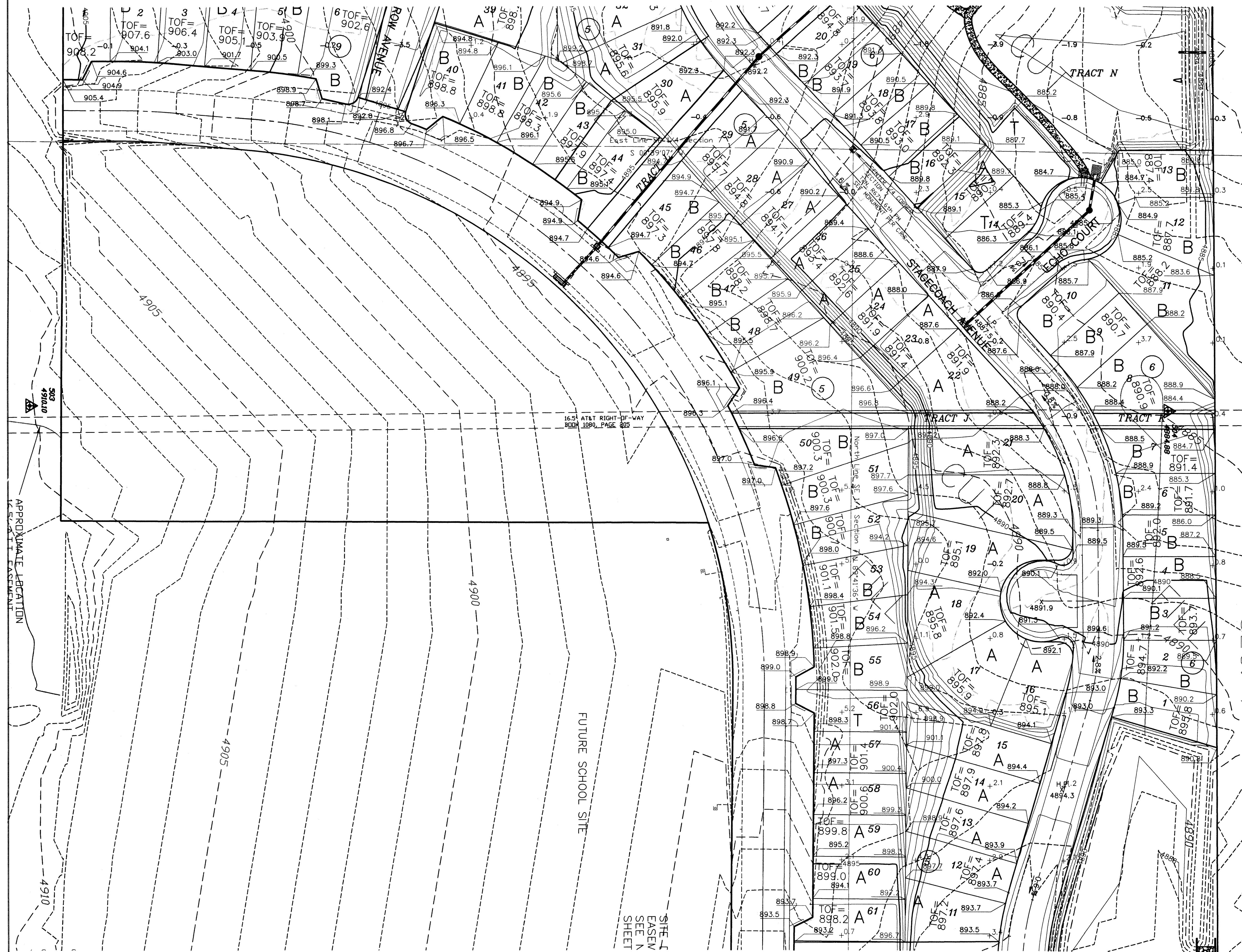
DATE: 7/14/99
DESIGNED BY: RDH
DRAWN BY: RDH
CHECKED BY:

JOB NO.
0965.034.01

SHEET
26 OF 37

G-2

SEE SHEET 28



SEE SHEET 26

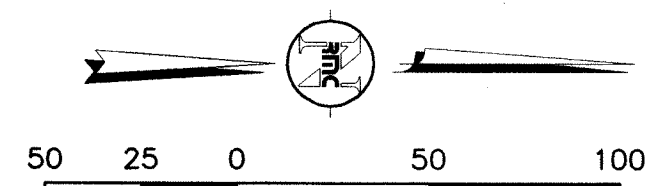


UNCC
CALL BEFORE
YOU DIG

1-800-922-1987

Utility Notification
Center of Colorado
Administrative Office 303-232-1991
12500 W. Colfax Ave., Suite 8-310
Lakewood, CO 80215

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MEMBER UTILITIES.



SCALE: 1" = 50'

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RIGHT-OF-WAY REFLECT 1.2ft. GRADING
UNDERCUT INSIDE RIGHT-OF-WAY.

2. PROPOSED CONTOURS INSIDE LOTS
REFLECT OVERLOT GRADING PER
LOT TEMPLATE DETAIL.

LEGEND

+ 0.8 = HEIGHT OF PROPOSED
GROUND ABOVE
EXISTING GROUND = (FILL)
- 0.8 = DEPTH OF PROPOSED
GROUND BELOW
EXISTING GROUND = (CUT)

B = LOT TEMPLATE TYPE
SEE DETAIL SHEET

H.P. = FINISHED GRADING HIGH
90X.X POINT AND FLOW ARROWS

TOF = FINISHED GRADING TOP
898.6 OF FOUNDATION ELEVATION

RMC
8301 E. Prentice Ave.
Suite 101
Englewood, CO 80111
(303) 741-6000
FAX (303) 741-6106

ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING

NO.	DATE	BY	REVISIONS
1	10/20/99	RH	REVISION PER CITY

RIDGE CREST FILING NO. 2/3
GRADING & EROSION CONTROL PLAN
FOR U.S. HOME

DATE: 7/14/99
DESIGNED BY: RDH
DRAWN BY: RDH
CHECKED BY:

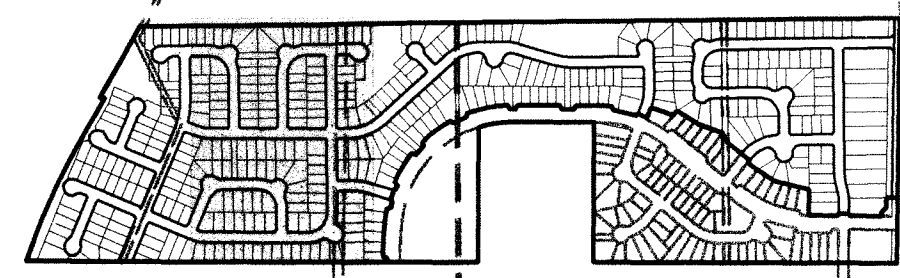
JOB NO.
0965.034.01
SHEET
27 OF 37

G-3

SEE SHEET 29



SEE SHEET 27

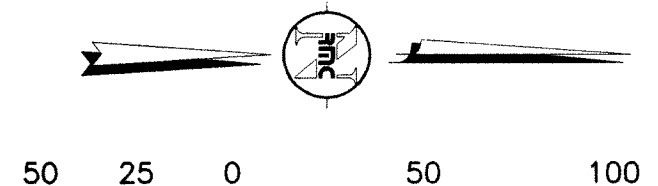


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YOU DIG

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Utility Notification
Center of Colorado
Administrative Office 303-252-1991
12600 W. Colfax Ave., Suite B-310
Lakewood, CO 80215

CALL 2-BUSINESS DAYS IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKING OF UNDERGROUND
MEMBER UTILITIES.



SCALE: 1" = 50'

NOTE:
1. PROPOSED CONTOURS INSIDE STREET
RIGHT-OF-WAY REFLECT 1.2ft. GRADING
UNDERCUT INSIDE RIGHT-OF-WAY.

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RIDGE CREST FILING NO. 2/3
GRADING & EROSION CONTROL PLAN
FOR U.S. HOME

DATE: 7/14/99
DESIGNED BY: ROH
DRAWN BY: ROH
CHECKED BY:

JOB NO.
0965.034.01
SHEET
28 OF 37

G-4

REVISIONS
DATE BY
10/20/99 RH

REVISION PER CITY
1 REVISION PER CITY

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DATE BY
10/20/99 RH

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REVISIONS

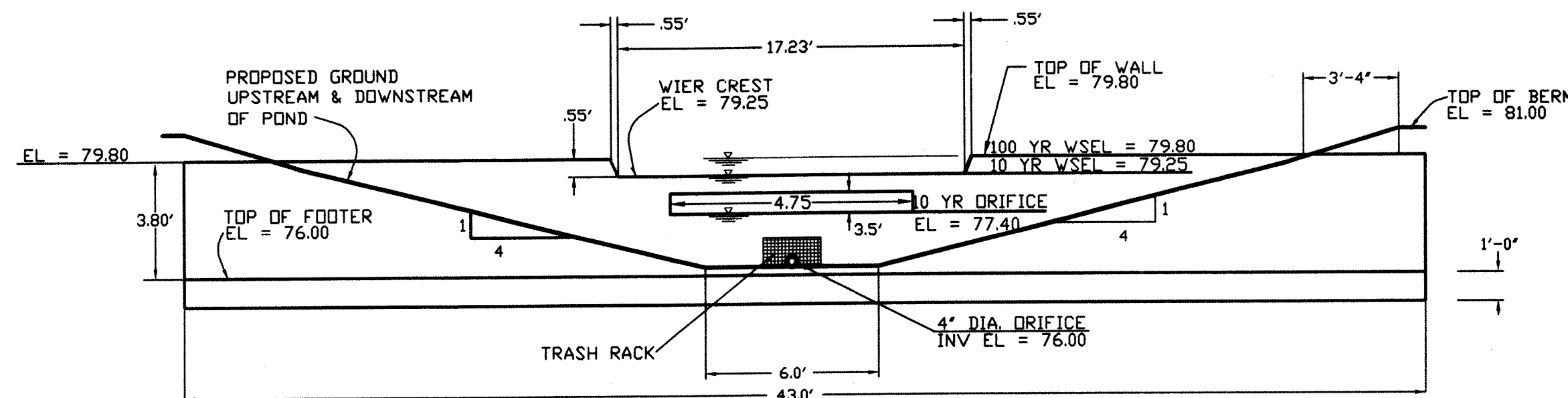
REVISION PER CITY

NO.

DATE BY

10/20/99 RH

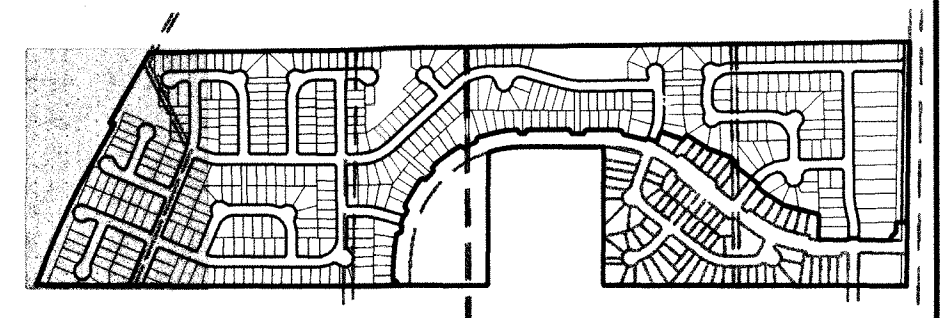
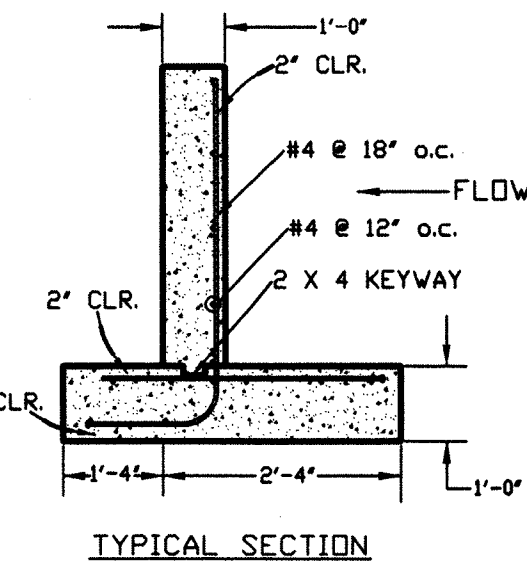
REVISIONS



TYPICAL SECTION
POND A OUTLET
STRUCTURE DETAIL
N.T.S.

NOTES

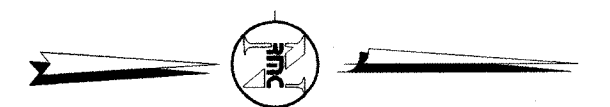
1. ALL CONCRETE SHALL BE C.D.O.T. CLASS B AS PER SECTION 600
2. ALL EXPOSED EDGES SHALL HAVE 3/4" CHAMFER
3. ALL REINFORCING BARS SHALL BE EPOXY COATED



UNCC
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YOU DIG

1-800-922-1987

Utility Notification
Center of Colorado
Administrative Office 303-252-1991
12600 W. Colfax Ave., Suite B-310
Lakewood, CO 80215
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50 25 0 50 100

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SEE DETAIL SHEET

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90X POINT AND FLOW ARROWS

TOF = FINISHED GRADING TOP
898.6 OF FOUNDATION ELEVATION

SEE SHEET 28

RIDGE CREST FILING NO. 2/3
GRADING & EROSION CONTROL PLAN
FOR U.S. HOME

DATE: 7/14/99
DESIGNED BY: RDH
DRAWN BY: RDH
CHECKED BY:

JOB NO.
0965.034.01
SHEET
29 OF 37

G-5

8301 E. Prentice Ave.
Suite 101
Englewood, CO 80111
(303) 741-6000
FAX (303) 741-6106

ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING

REVISIONS	DATE	BY
1	10/20/99	RDH
1	REVISION PER CITY	

LANDSCAPE CONSTRUCTION PLAN

RIDGECREST-FILING 2

FIRESTONE, COLORADO



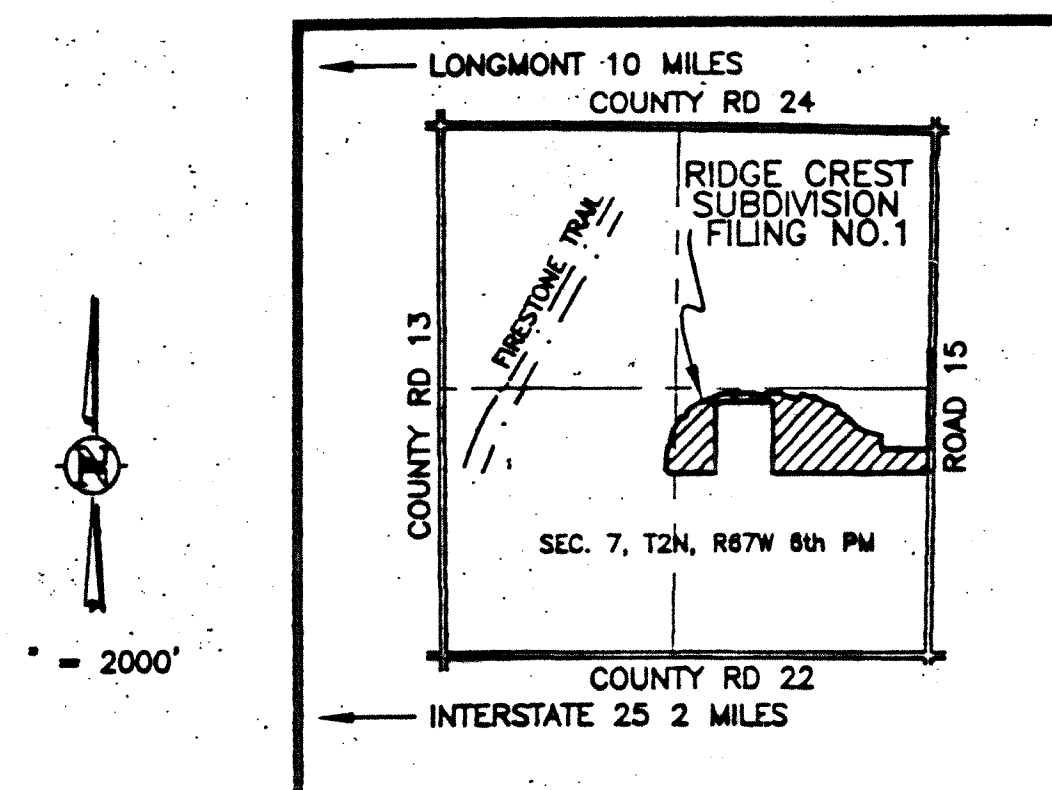
OWNER:

U.S. HOME
6000 So. Greenwood Plaza Blvd.
Englewood, Colorado 80111
(303) 779-6100
(303) 779-0715 Fax.

LANDSCAPE
ARCHITECT:

Larry Bromfield & Associates, Inc.
102 Inverness Terrace East, Suite 105
Englewood, Colorado 80112
(303) 792-2621
(303) 792-2629 Fax.

VICINITY MAP:
N.T.S.



SHEET INDEX:

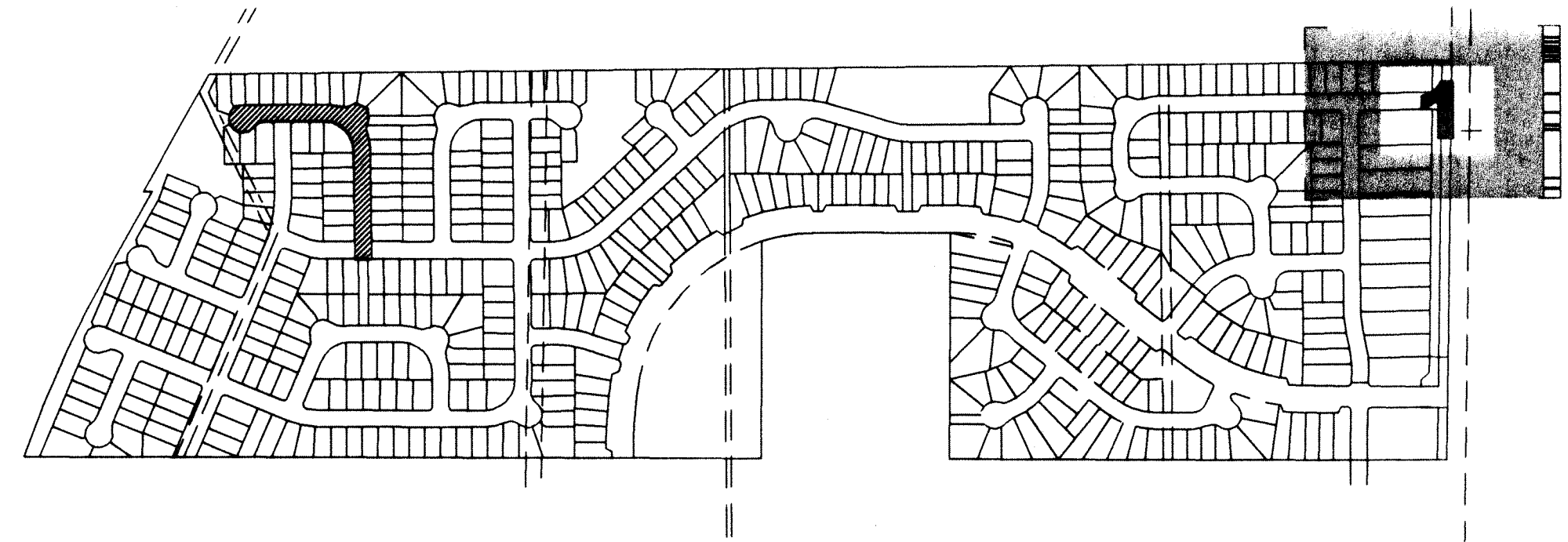
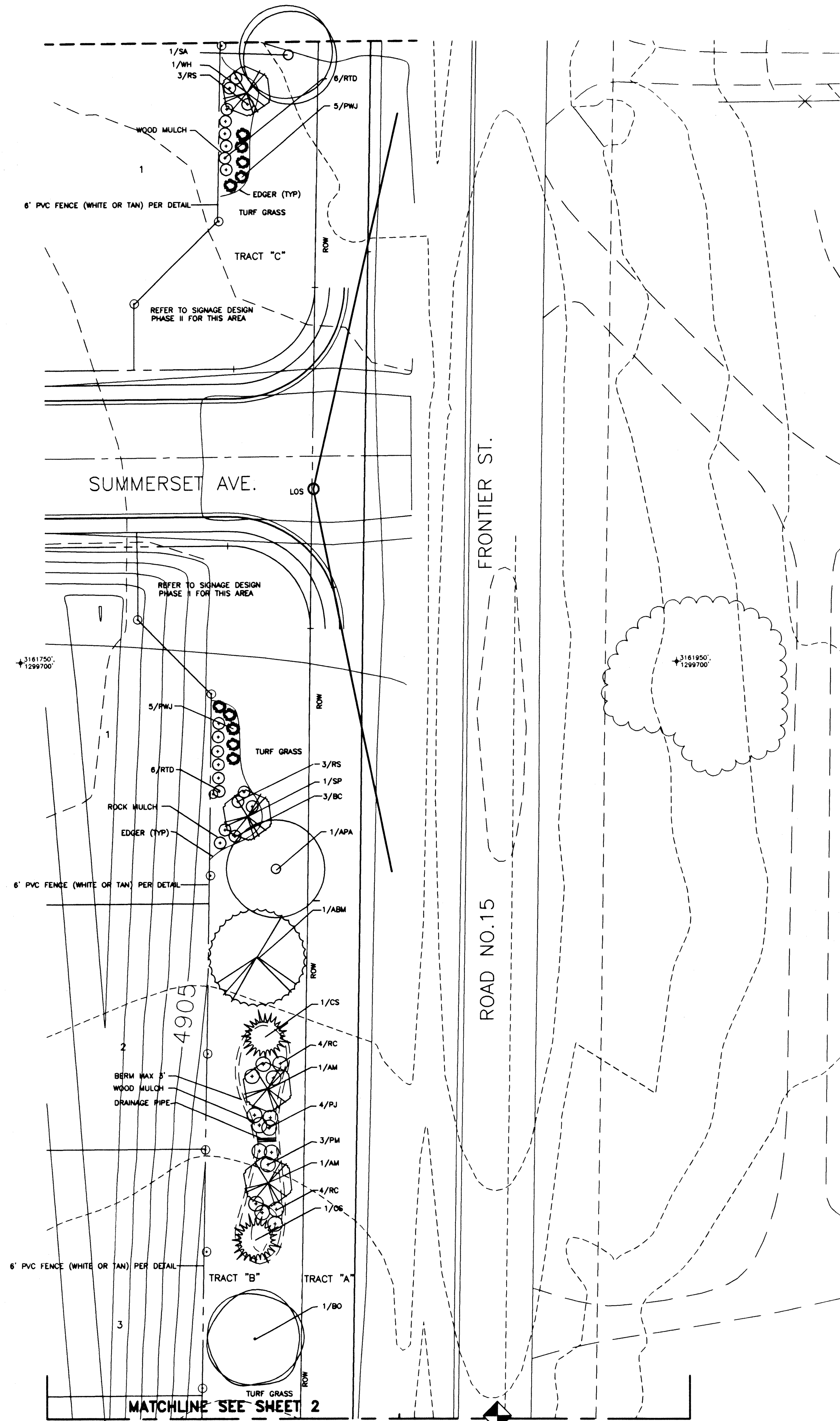
COVER

LANDSCAPE SHEETS L1-11 THRU L 11-11
DETAILS SHEET 12
IRRIGATION SHEETS I 1-11 THRU I 11-11
DETAILS SHEET 12

DESIGN DATE: JULY.99

REVISIONS: DEC.99
REVISIONS: MARCH.00

Approved: 
Date: 4/24/2000



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 03/28/00

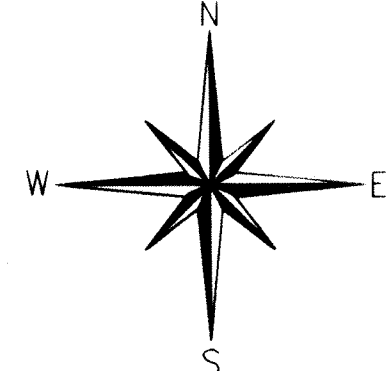
B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROMB50@AOL.COM

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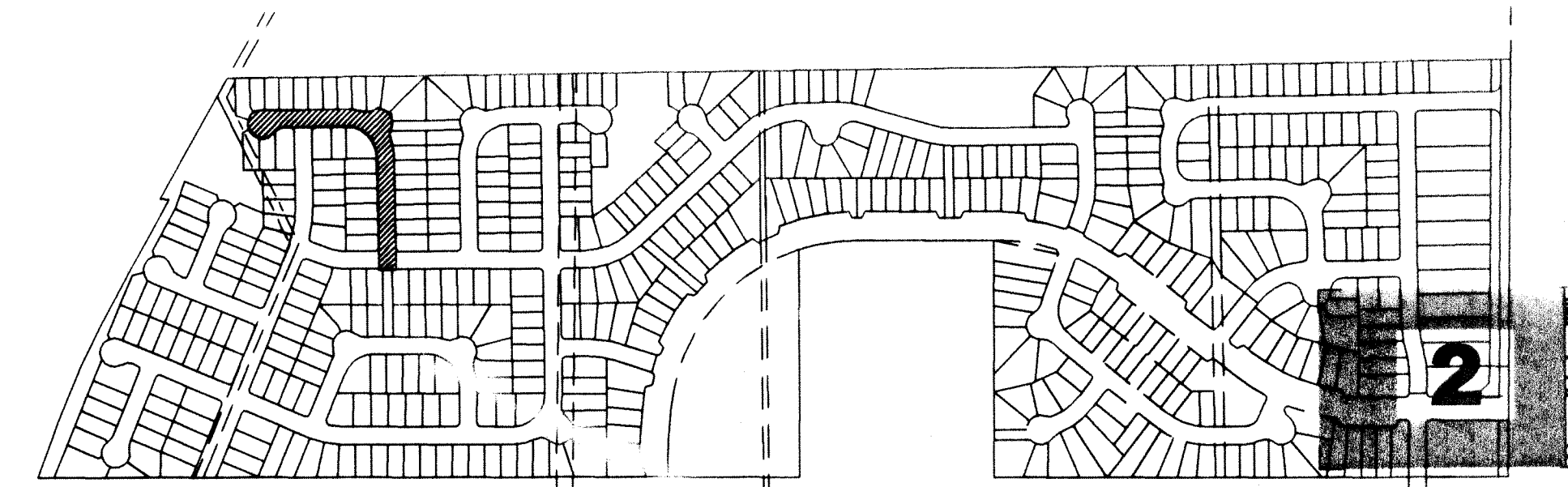
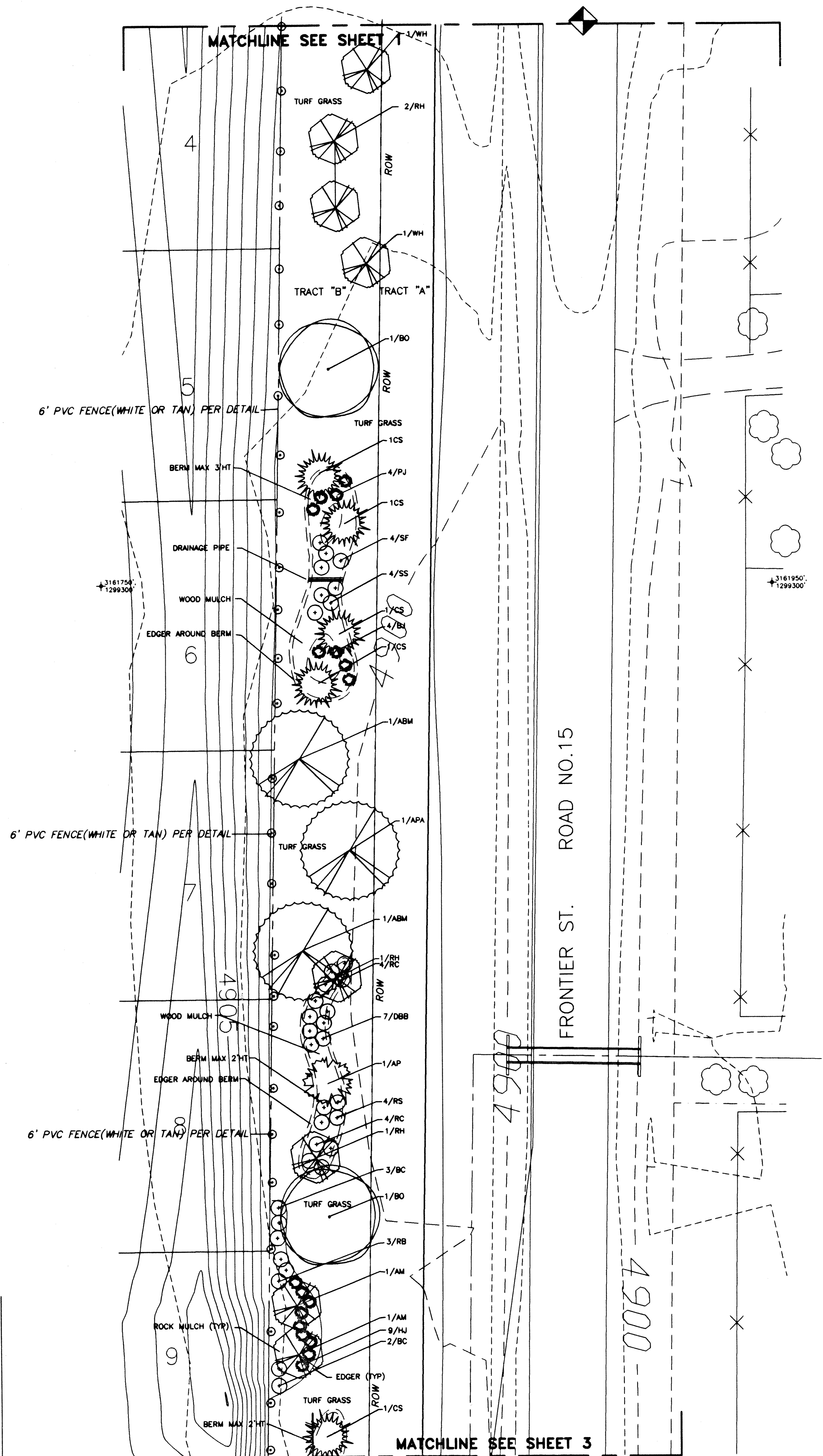
JOB: **Ridge Crest Filing #2**
Tract "A, B & C" Landscaping
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-4500
303-779-0715 FAX

Approved: _____
Date: _____



SHEET No.
L-1 of 11

PLAN No.
99-505-4



DATE	REVISIONS
DESIGNED BY:	LHB
DRAWN BY:	BSM
CHECKED BY:	
SCALE:	1"=20.0'
DATE:	03/28/00

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2821
(303)792-2829 FACSIMILE
E-MAIL: BROWB50@AOL.COM

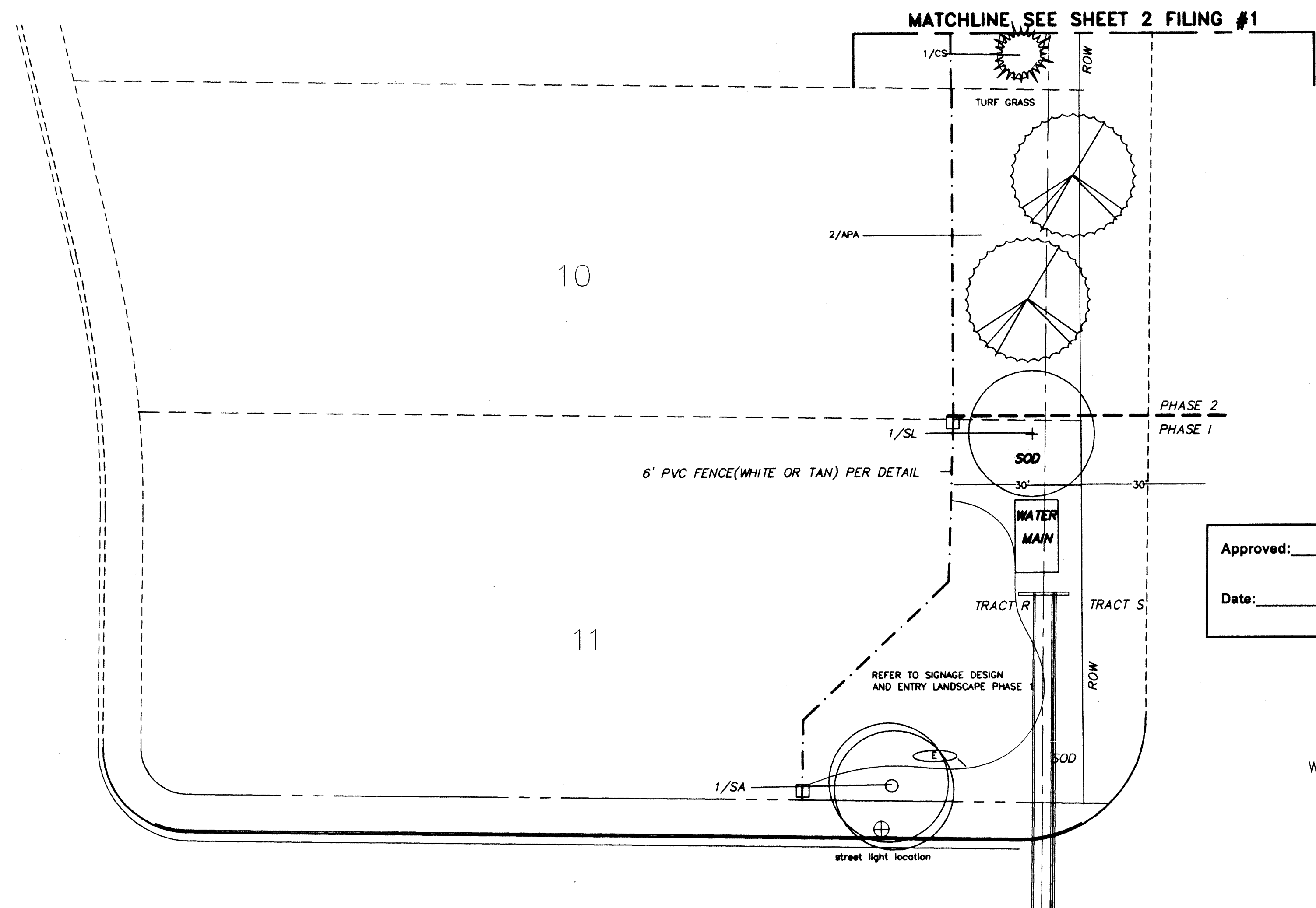
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WRITTEN BY: SWS TAKE
PREPARED BY: SWS TAKE
SCALED DIMENSIONS

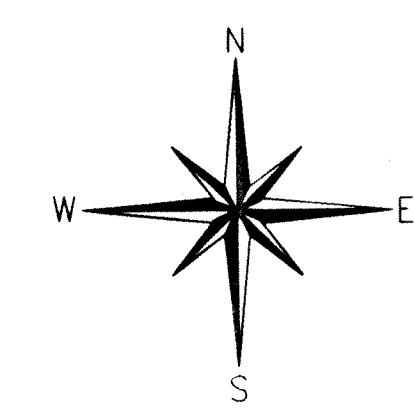
JOB: **Ridge Crest Filing #2**
Tract "A & B" Landscaping
PREPARED FOR: **U.S. HOME**
600 S. GREENWOOD PLAZA BLDG.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-4100
303-779-0715 FAX

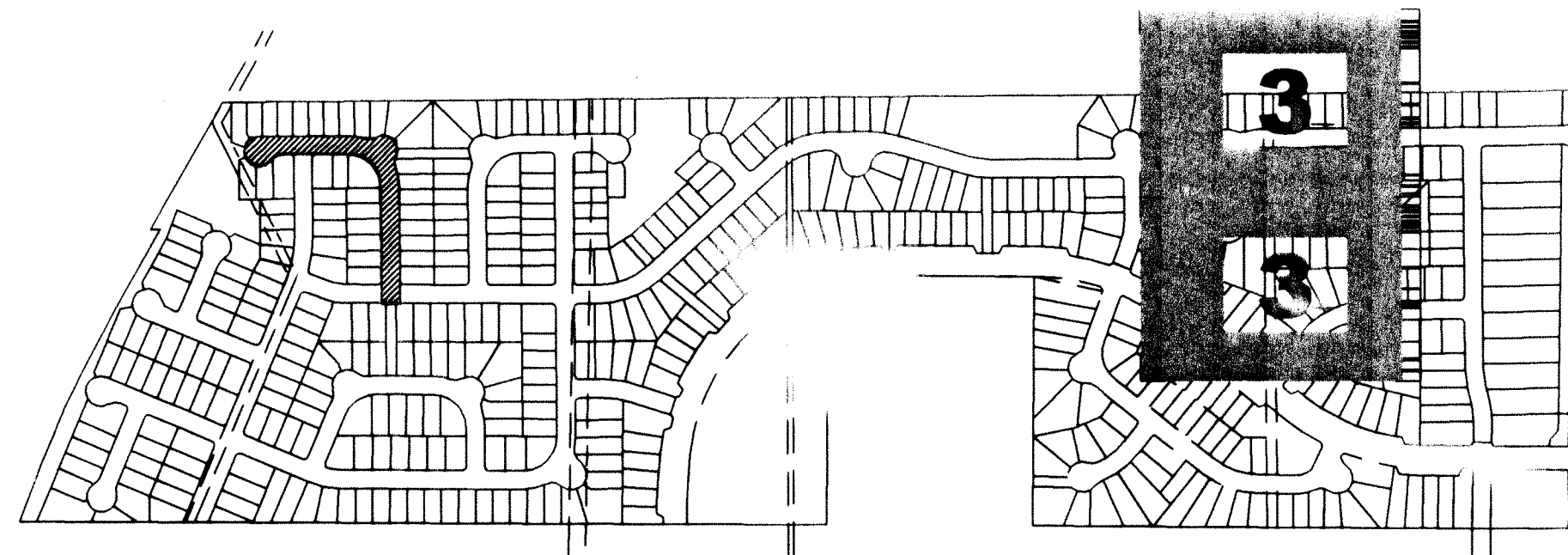
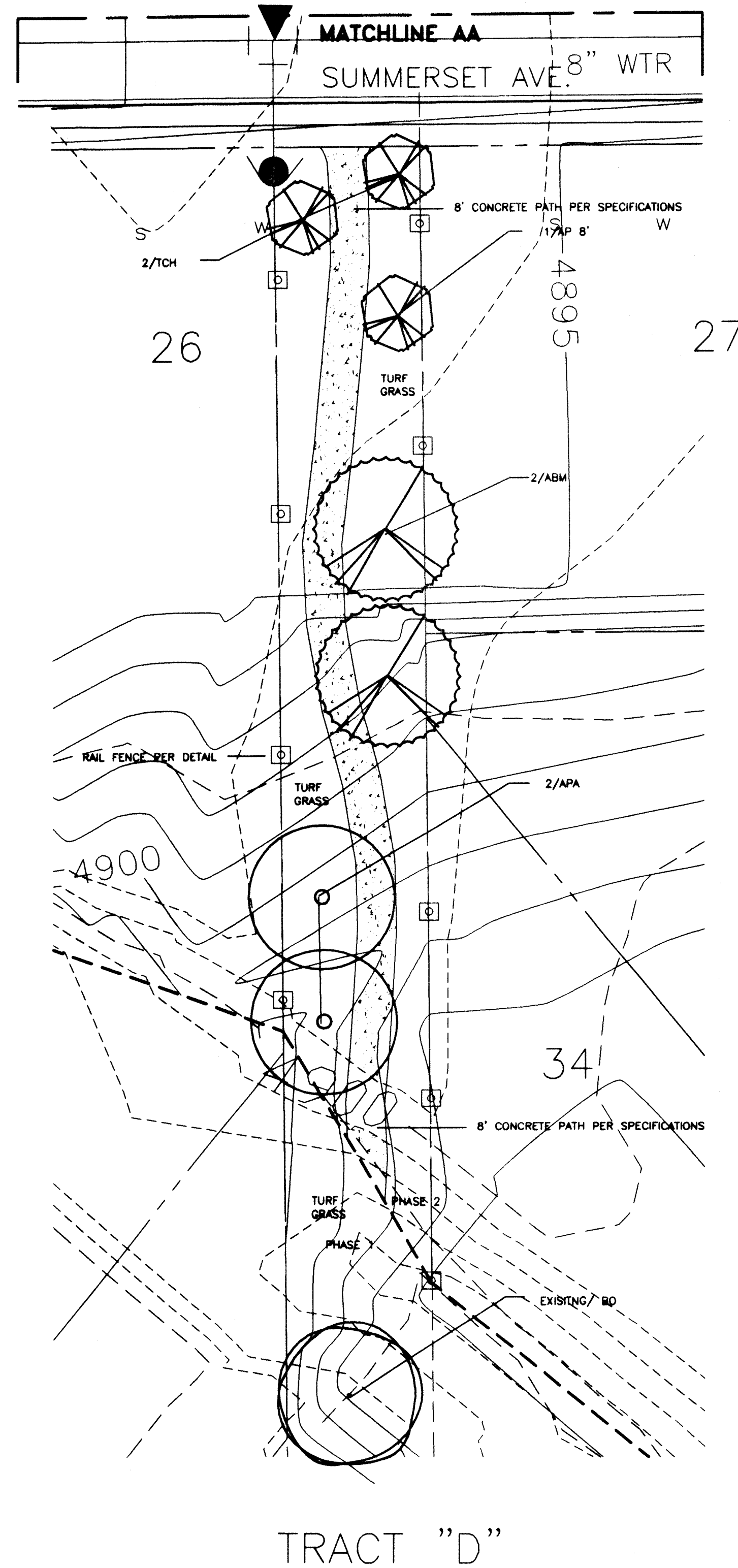
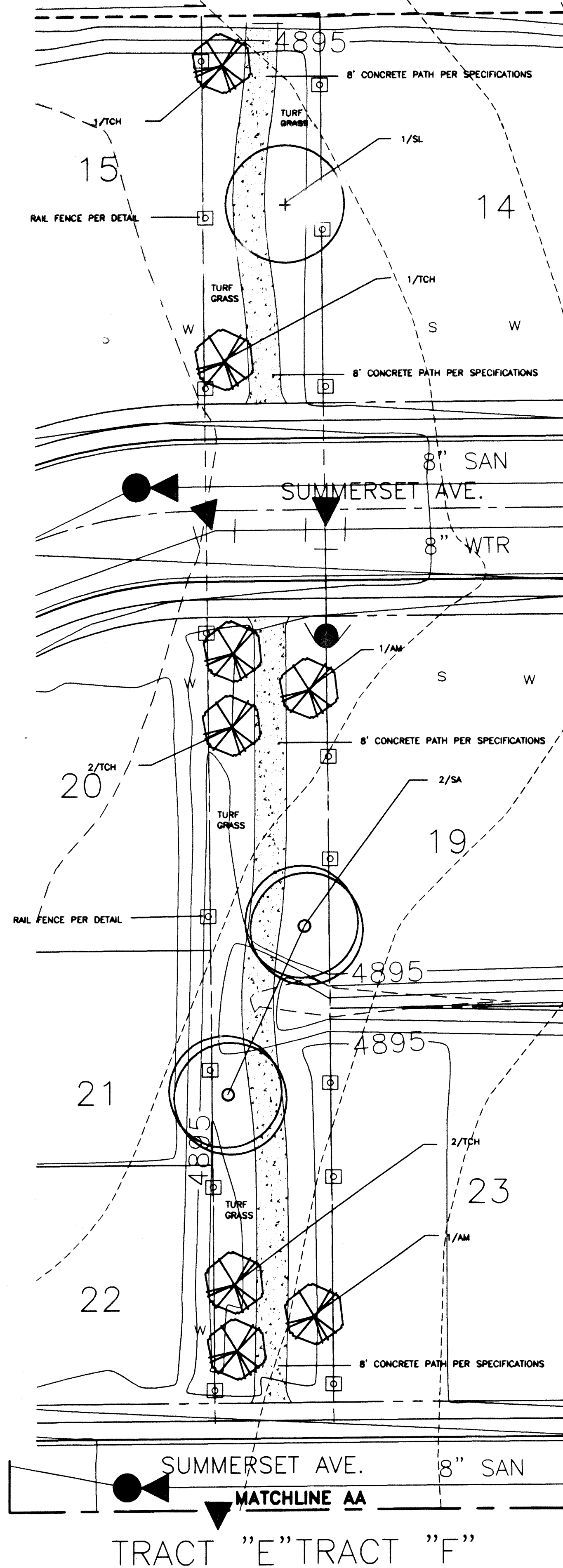
SHEET No.
L2 of 11

PLAN No.
99-505-4

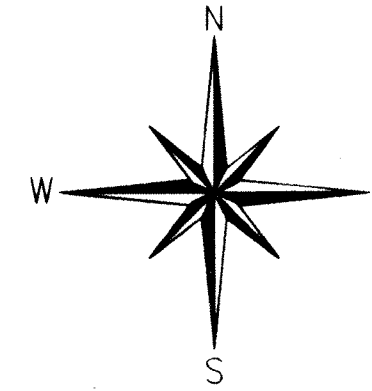


Approved: _____
Date: _____





Approved: _____
Date: _____



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY: _____

SCALE: 1"=20.0'

DATE: 03/28/00

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROM850@AOL.COM

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JOB: **Ridge Crest Filing #2**
Tract "D, E & F" Landscaping

PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111

303-779-6100
303-779-0713 FAX

SHEET No.
L3 of 11

PLAN No.
99-505-4



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 03/28/00

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ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROMB50@AOL.COM

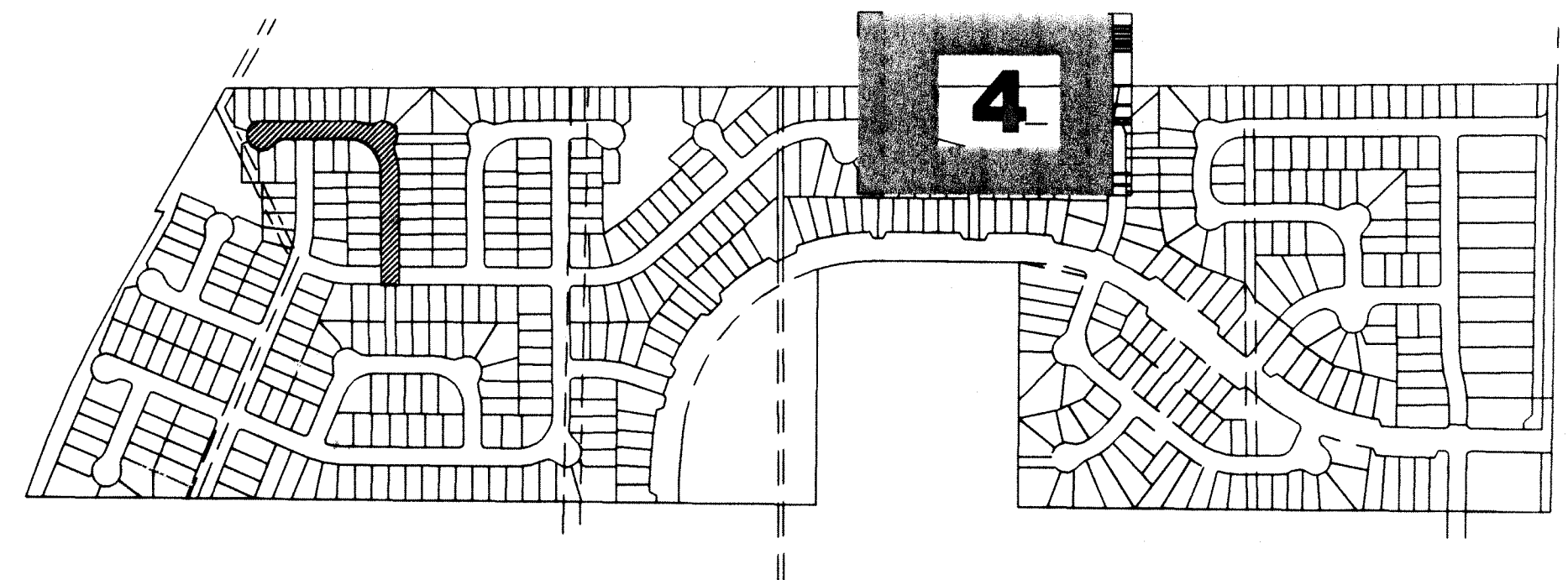
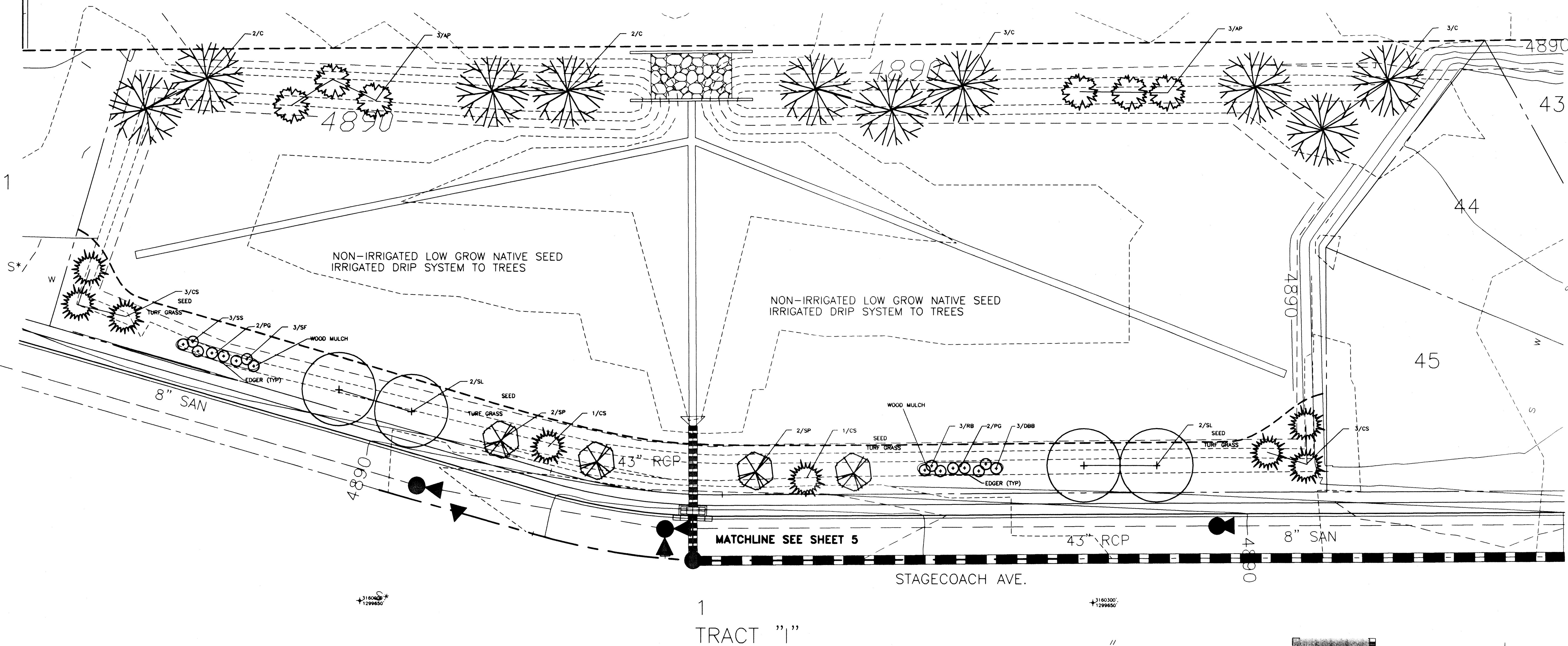
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JOB: **Ridge Crest Filing #2**
Tract "I" Landscaping
PREPARED FOR: **U.S. HOME**
600 S. GREENWOOD PLAZA BLVD.
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
L4 of 11

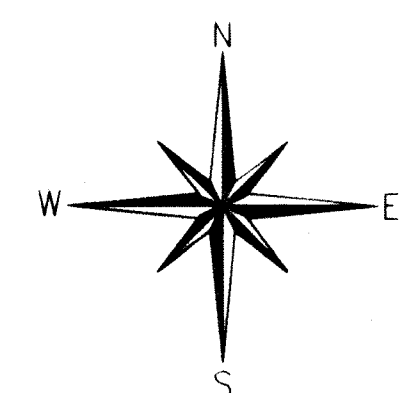
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99-505-4

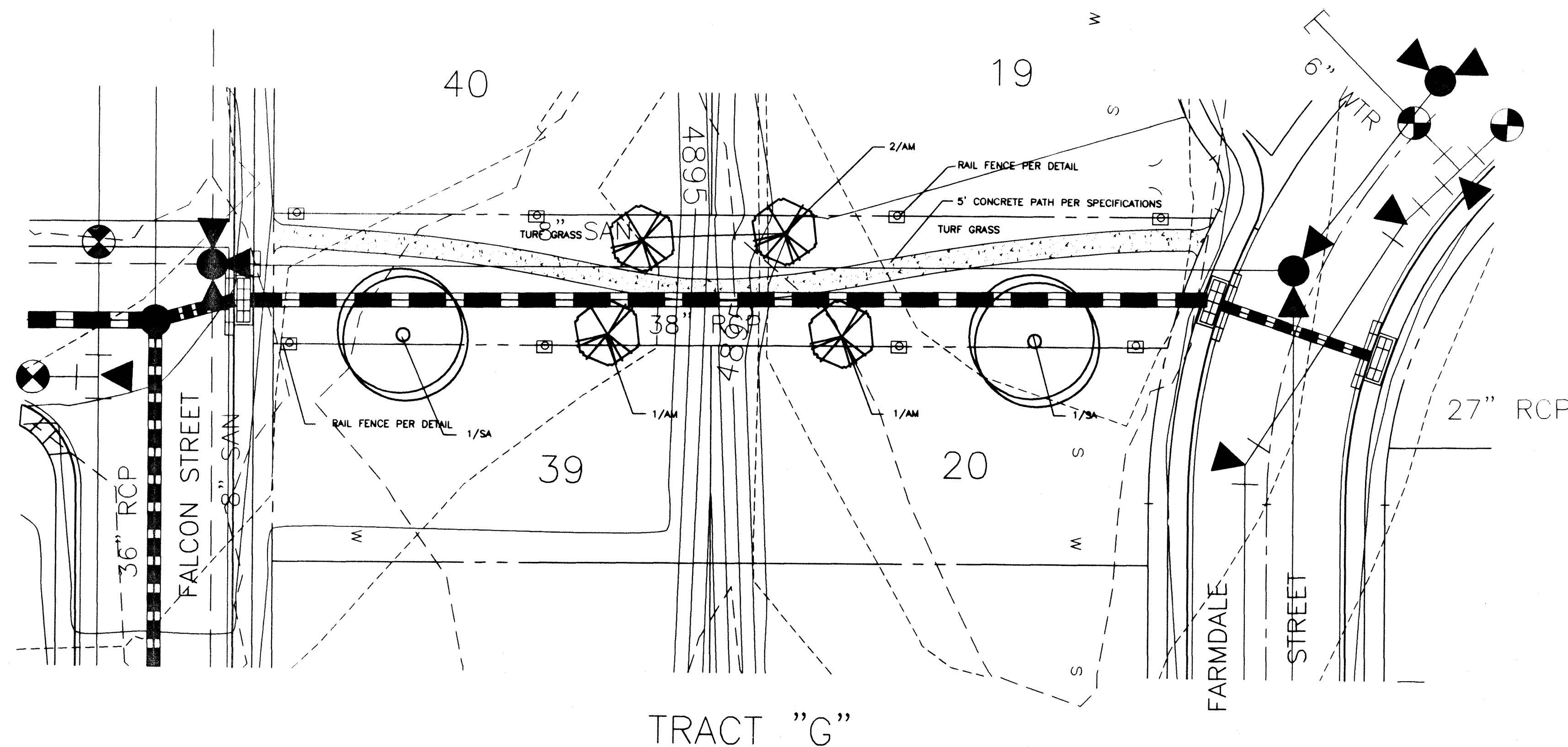
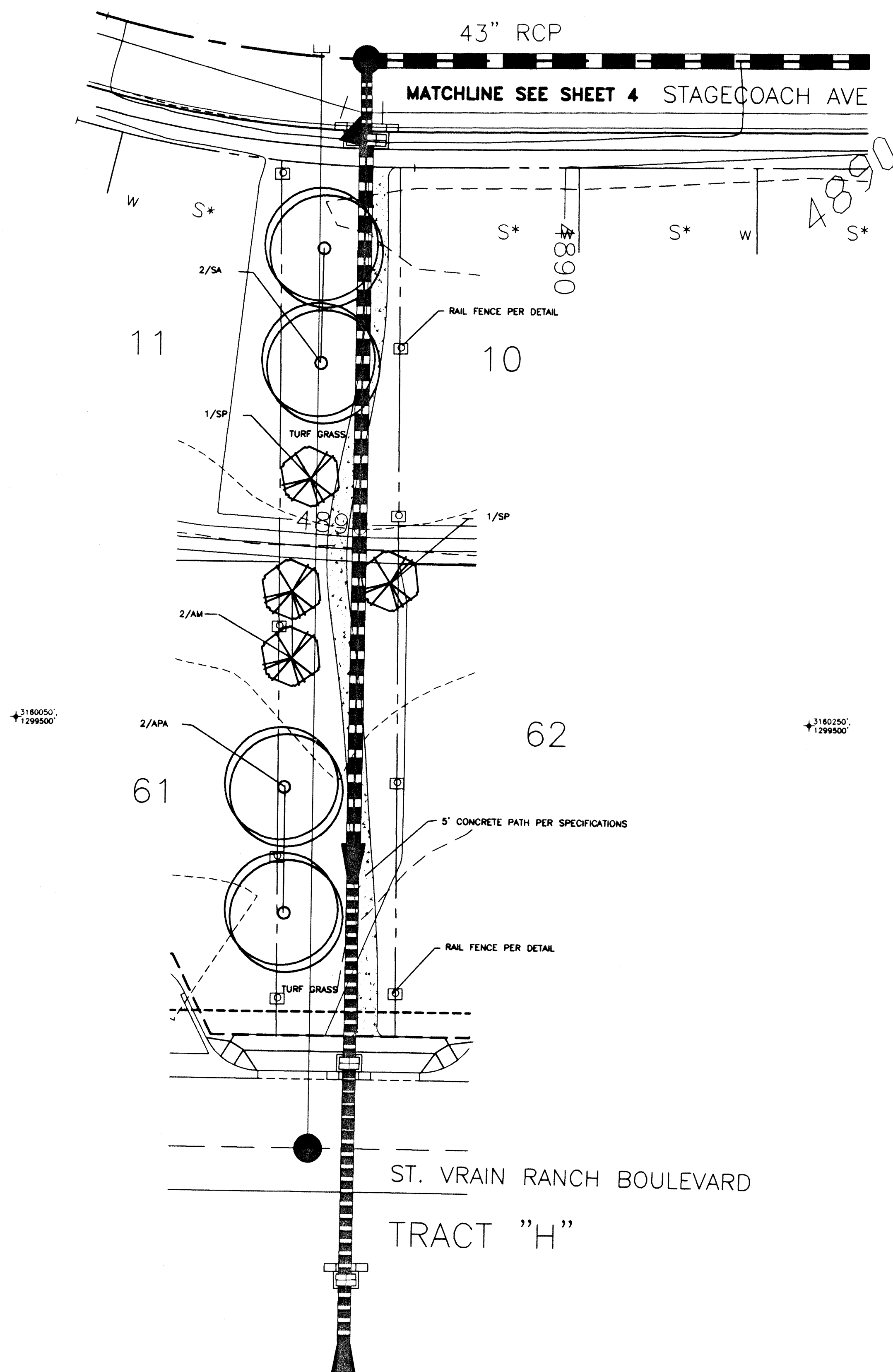
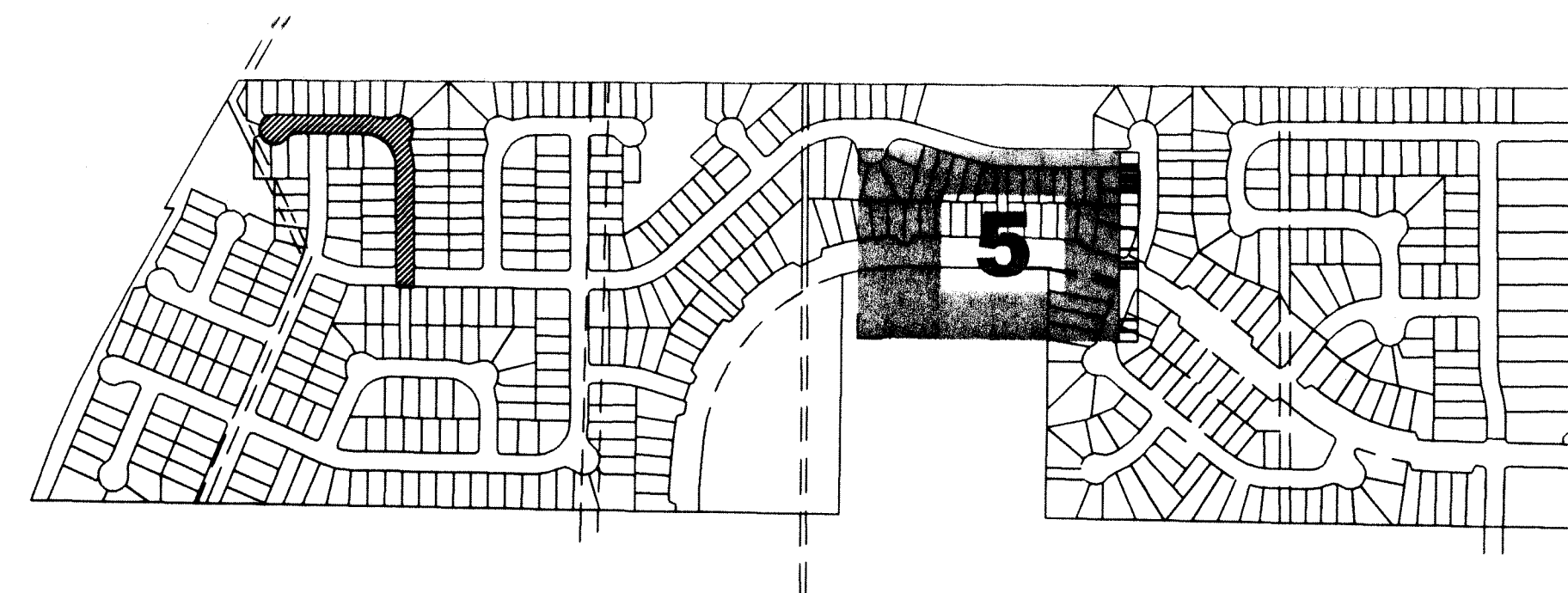


SEEDING SPECIFICATIONS

1. The Contractor shall be responsible for providing all labor, materials, tools, equipment and transportation required for fine grading, seeding and/or sodding and maintenance of the Project area in accordance with the Plans and Specifications.
2. Seeding will be required on all tracts, per Plan, and will consist of 25-30 lbs. per acre of a low-grow mixture supplied by Arkansas Valley Seed Co.
3. Hydraulic mulch areas where slopes are steeper than 4:1 with wood cellulose fibers mixed with water and a tackifying agent at a rate of 1500 pounds/acre.
4. Seeding operations shall not take place until site improvements are substantially complete. Seeding will not be permitted after September 15 without the prior written approval of the Owner's Representative. Seed shall not be sown on frozen ground.
5. After grading is complete, top soil shall be spread over the surface areas to be seeded at the minimum rate of four (4) cubic yards per thousand (1,000) square feet. The top soil shall then be thoroughly roto-tilled or plowed to a minimum depth of four (4) inches and to a maximum depth of six (6) inches.
6. The entire surface shall then be carefully raked and dragged so that no unevenness appears. All sticks, stones and other debris appearing on the surface but not going through a hand rake shall be carefully removed. This finish grade shall be inspected by the Owner's Representative prior to fertilizing or seeding.
7. Seed shall be drilled wherever possible. In areas where drilling is not possible, seed shall be hand broadcast and raked in. Wood fiber hydromulch shall be applied at the rate of 2500 pounds/acre.

Approved: _____
Date: _____





B ROMFIELD
&
A **SSOC.**
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303) 792-2621
(303) 792-2629 FACSIMILE
E-MAIL BROM850@AOL.COM

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SCALED DIMENSIONS

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Tract "G & H" Landscaping

PREPARED FOR: *U.S. HOME*
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111

303-779-9100
303-779-0715 FAX

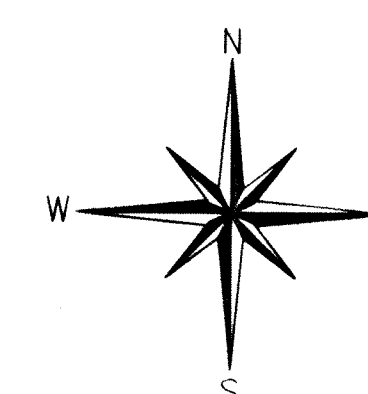
SHEET No.
L5 of 11

PLAN No.

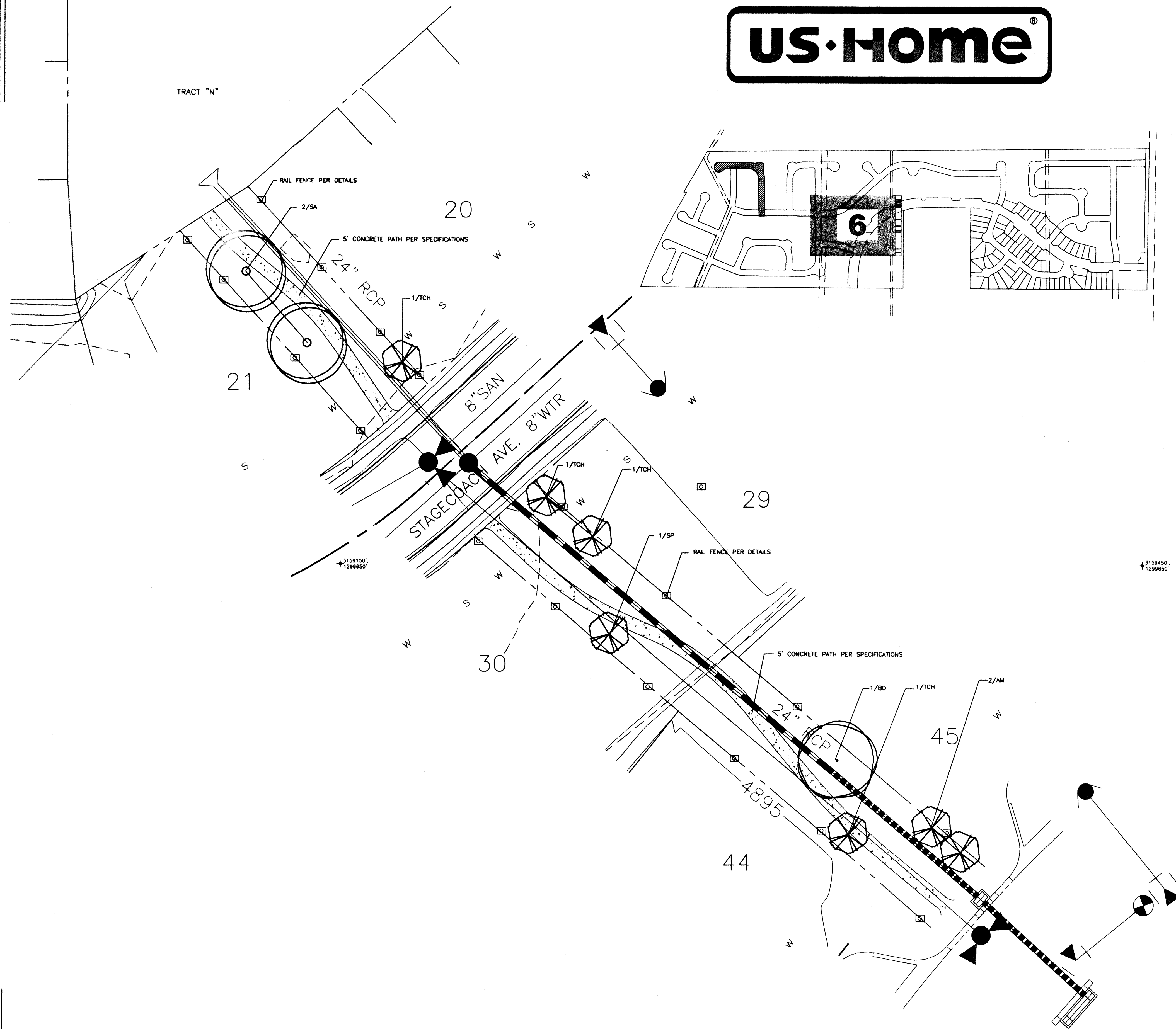
99-505-4

Approved: _____

Date: _____



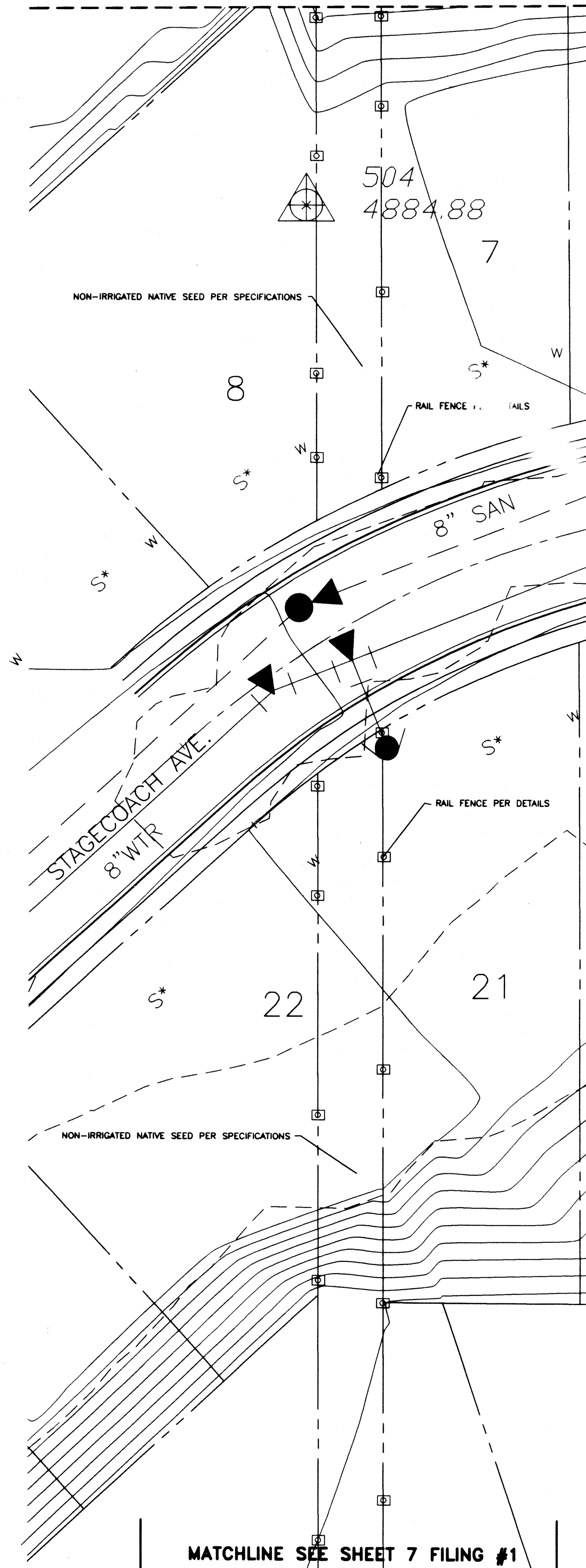
US·Home®



TRACT "L" AND "M"

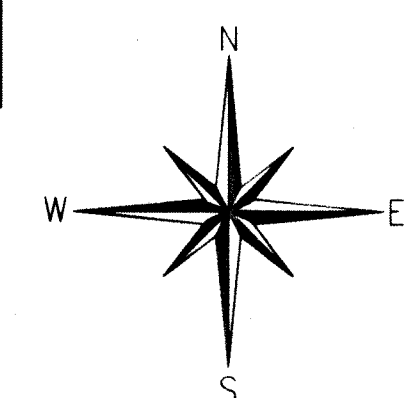
PURPORTED COPY

Approved: _____
Date: _____



MATCHLINE SEE SHEET 7 FILING #1

TRACT "J" AND "K"



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY: _____

SCALE: 1"=20.0'

DATE: 03/28/00

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&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
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E-MAIL: BROM850@AOL.COM

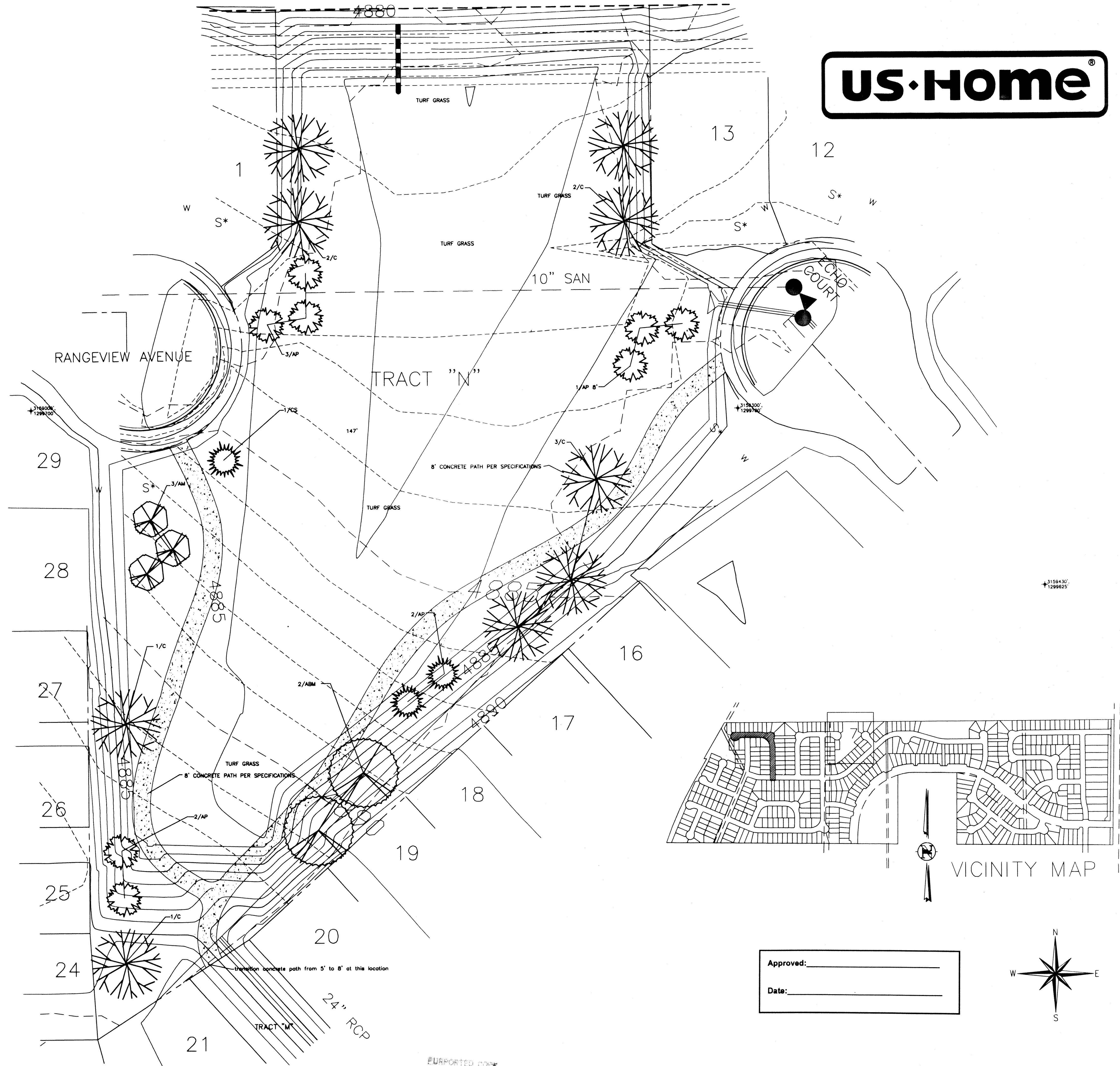
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BROMFIELD & ASSOC.
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WRITTEN DIMENSIONS TAKE
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SCALED DIMENSIONS

JOB: **Ridge Crest Filing #2**
Tract "J,K,L & M" Landscaping
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLDG.
SUITE 300
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
L6 of 11

PLAN No.
99-505-4



DATE	REVISIONS
3/8	Proposed Grading

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 03/28/00

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROMBSO@AOL.COM

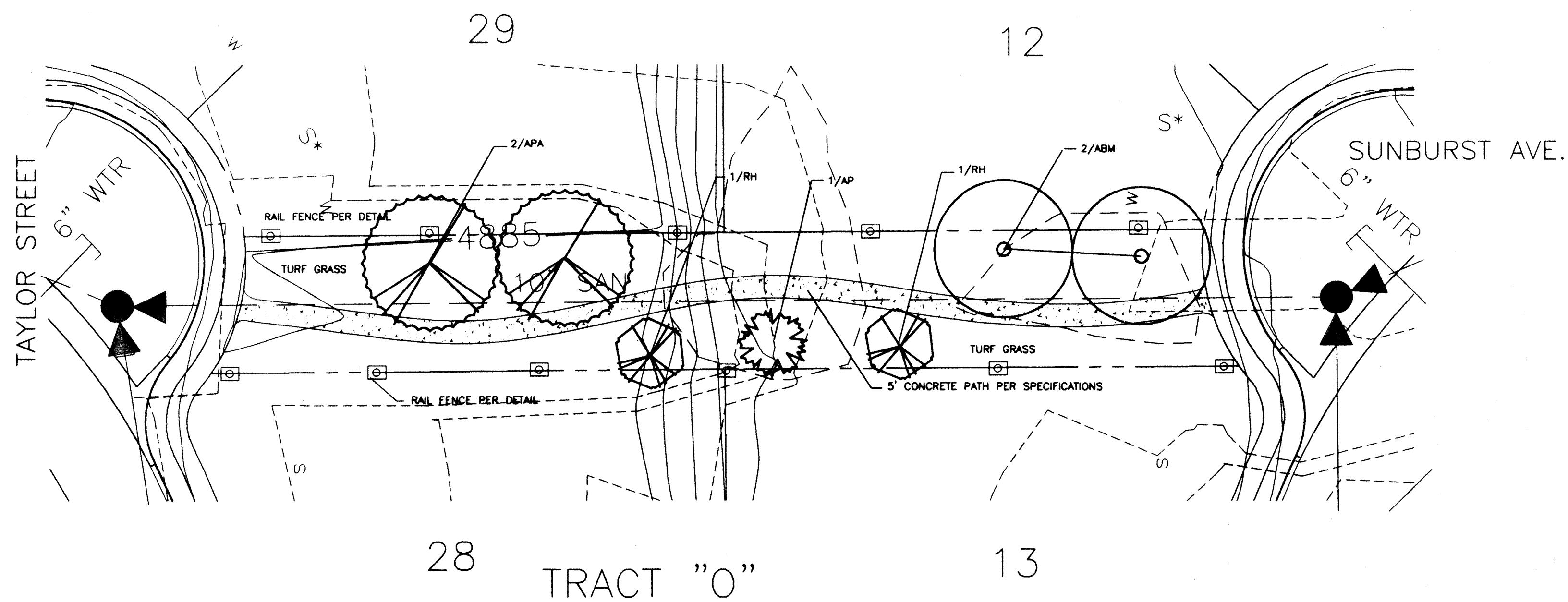
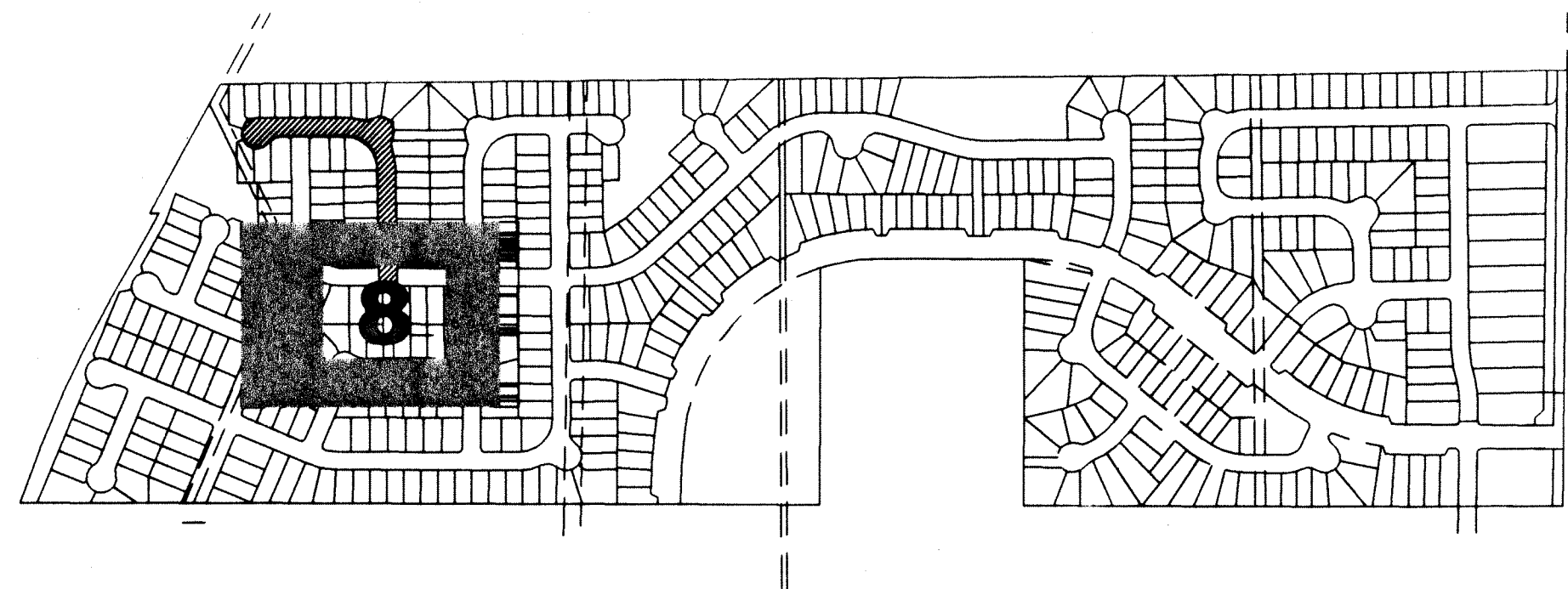
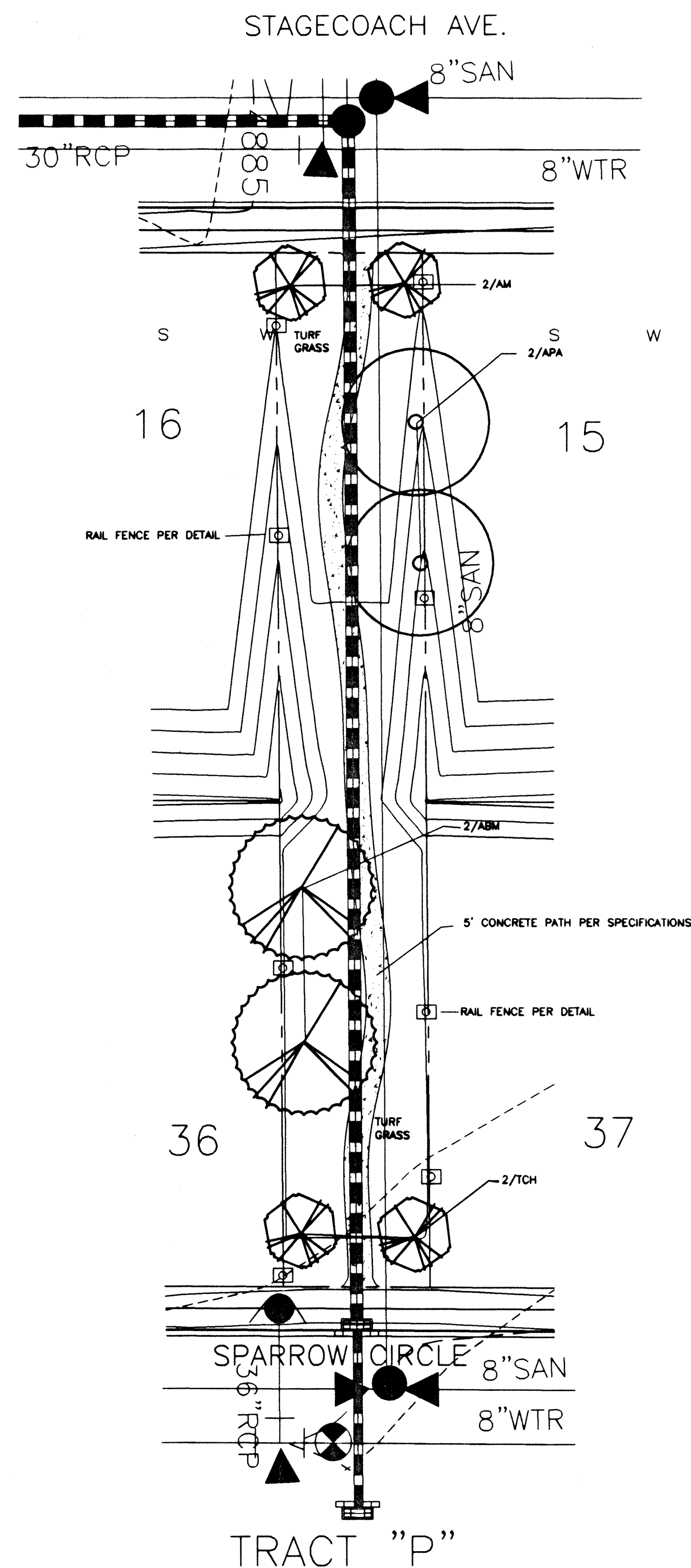
IDEAS, DESIGNS AND
LOCATIONS REPRESENTED
WITHIN ARE AND SHALL
BE THE SOLE PROPERTY
OF BROMFIELD & ASSOC.
NO PART THEREOF SHALL BE
REPRODUCED OR COPIED WITHOUT
THE WRITTEN APPROVAL OF
BROMFIELD & ASSOC.

WRITE DIMENSIONS TAKE
PRECEDENCE OVER
SCALE DIMENSIONS

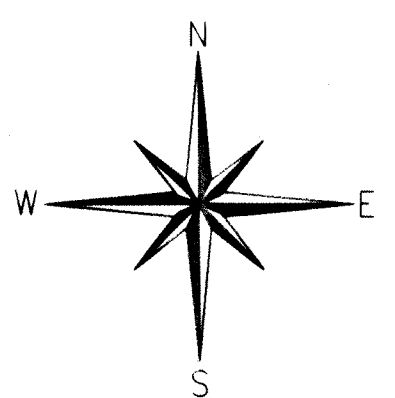
JOB: **Ridge Crest Filing #2**
Tract "N" Landscaping
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-799-4100
303-799-0713 FAX

SHEET No.
L7 of 11

PLAN No.
99-505-4



Approved: _____
Date: _____



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY: _____

SCALE: 1"=20.0'

DATE: 03/28/00

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROMB50@AOL.COM

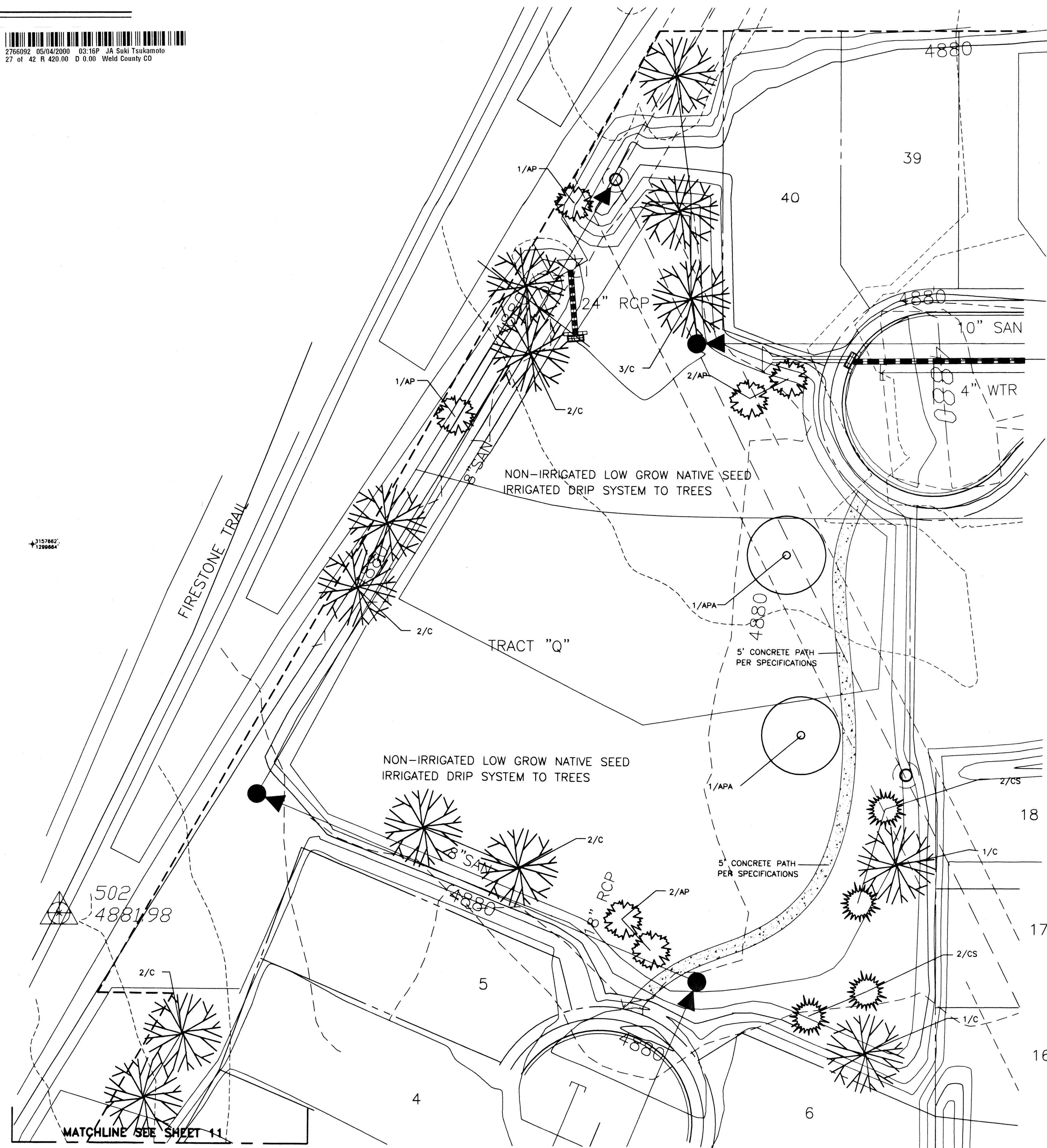
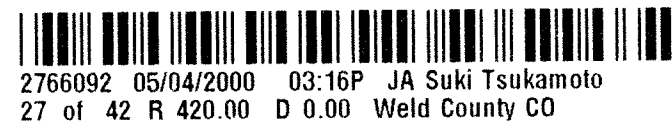
THE IDEAS, DESIGNS AND SPECIFICATIONS REPRESENTED HERE WITHIN ARE AND SHALL REMAIN THE SOLE PROPERTY OF BROMFIELD & ASSOC. NO PART THEREOF SHALL BE USED OR COPIED WITHOUT WRITTEN APPROVAL OF BROMFIELD & ASSOC.

WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

Ridge Crest Filing #2
Tract "O, P" Landscaping
PREPARED FOR: **U.S. HOME**
600 S. GREENWOOD PLAZA BLVD.
ENGLEWOOD, CO. 80111
303-799-0100
303-799-0715 FAX

SHEET No.
L8 of 11

PLAN No.
99-505-4

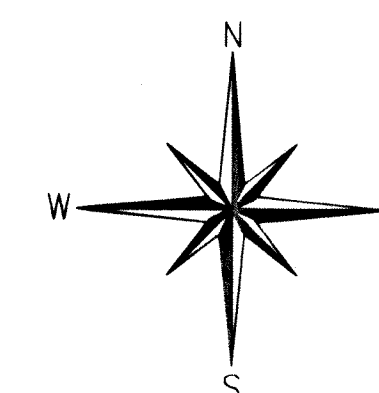
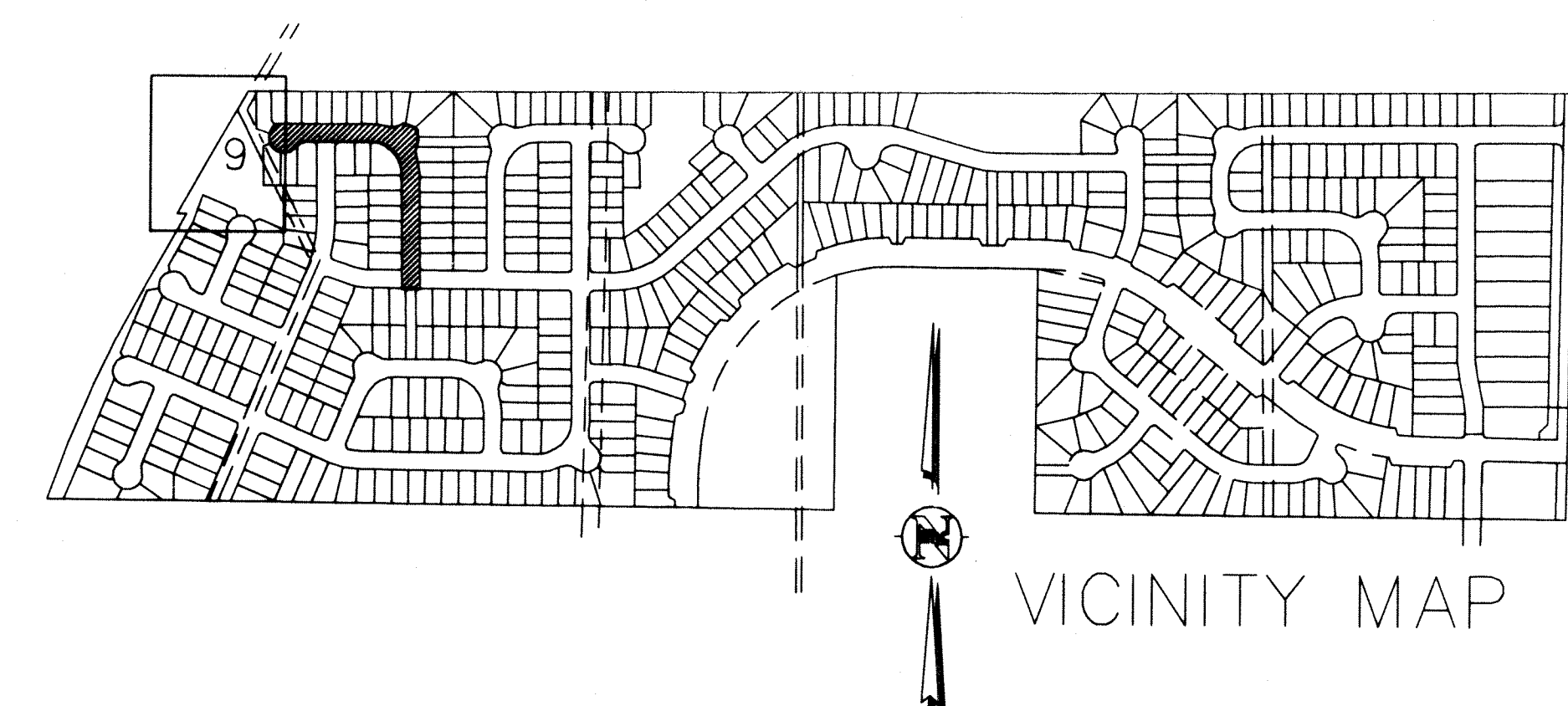


MATCHLINE SEE SHEET 11

PURPOSE AND SCOPE



RANGEVIEW CIRCLE



DATE	REVISIONS
3/8	Proposed Grading

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 03/28/00

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL BROMB50@AOL.COM

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WRITTEN DIMENSIONS TAKE
PRECEDENCE OVER
SCALED DIMENSIONS

JOB: *Ridge Crest Filing #2
Tract "T" Landscaping*

PREPARED FOR: *U.S. HOME*
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111

303-779-6100
303-779-0715 FAX

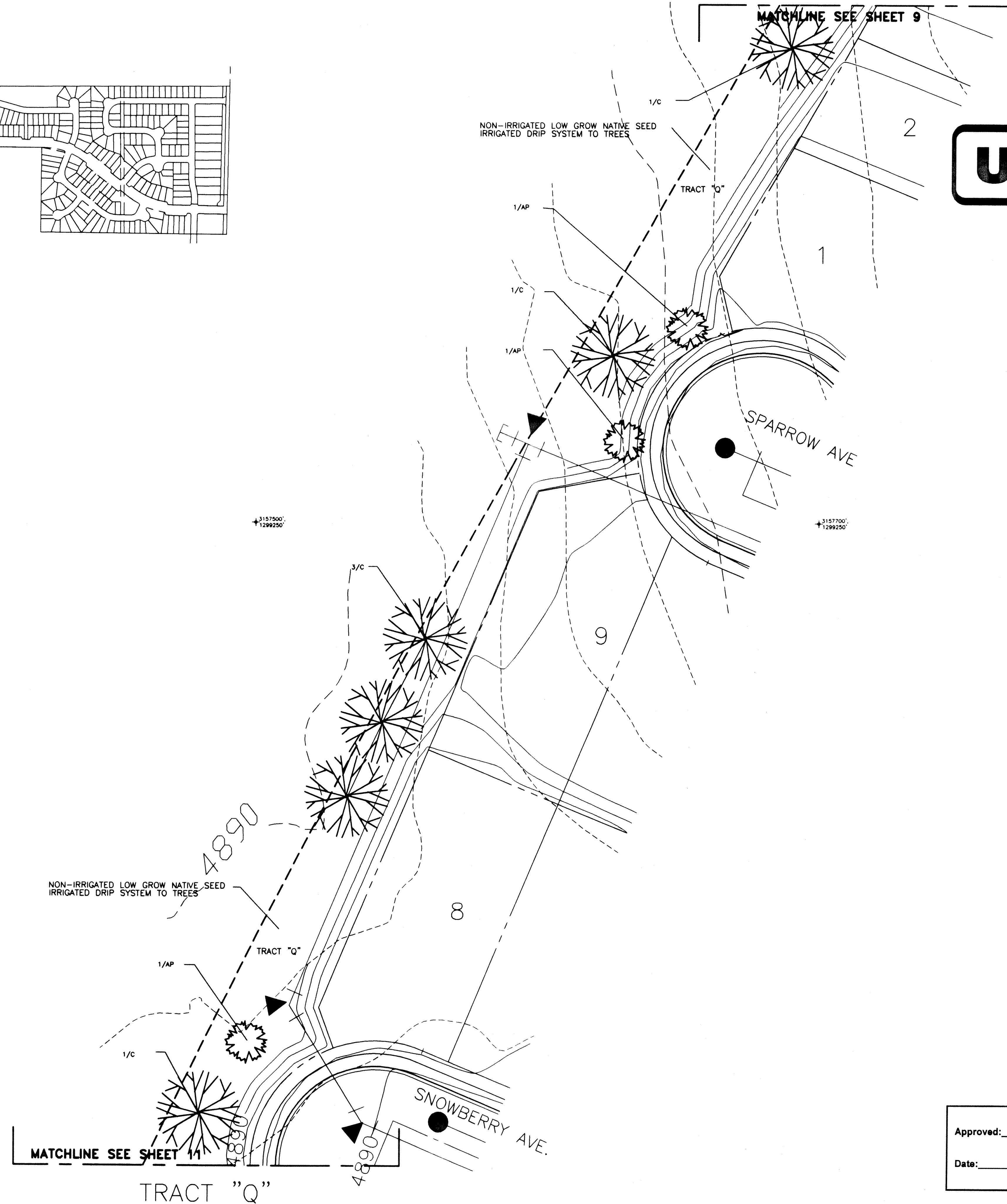
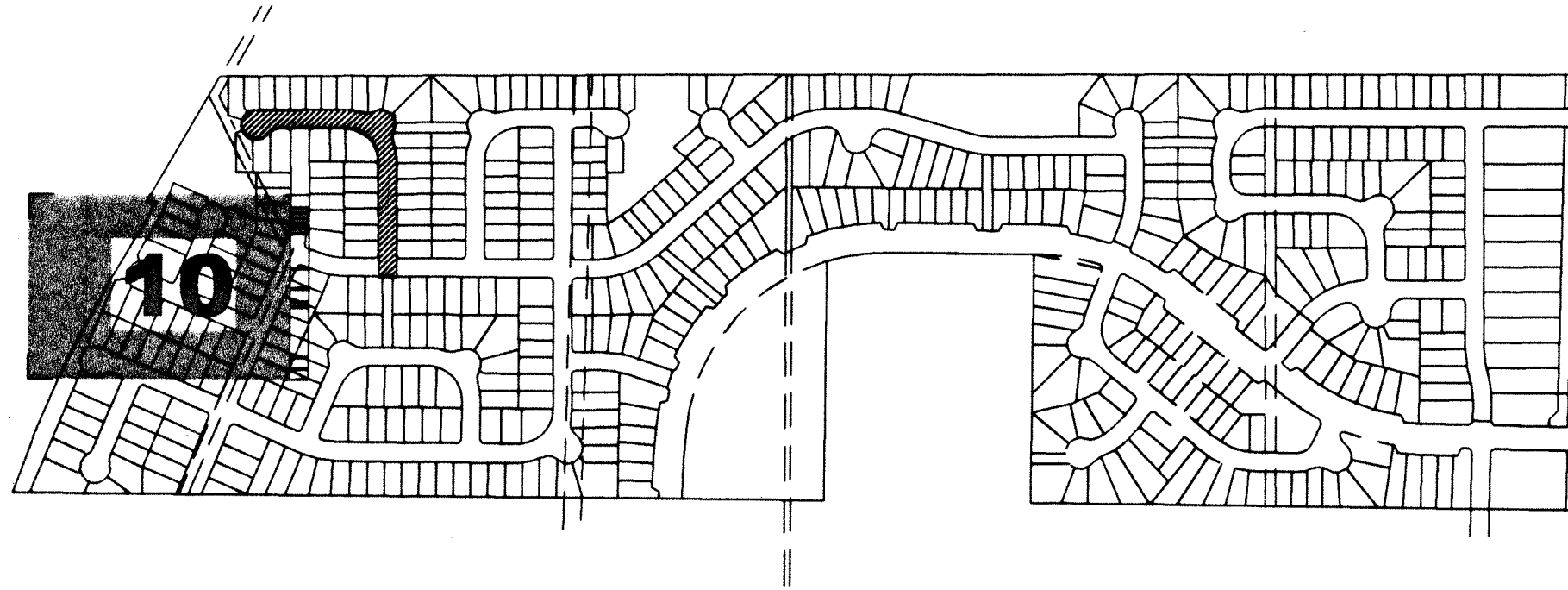
SHEET No.
L9 of 11

PLAN No.

99-505-4

Approved: _____

Date: _____



DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 03/28/00

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
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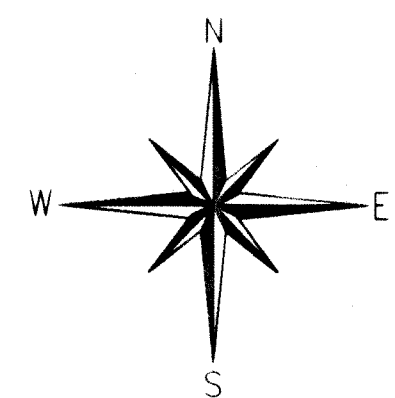
WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

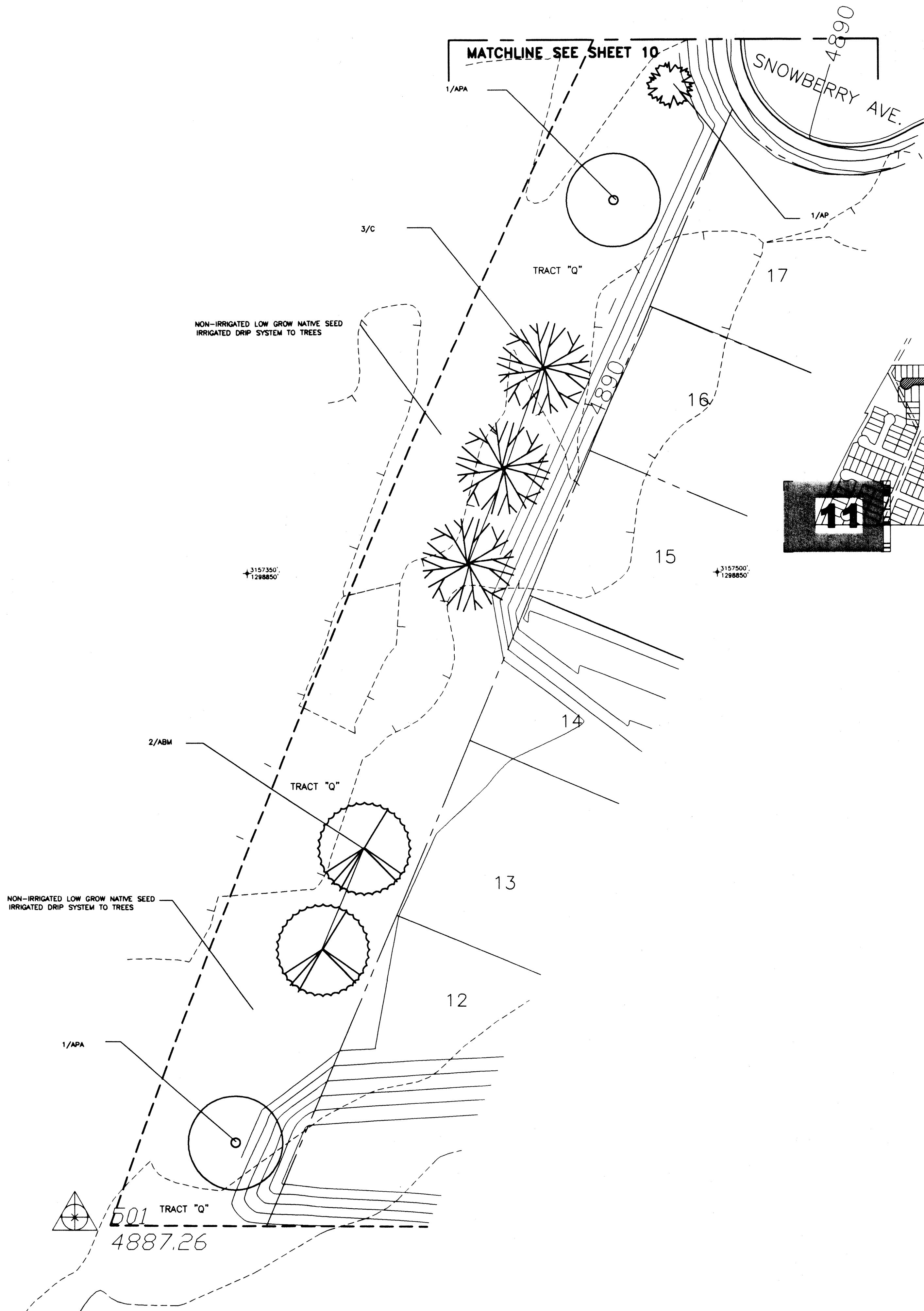
JOB: **Ridge Crest Filing #2**
Tract "Q" Landscaping
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLDG.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
L10 of 11

PLAN No.
99-505-4

Approved: _____
Date: _____





DATE	REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: 1"=20.0'

DATE: 03/28/00

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROMBSO@AOL.COM

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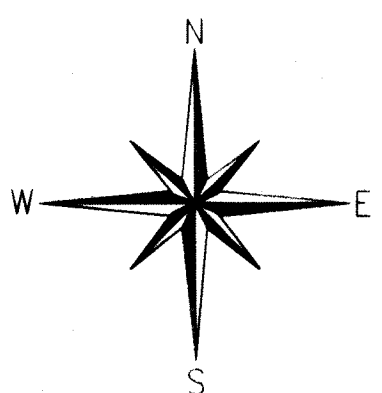
WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

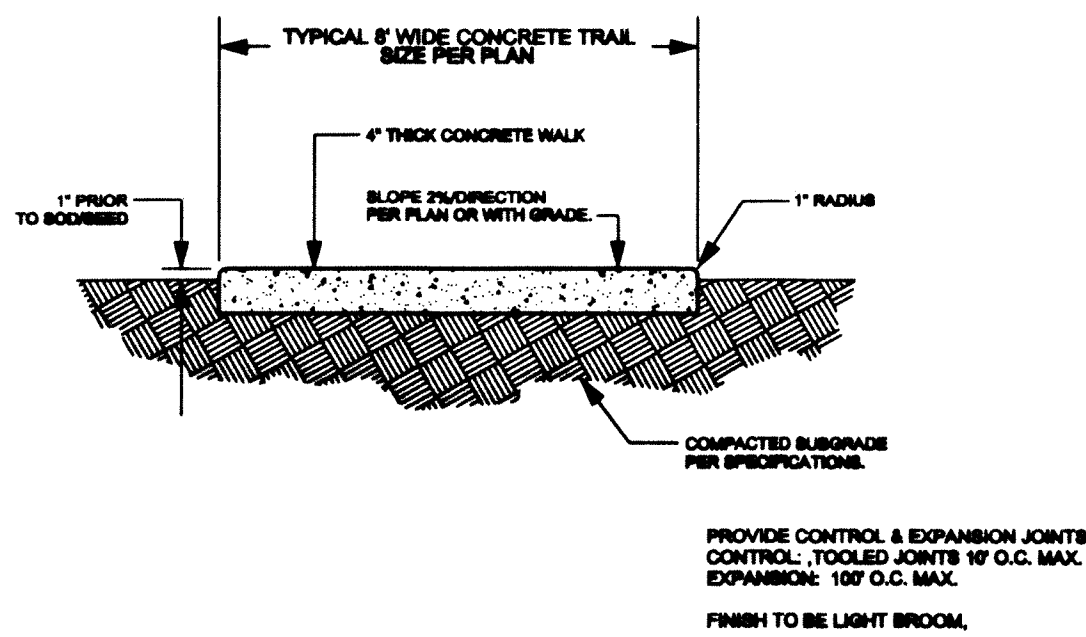
JOB: **Ridge Crest Filing #2**
Tract "Q" Landscaping
PREPARED FOR: **U.S. HOME**
600 S. GREENWOOD PLAZA BLVD.
ENGLEWOOD, CO. 80111
303-779-6100
303-779-6101 FAX

SHEET No.
L11 of 11

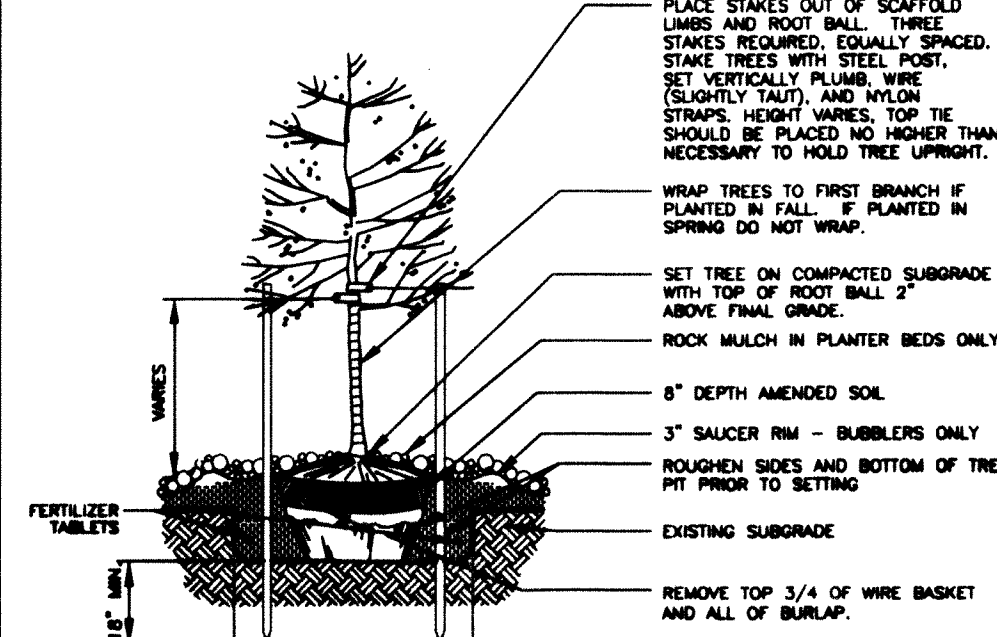
PLAN No.
99-505-4

Approved: _____
Date: _____

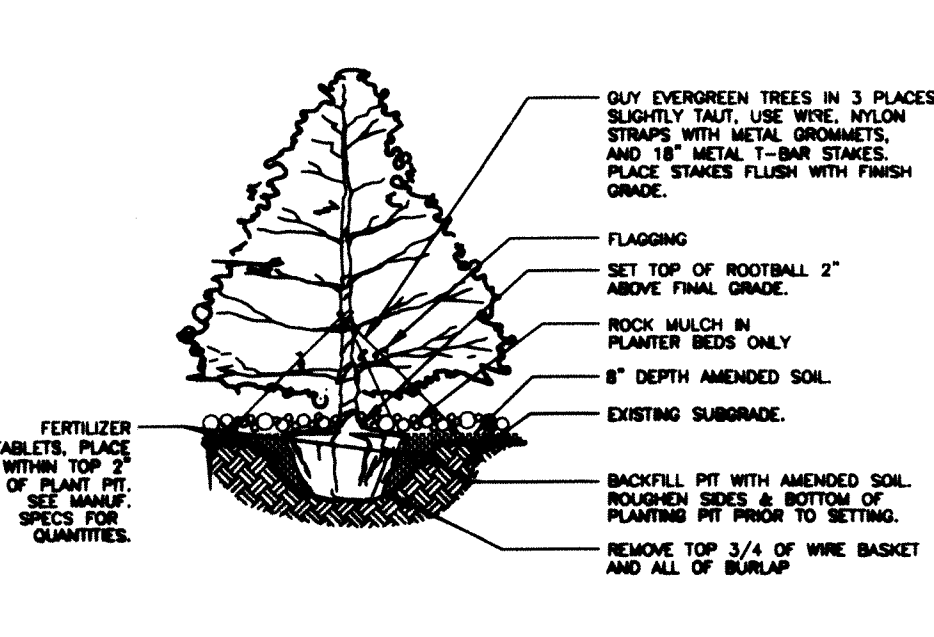




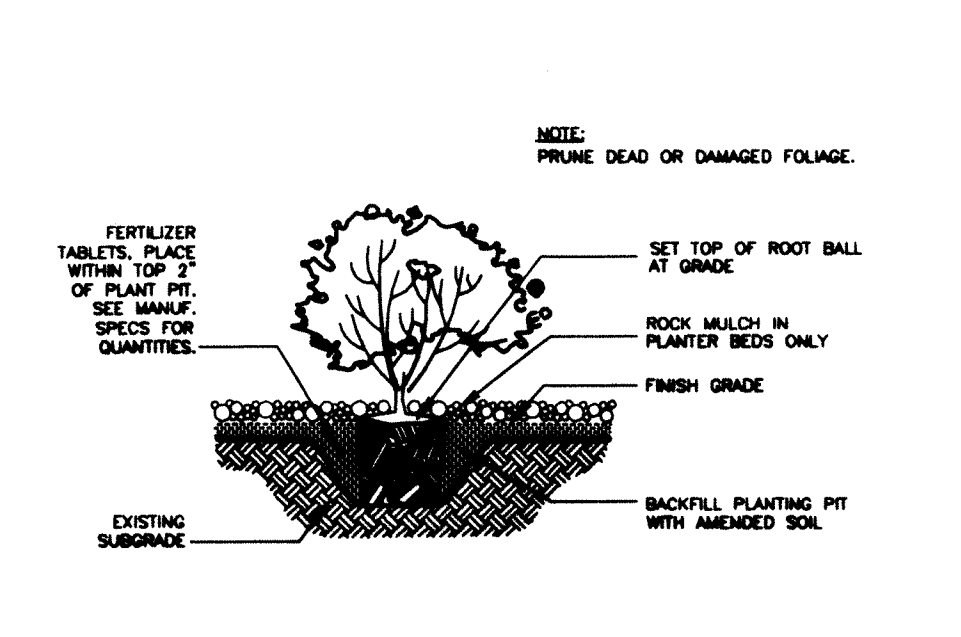
CONCRETE TRAIL
NOT TO SCALE
FOR ILLUSTRATIVE PURPOSES ONLY



DECIDUOUS TREE DETAIL
SCALE: N.T.S.



EVERGREEN TREE DETAIL
SCALE: N.T.S.



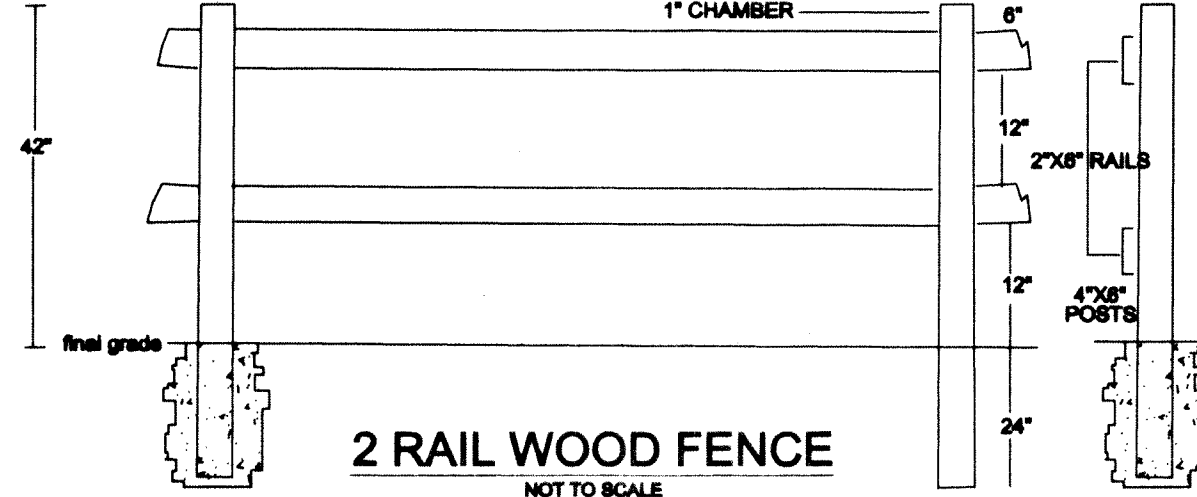
SHRUB PLANTING DETAIL
SCALE: N.T.S.

RIDGECREST FILING NO 2
PLANT LIST

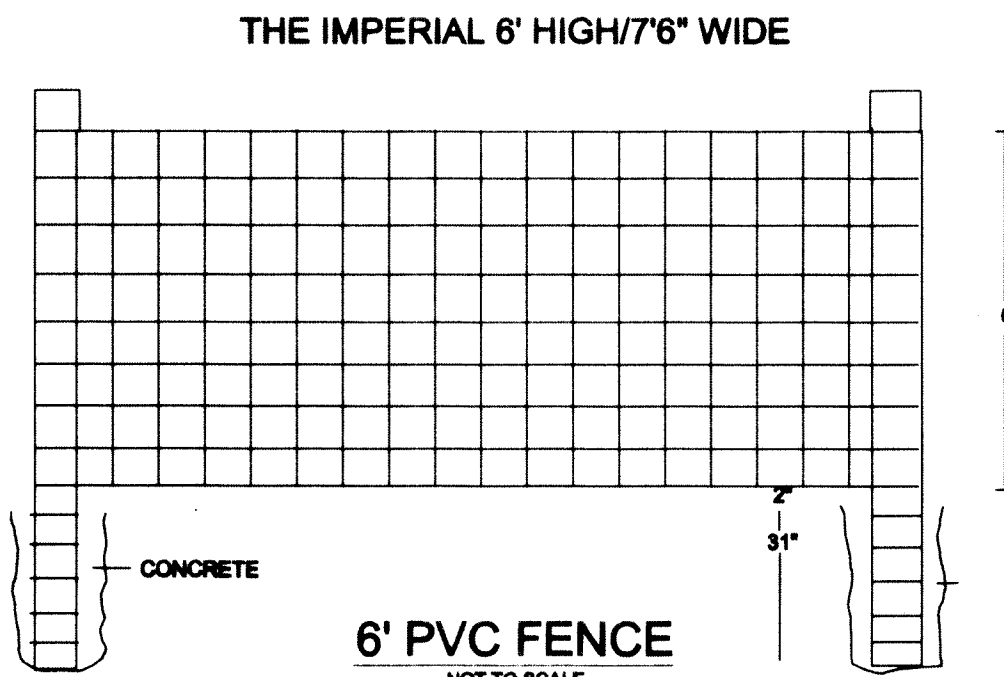
KEY	COMMON NAME	BOTANICAL NAME	SIZE
Trees			
AP	Austrian Pine	Pinus Nigra	6-8ft B&B
CS	Colorado Spruce	Picea Pungens	6-8ft B&B
ABM	Autumn Blaze Maple	Acer x freemanii 'Jeffersred'	2-in B&B
AM	Amur Maple	Acer Ginnale	2-in B&B
APA	Autumn Purple Ash	Fraxinus americana 'Autumn Purple'	2-in B&B
BO	Bur Oak	Quercus macrocarpa	2-in B&B
C	Cottonwood, Lanceleaf	Populus x acuminata	2-in B&B
RH	Russian Hawthorn	Crataegus ambigua	2-in B&B
SA	Summit Ash	Fraxinus pennsylvanica 'Summit'	2-in B&B
SL	Shademaster Locust	Gleditsia triacanthos inermis 'Shademaster'	2-in B&B
SP	Stonehill Pear	Pyrus calleryana 'Stone Hill'	2-in B&B
TCH	Thornless Cockspur Hawthorn	Crataegus crus-galli 'Inermis'	2-in B&B
WH	Washington hawthorn	Crataegus phaenopyrum	2-in B&B
Shrubs			
BJ	Broadmoor Juniper	Juniperus sabina 'Broadmoor'	5-Gal
HJ	Hughes Juniper	Juniperus horizontalis 'Hughes'	5-Gal
PWJ	Prince of Wales Juniper	Juniperus horizontalis 'Prince of Wales'	5-Gal
DBB	Dwarf Burning Bush	Euonymus alatus	5-Gal
BC	Black Chokeberry	Aronia melanocarpa	5-Gal
PJ	Potentilla Jackmanii	Potentilla fruticosa 'Jackmanii'	5-Gal
RB	Rabbitbrush	Chrysothamnus var.	5-Gal
RC	Rock Cotoneaster	Cotoneaster spp.	5-Gal
RS	Russian Sage	Perovskia artiplicifolia	5-Gal
RTD	Red Twig Dogwood	Cornus sericea 'Bailey'	5-Gal
SF	Spiraea Froebel	Spiraea japonica 'Froebelii'	5-Gal
SS	Spiraea Snowmound	Spiraea nipponica 'Snowmound'	5-Gal
Grasses			
PG	Plume Grass	Erianthus Ravennae	5-Gal

GENERAL NOTES:

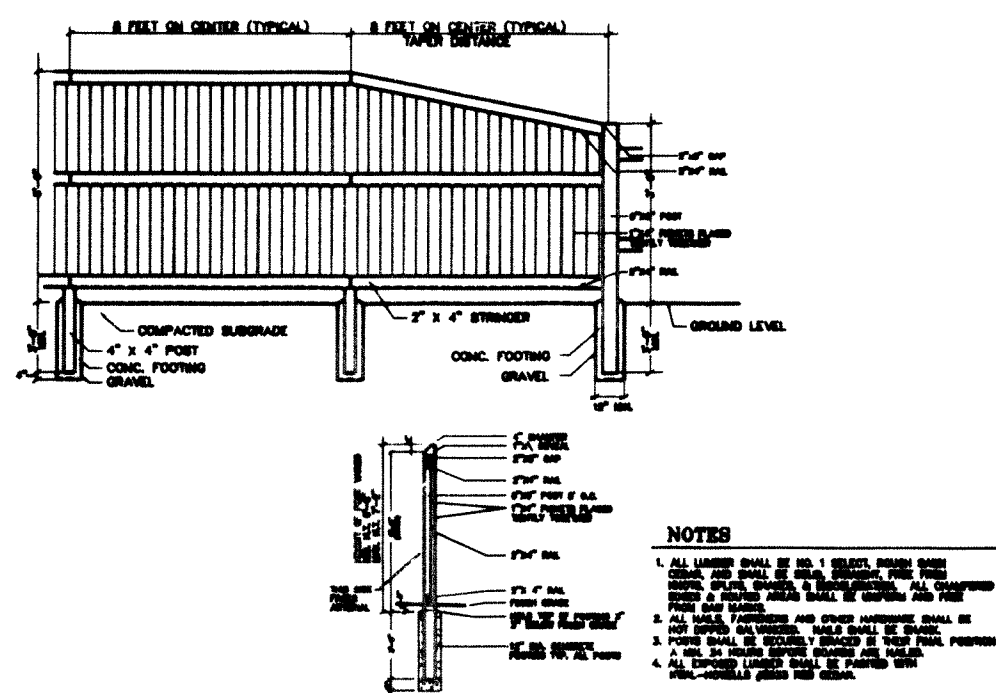
- Secondary Entry features will be submitted separately and will adhere to sign ordinance by the Town of Firestone and all city and state local codes.
- An automatic irrigation system will be designed to cover all areas of landscape construction.
- Contractor will adhere to Bromfield and Associates, Inc., and the City of Firestone standard set of specifications.
- Maintain 3 foot distance between each fire hydrant and sidewalk/trail surface.
- All trees will be staked, per specifications.
- Edger will be installed, per detail.
- All shrub beds will be mulched with wood fiber 4 inches deep, and all other areas will be 1-1/2" washed river rock 3 inches deep over marifi fabric.
- Turf will be a variety of bluegrass, per specifications.
- Refer to Bromfield and Associates, Inc., set of specifications for information not covered under General Notes.
- Right-of-Way will be seeded with a low-grow prairie mix.
- All Tracts noted as non-irrigated native seed will be a low grow mixture to be purchased from Arkansas Valley Seed Co.
- All trails will be concrete per specifications
- Interior fence will be rail per detail
- Plant material in tracts D,E,F,G,H,L,M,O, and P will be field located so not to interfere with a waterline, storm sewer line or sanitary sewer line.



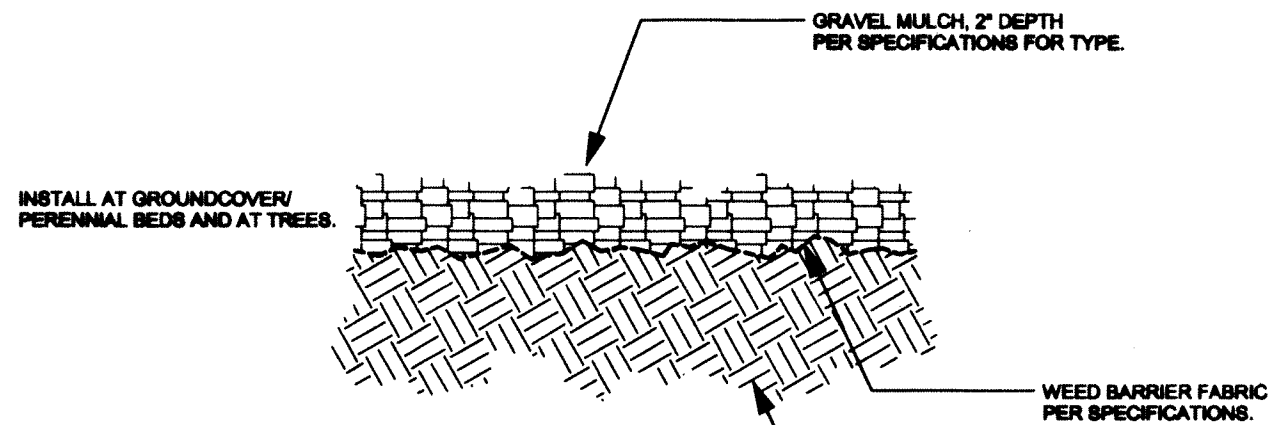
2 RAIL WOOD FENCE
NOT TO SCALE
FOR ILLUSTRATIVE PURPOSES ONLY



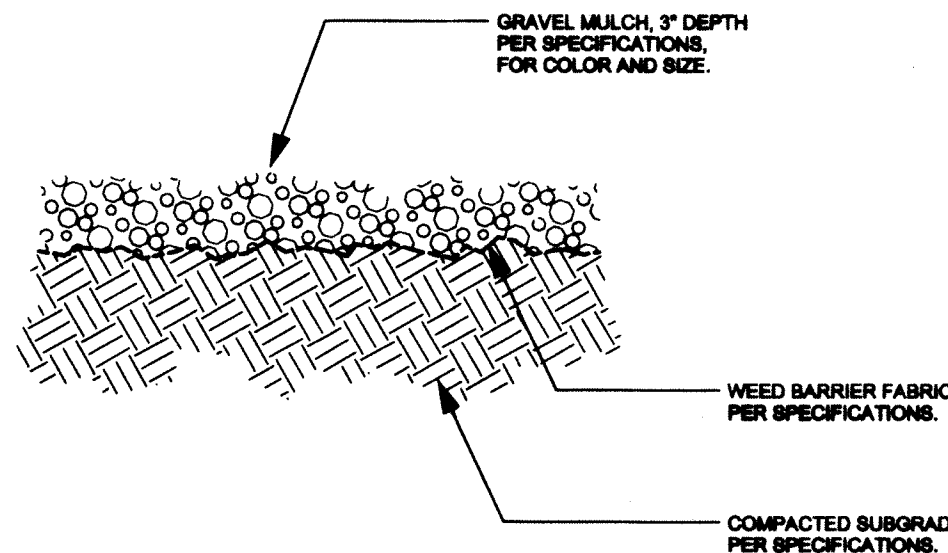
6' PVC FENCE
NOT TO SCALE
FOR ILLUSTRATIVE PURPOSES ONLY



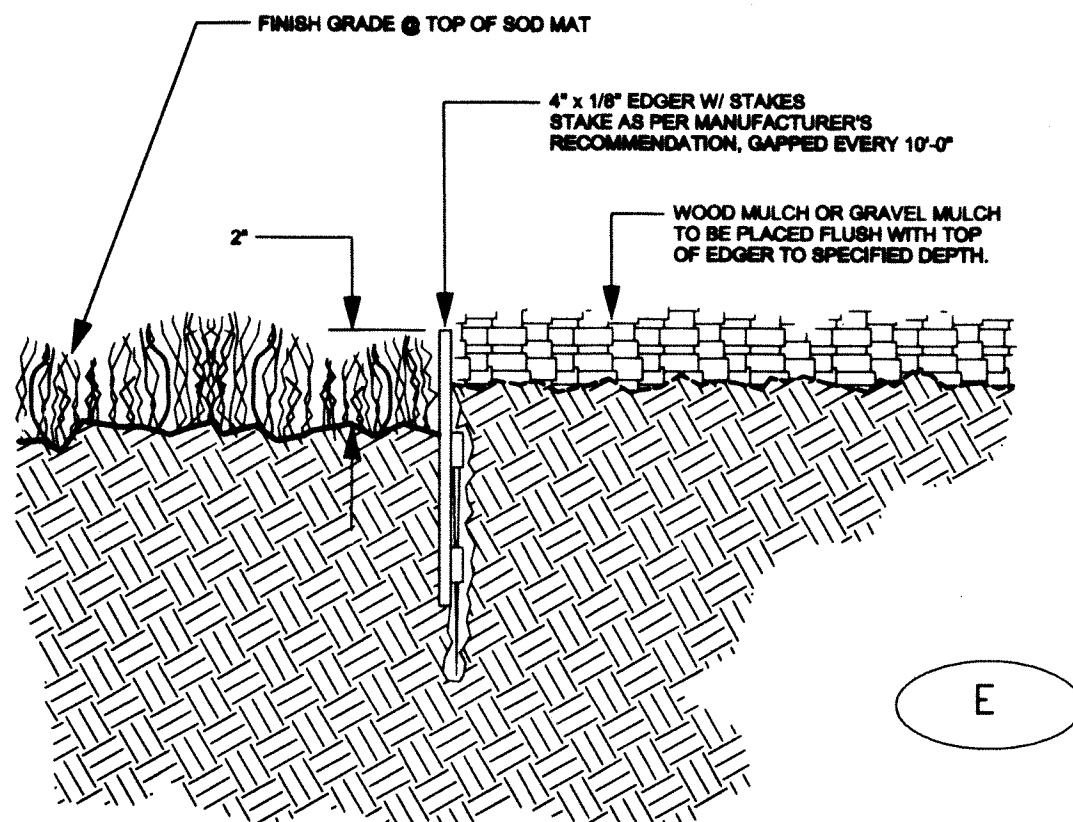
TRANSITION FENCE
NOT TO SCALE
FOR ILLUSTRATIVE PURPOSES ONLY



WOOD MULCH
NOT TO SCALE
FOR ILLUSTRATIVE PURPOSES ONLY



GRAVEL MULCH
NOT TO SCALE
FOR ILLUSTRATIVE PURPOSES ONLY



STEEL EDGER
NOT TO SCALE
FOR ILLUSTRATIVE PURPOSES ONLY

Approved: _____

Date: _____

DATE REVISIONS

DESIGNED BY: LHB

DRAWN BY: BSM

CHECKED BY:

SCALE: N.T.S.

DATE: 03/28/00

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROMB50@AOL.COM

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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

JOB: RIDGECREST FIL 2
DETAILS

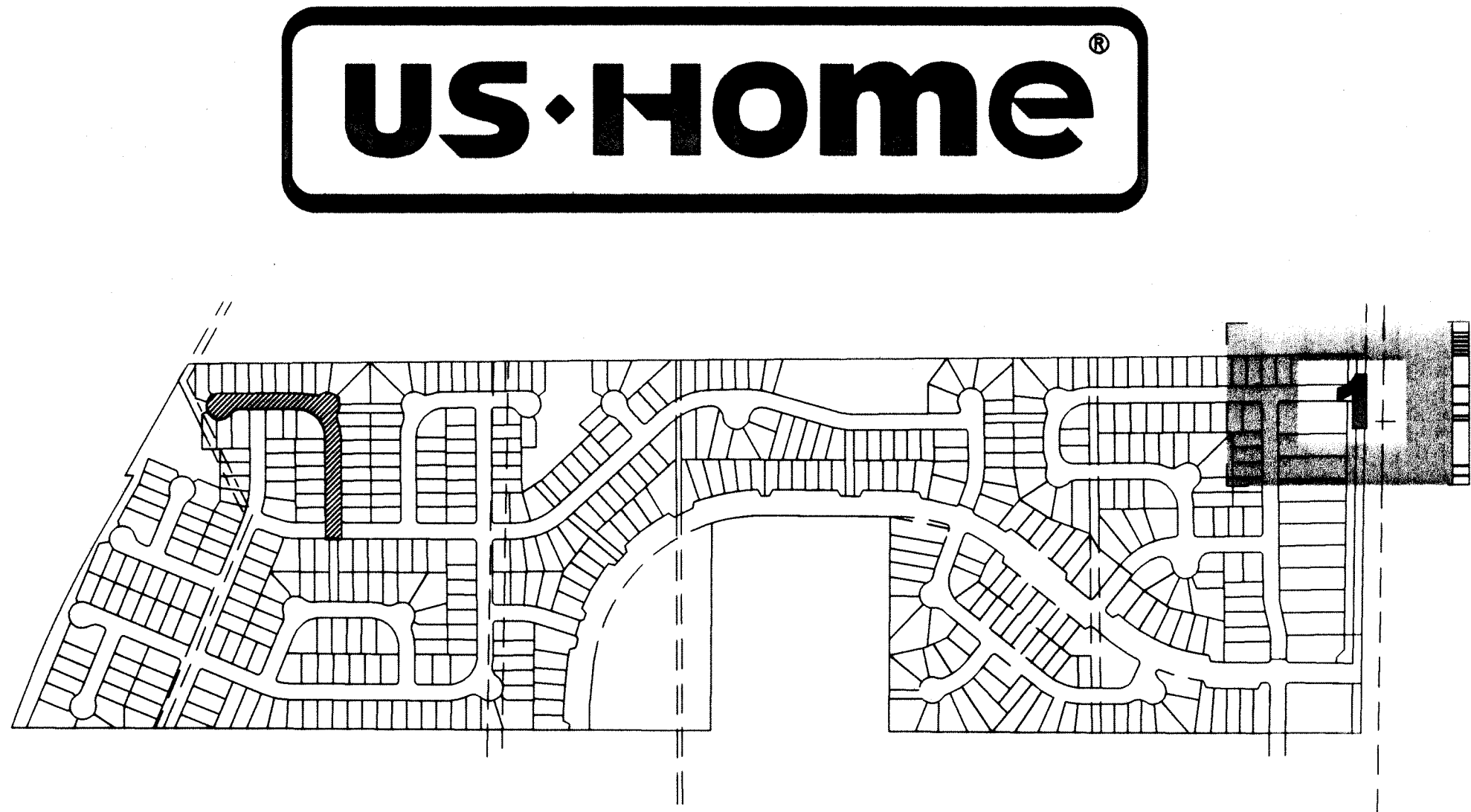
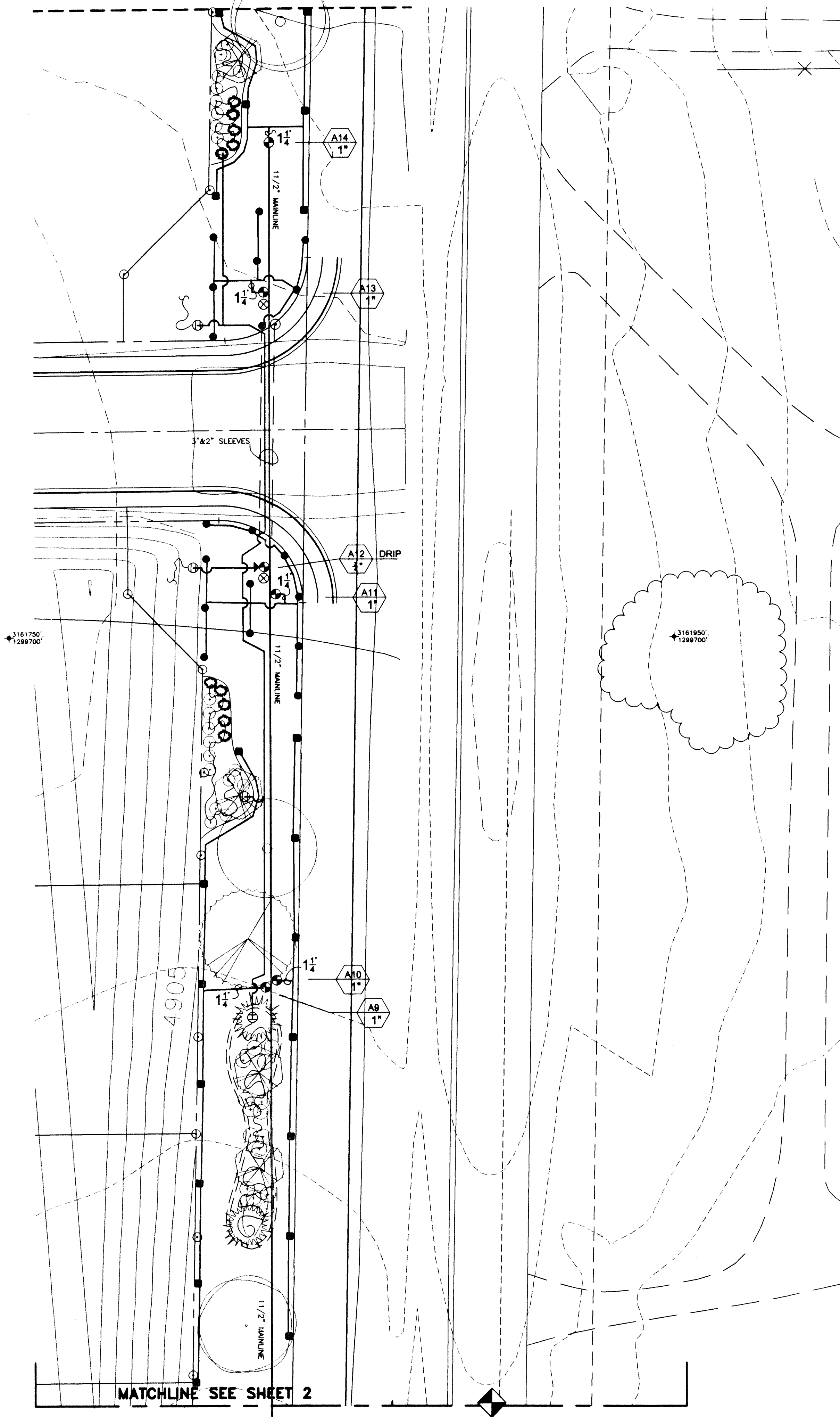
PREPARED FOR: U.S. HOME
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-4100
303-779-0715 FAX

SHEET No.

DETAILS

PLAN No.

99-505-4



DATE	REVISIONS

DESIGNED BY: K.DIPAOLLO

DRAWN BY: K.DIPAOLLO

CHECKED BY: K.DIPAOLLO

SCALE: 1"=20.0'

DATE: 03/08/00

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303) 792-2621
(303) 792-2629 FACSIMILE
E-MAIL BROM850@AOL.COM

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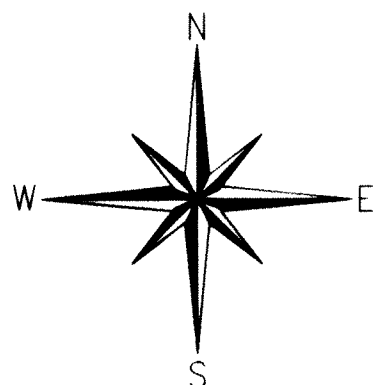
JOB: **Ridge Crest Filing #2**
Tract "A, B & C" Landscaping
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

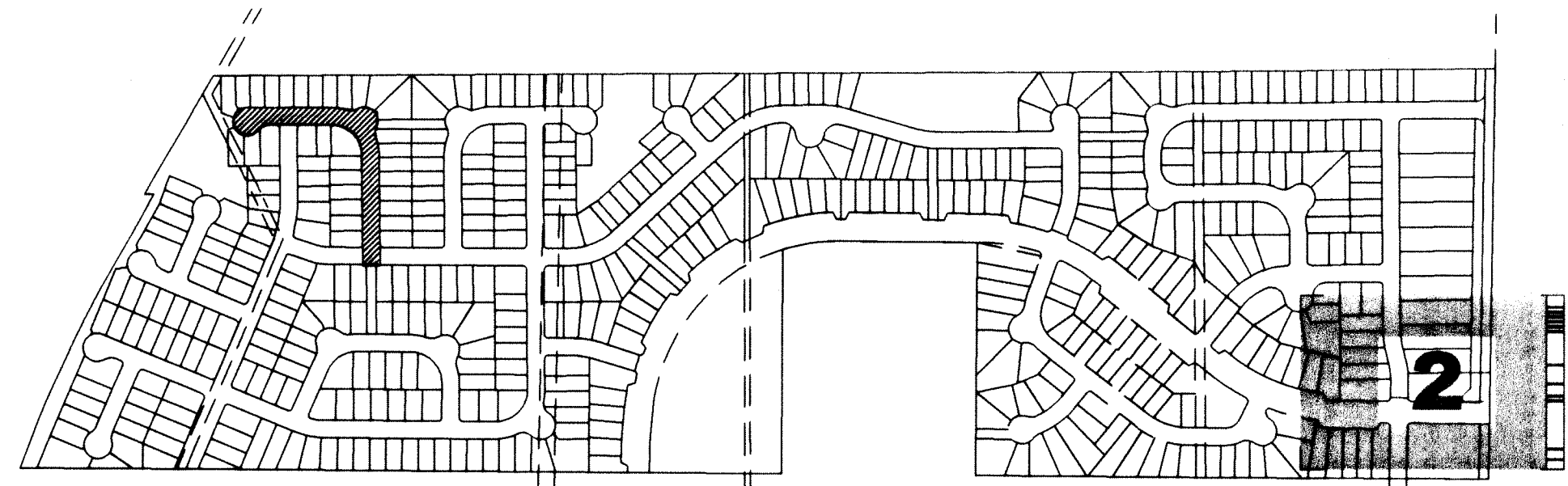
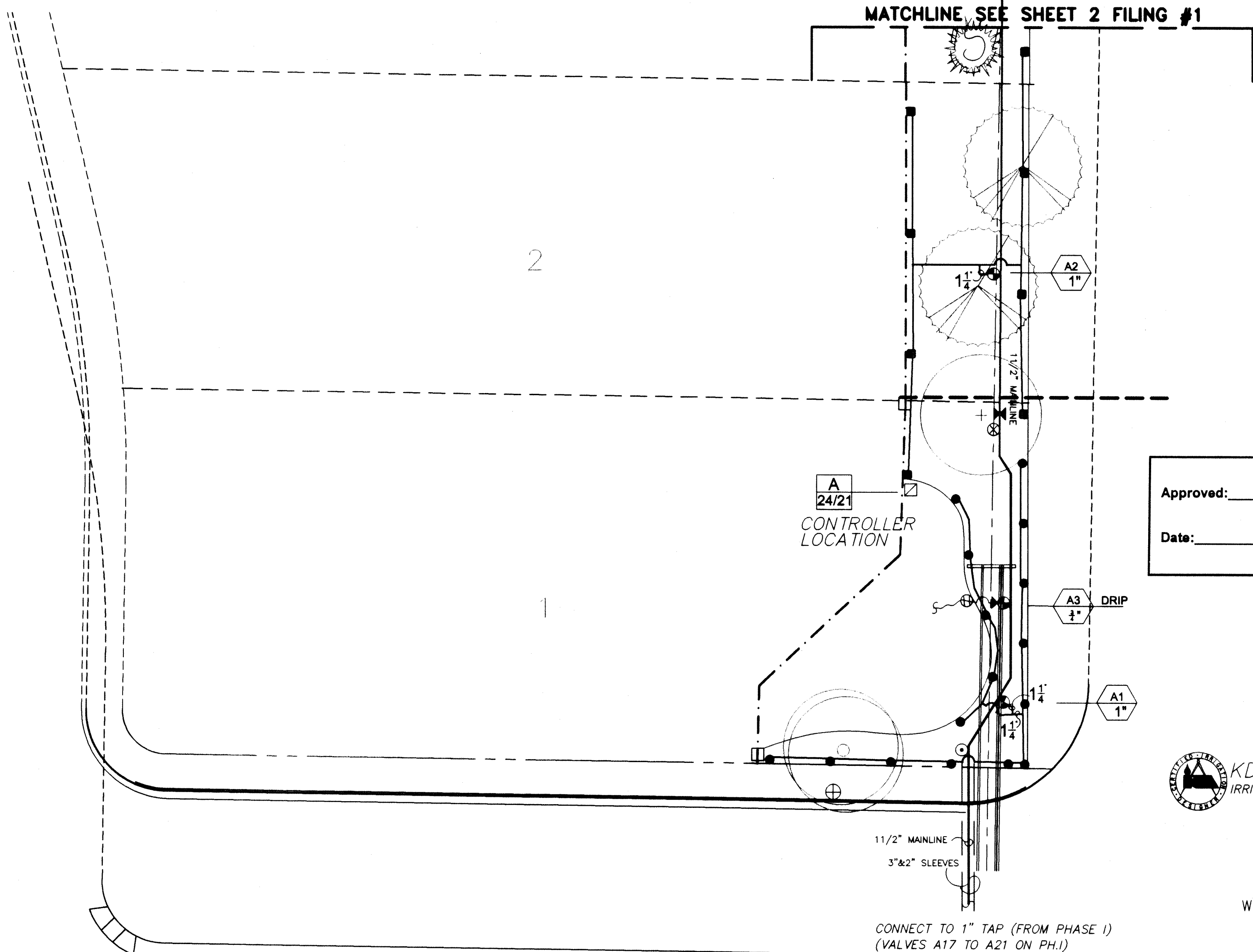
SHEET No.
I-1 of 11

PLAN No.
99-505-4

Approved: _____
Date: _____

KDI DESIGNS, INC.
IRRIGATION DESIGN AND CONSULTING





DATE: 03/08/00

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WRITTEN DIMENSIONS TAKE
PRECEDENCE OVER
SCALED DIMENSIONS

10/10

JOB: *Ridge Crest Filing #2*
Tract "A & B" Landscaping

PREPARED FOR: *U.S. HOME*
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111

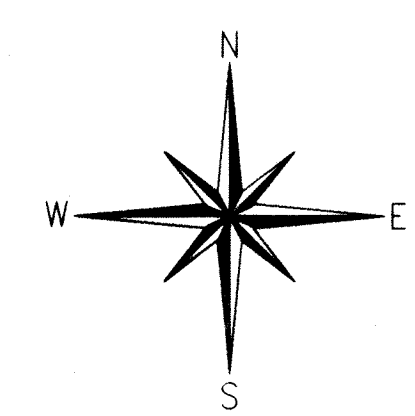
303-779-6100
303-779-0715 FAX

SHEET No.
12 of 11

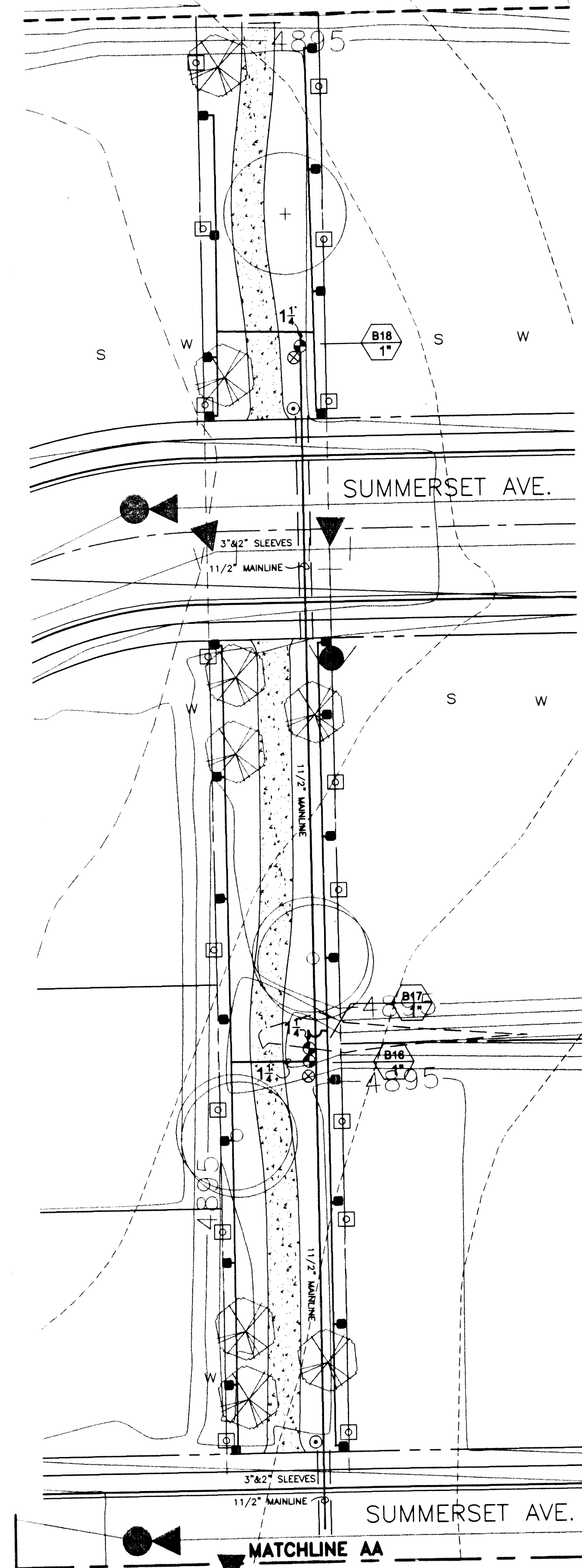
PLAN No.
99-505-4



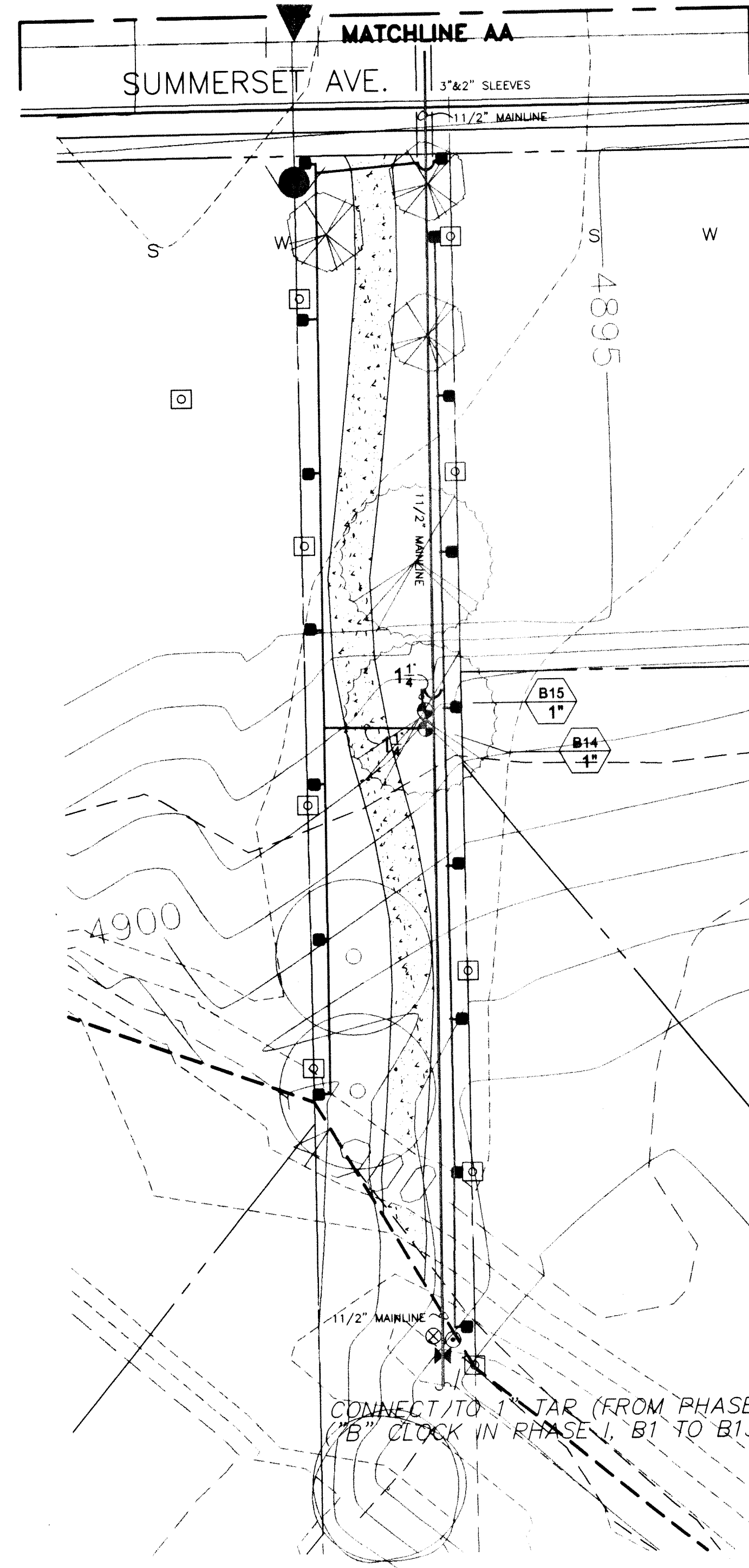
KDI DESIGNS, INC.
IRRIGATION DESIGN AND CONSULTING



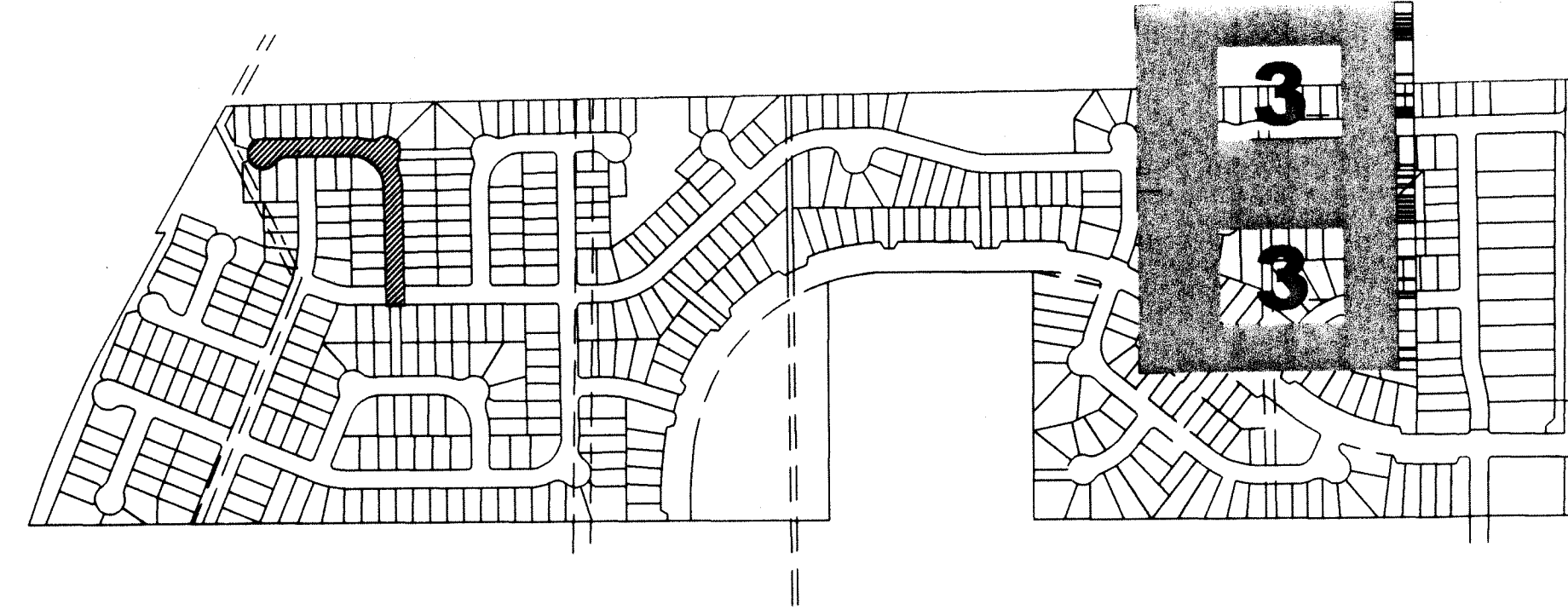
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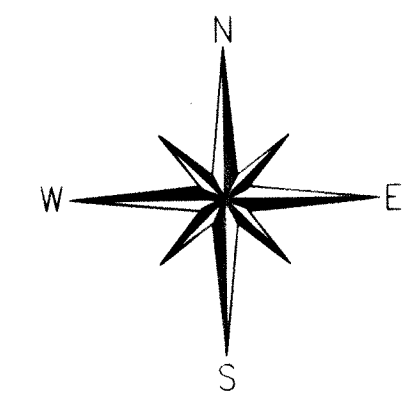
TRACT "E" TRACT "F"



TRACT "D"



Approved: _____
Date: _____



DATE	REVISIONS

DESIGNED BY: K.DIPAULO

DRAWN BY: K.DIPAULO

CHECKED BY: K.DIPAULO

SCALE: 1"=20.0'

DATE: 03/08/00

B ROMFIELD
&
A SSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL: BROM850@AOL.COM

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JOB: **Ridge Crest Filing #2**
Tract "D, E & F" Landscaping
PREPARED FOR: **U.S. HOME**
6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.
13 of 11

PLAN No.
99-505-4

2756092 05/04/2000 03:16P JA Suki Tsukamoto
34 of 42 R 420.00 D 0.00 Weld County CO

US·HOME®

DATE	REVISIONS

DESIGNED BY: K.DIPAULO

DRAWN BY: K.DIPAULO

CHECKED BY: K.DIPAULO

SCALE: 1"=20.0'

DATE: 03/08/00

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
(303)792-2621
(303)792-2629 FACSIMILE
E-MAIL BROM8500AOL.COM

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WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS

Ridge Crest Filing #2
Tract "I" Landscaping

JOB:

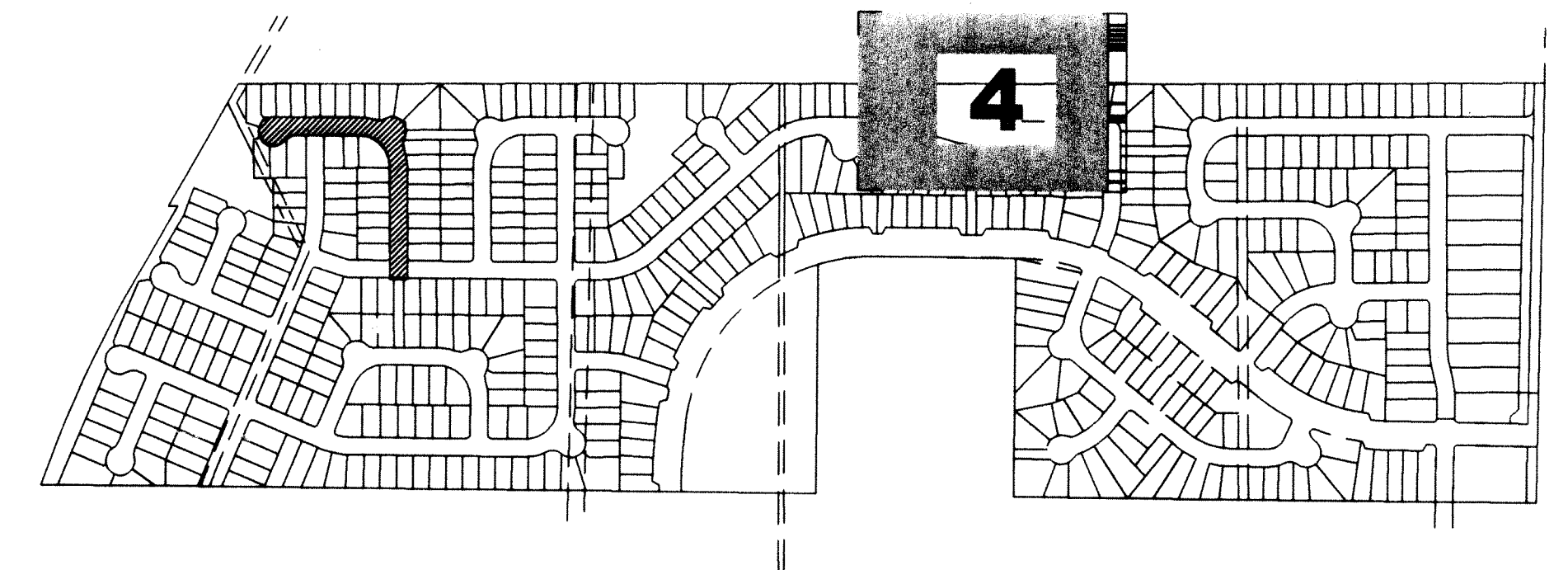
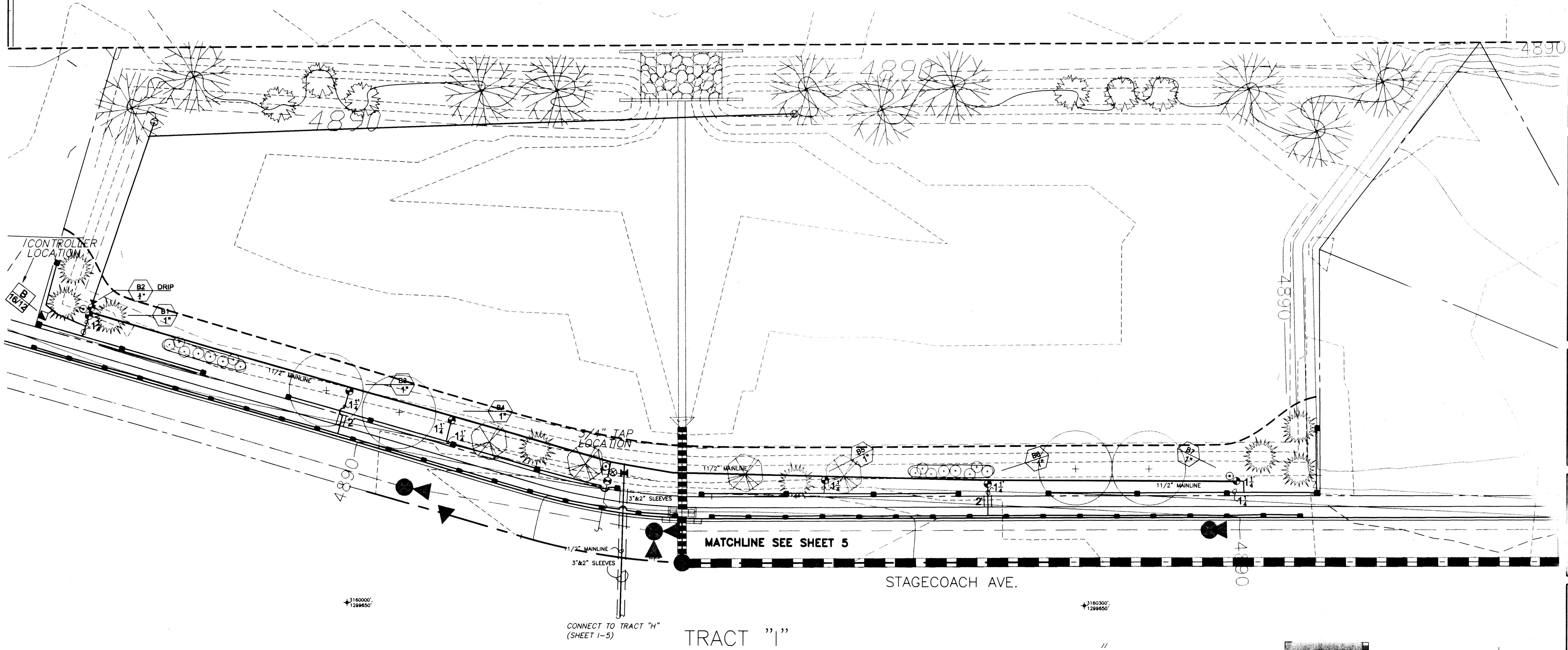
PREPARED FOR: U.S. HOME
600 S. GREENWOOD PLAZA BLDG.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

SHEET No.

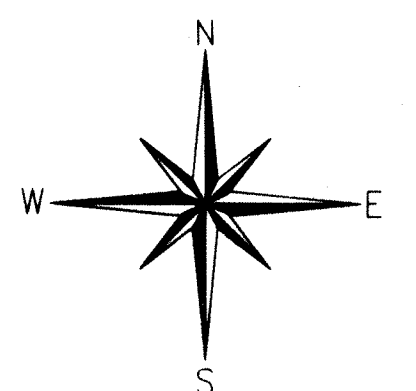
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PLAN No.

99-505-4

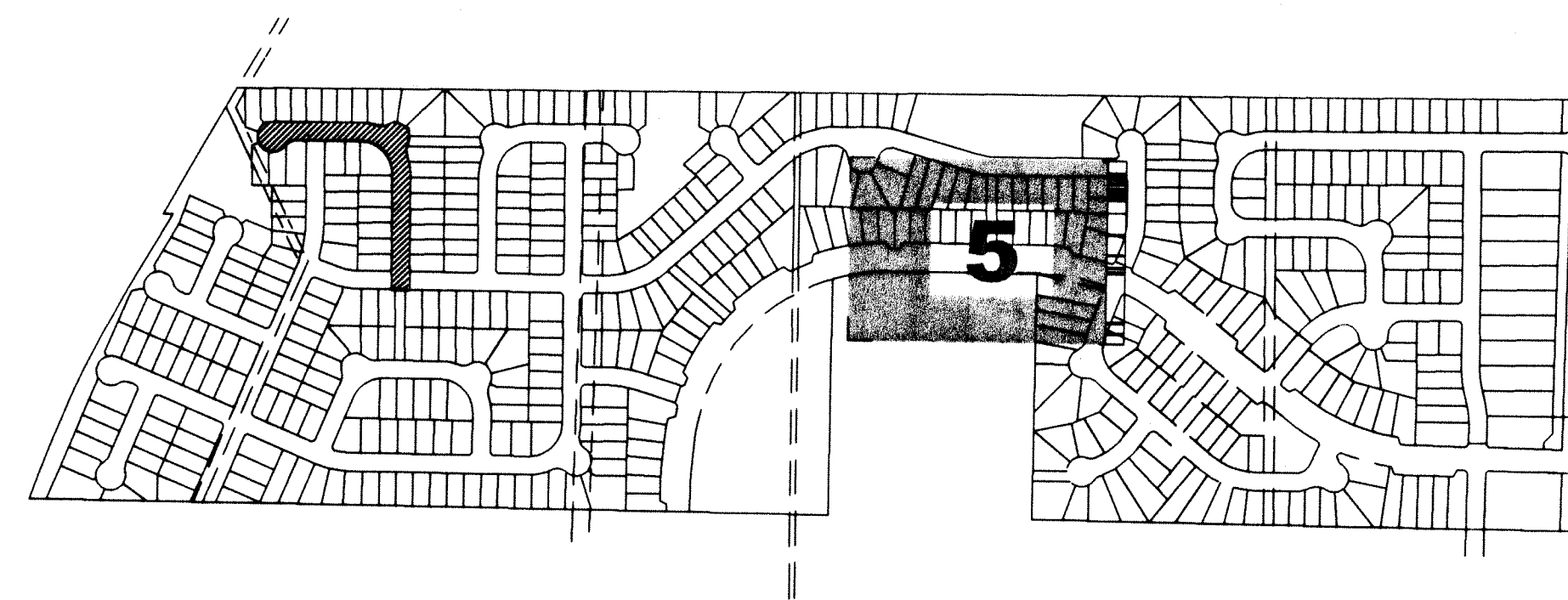
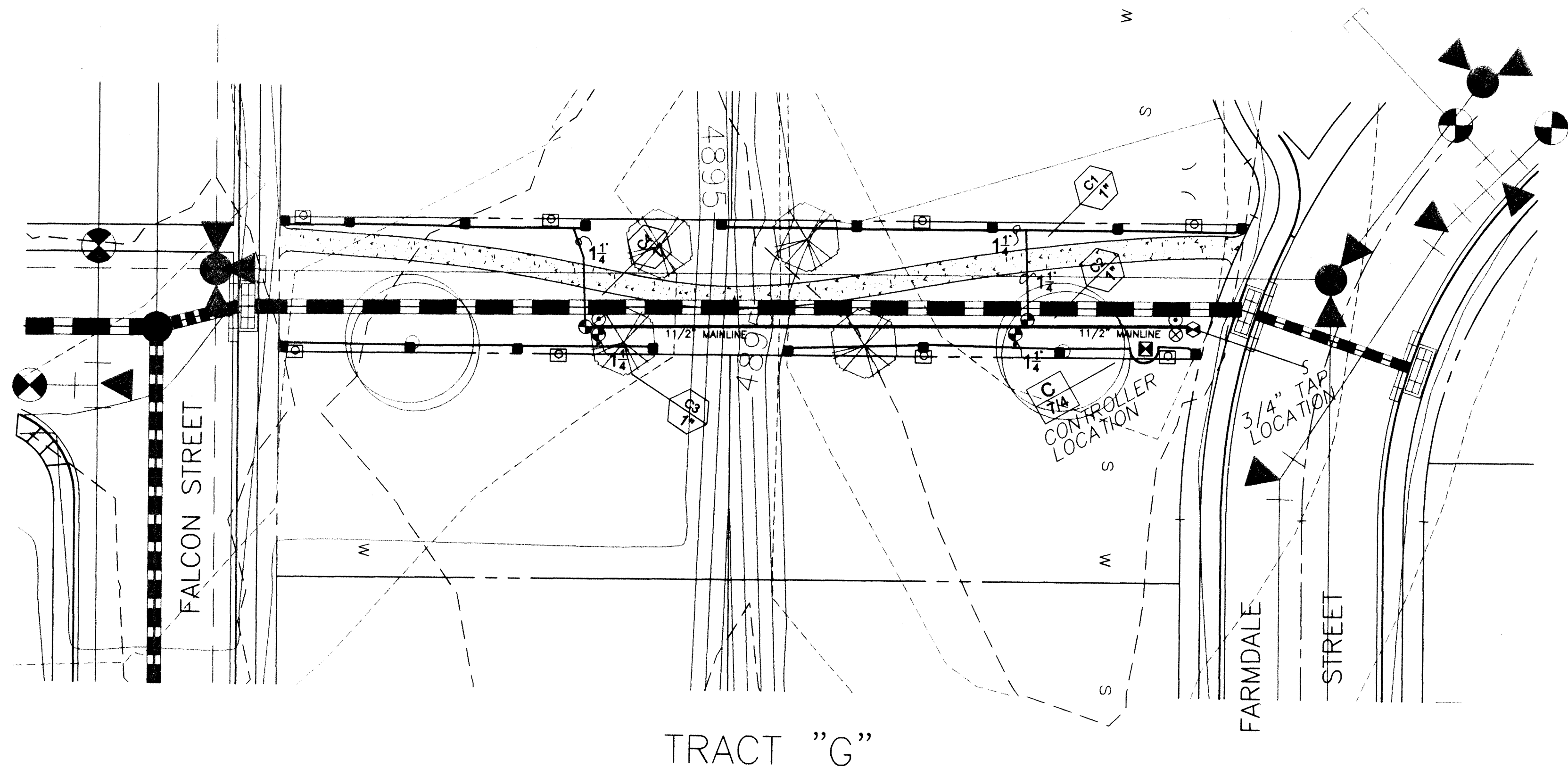
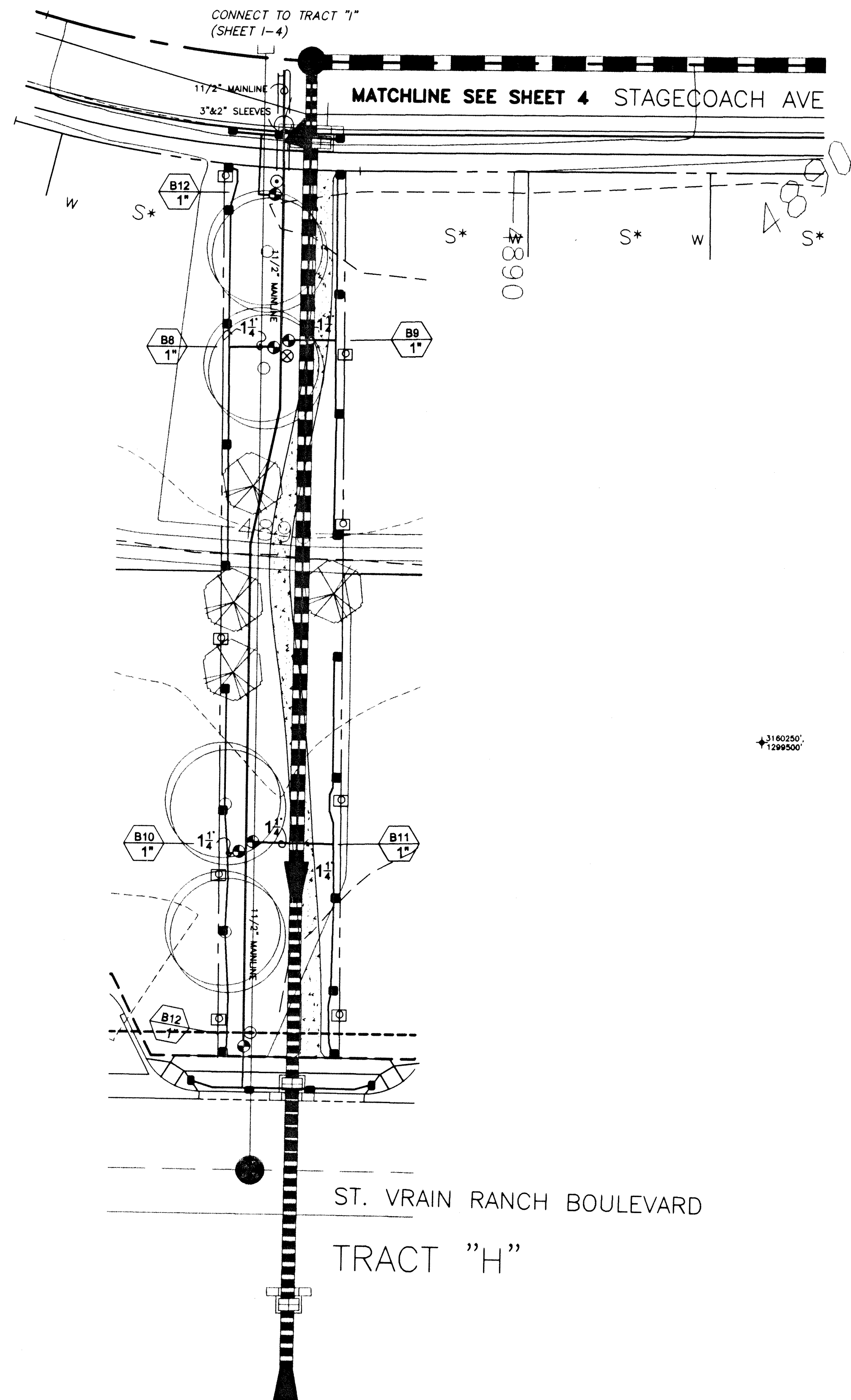


KDI DESIGNS, INC.
IRRIGATION DESIGN AND CONSULTING



Approved: _____
Date: _____

PURPORTED COPY



DATE	REVISIONS

DESIGNED BY: K.DIPAULO

DRAWN BY: K.DIPAULO

CHECKED BY: K.DIPAULO

SCALE: 1"=20.0'

DATE: 03/08/00

BROMFIELD
&
ASSOC.
102 INVERNESS TERRACE EAST
ENGLEWOOD, CO. 80112
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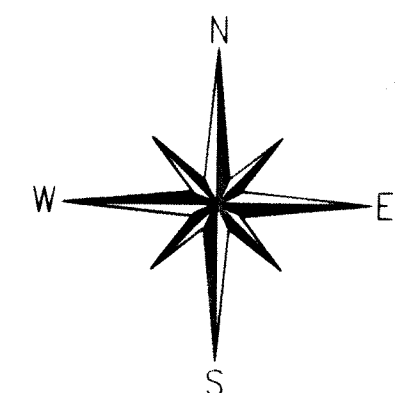
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15 of 11

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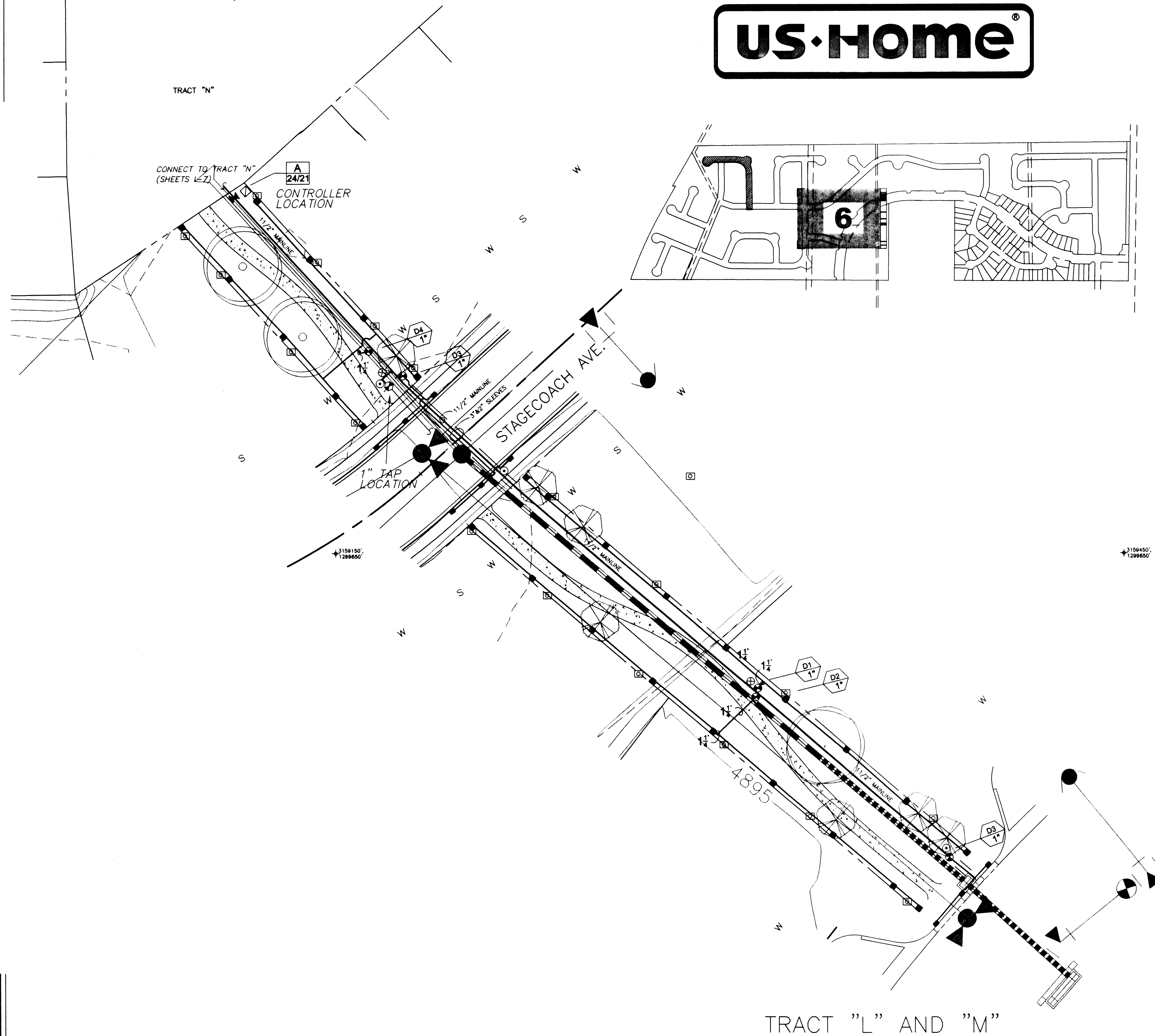
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36 of 42 R 420.00 D 0.00 Weld County CO

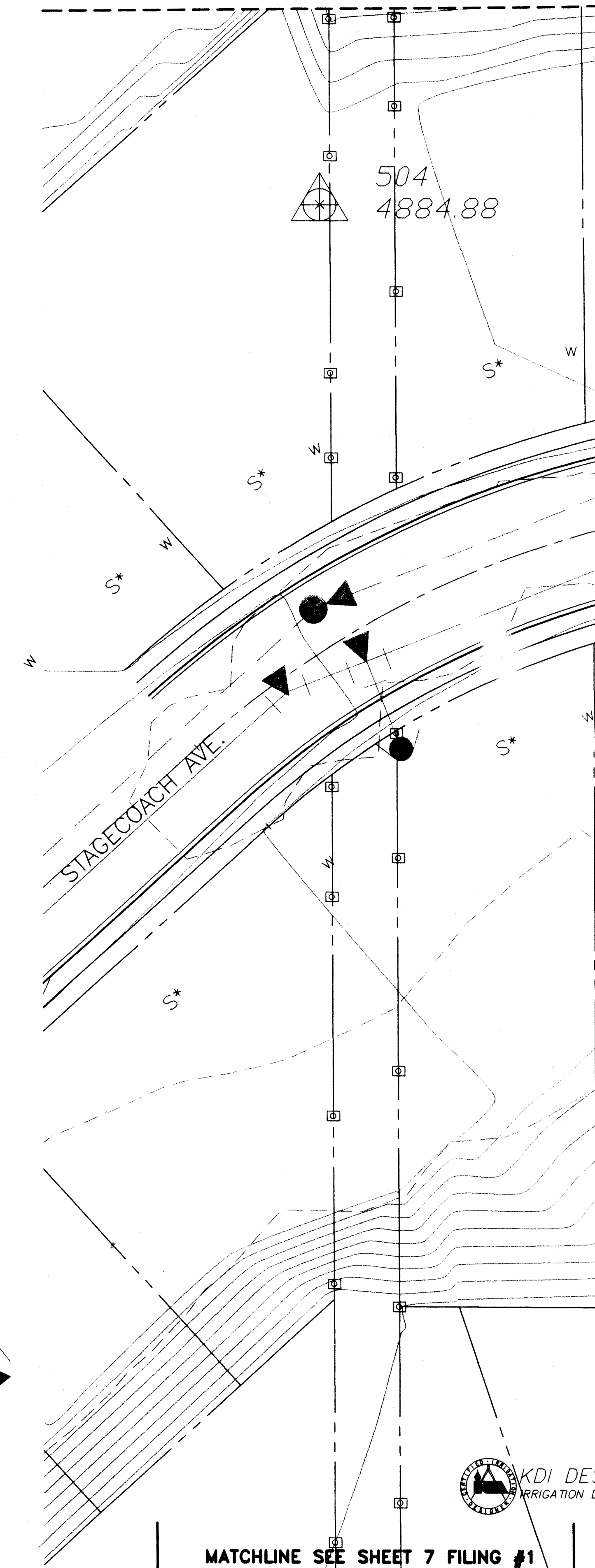
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TRACT "L" AND "M"

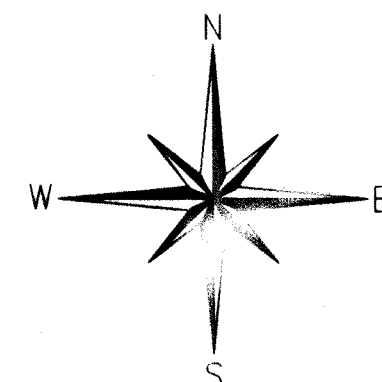
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TRACT "J" AND "K"



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CHECKED BY: K.DIPAULO

SCALE: 1"=20.0'

DATE: 03/08/00

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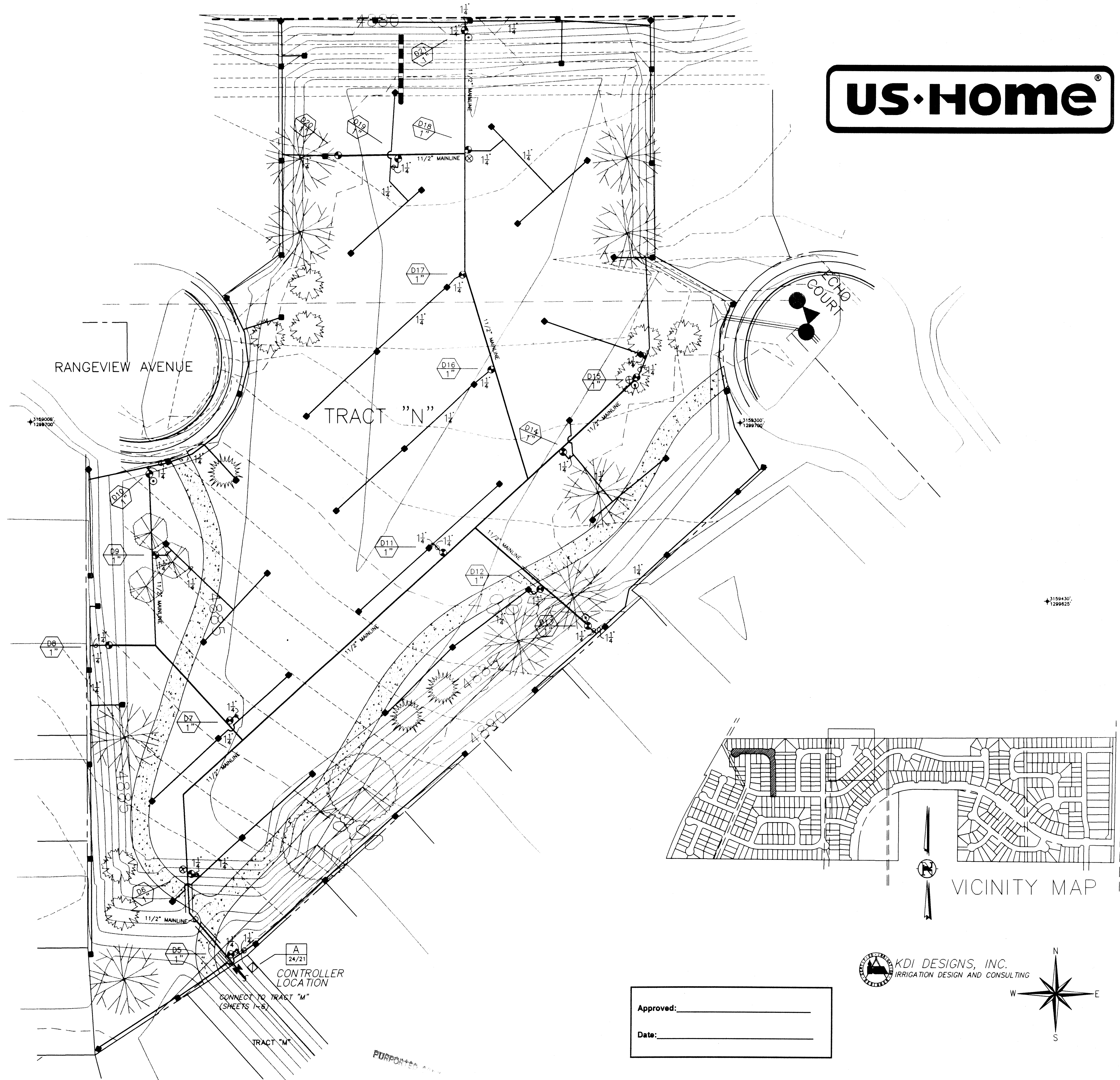
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DRAWN BY: K.DIPAULO

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SCALE: 1"=20.0'

DATE: 03/08/00

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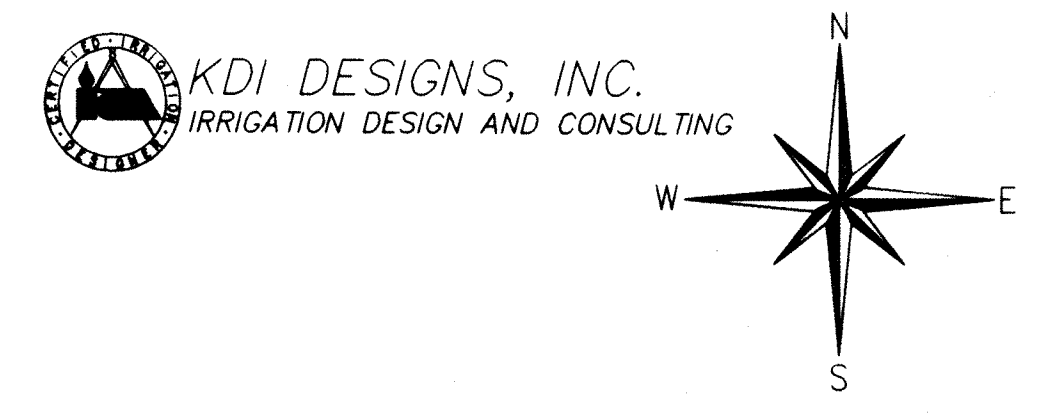
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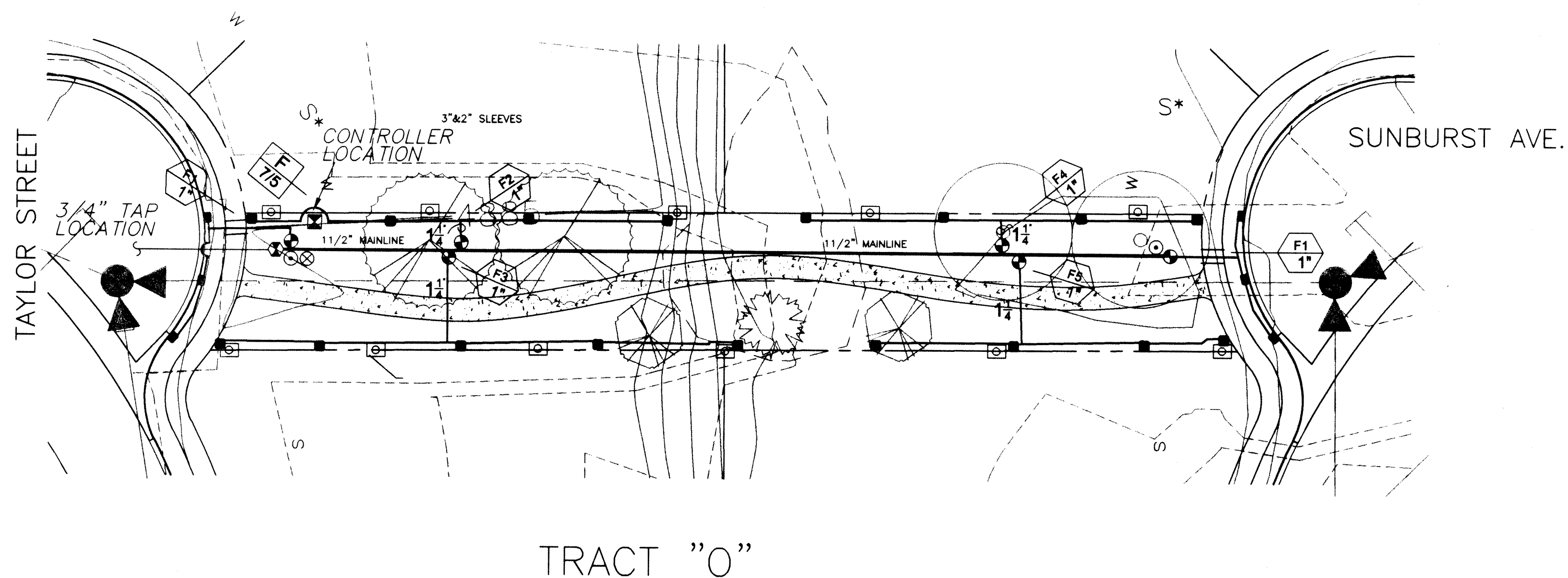
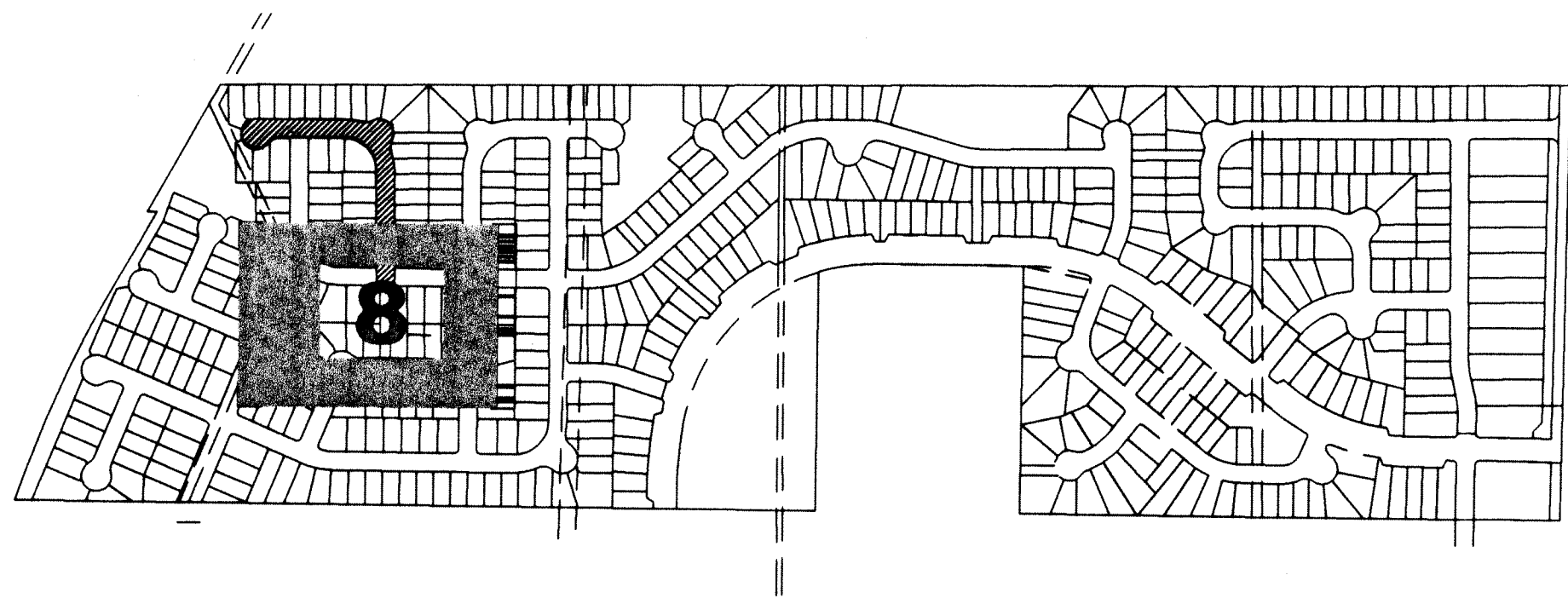
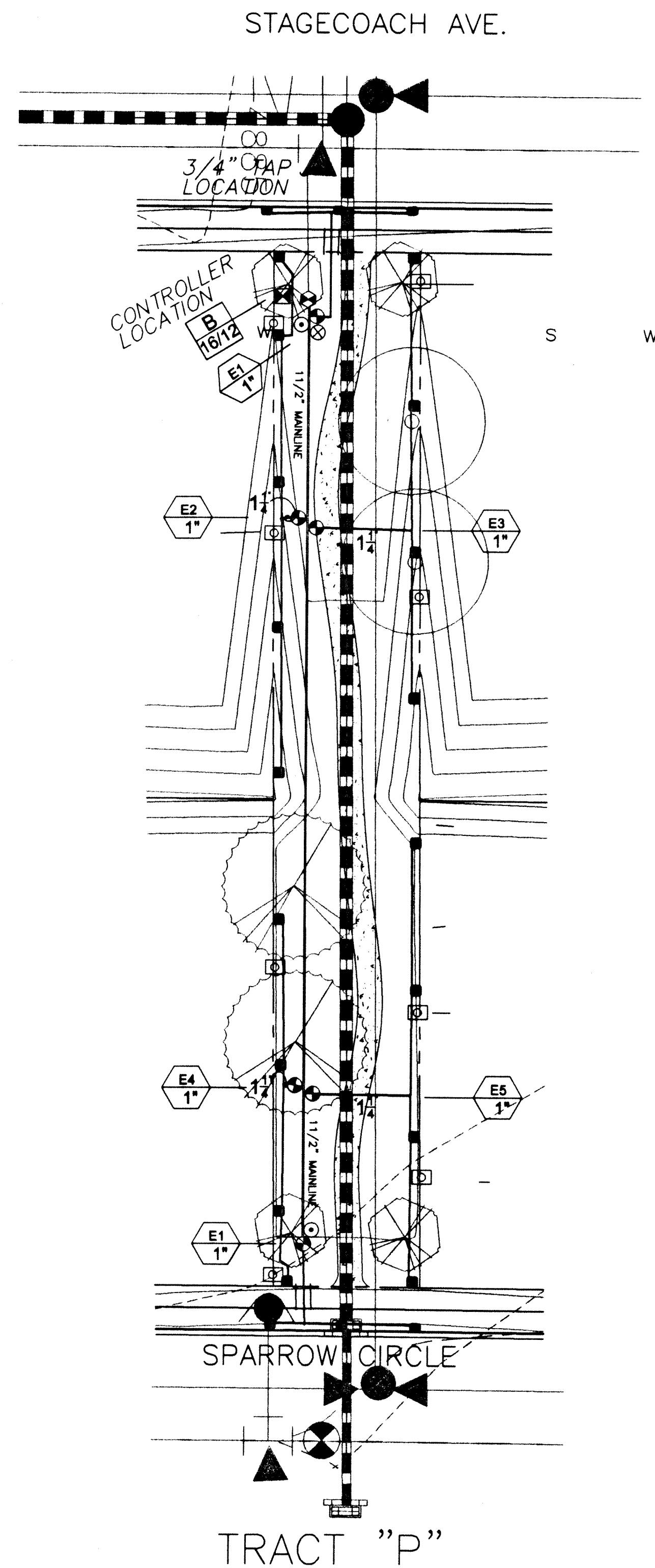
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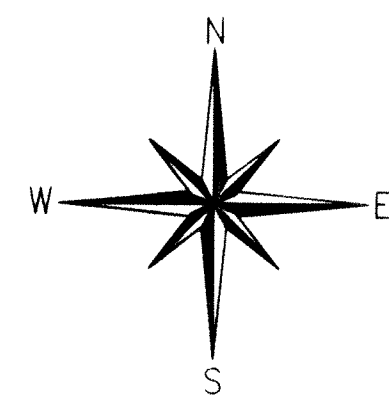
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SCALE: 1"=20.0'

DATE: 03/08/00

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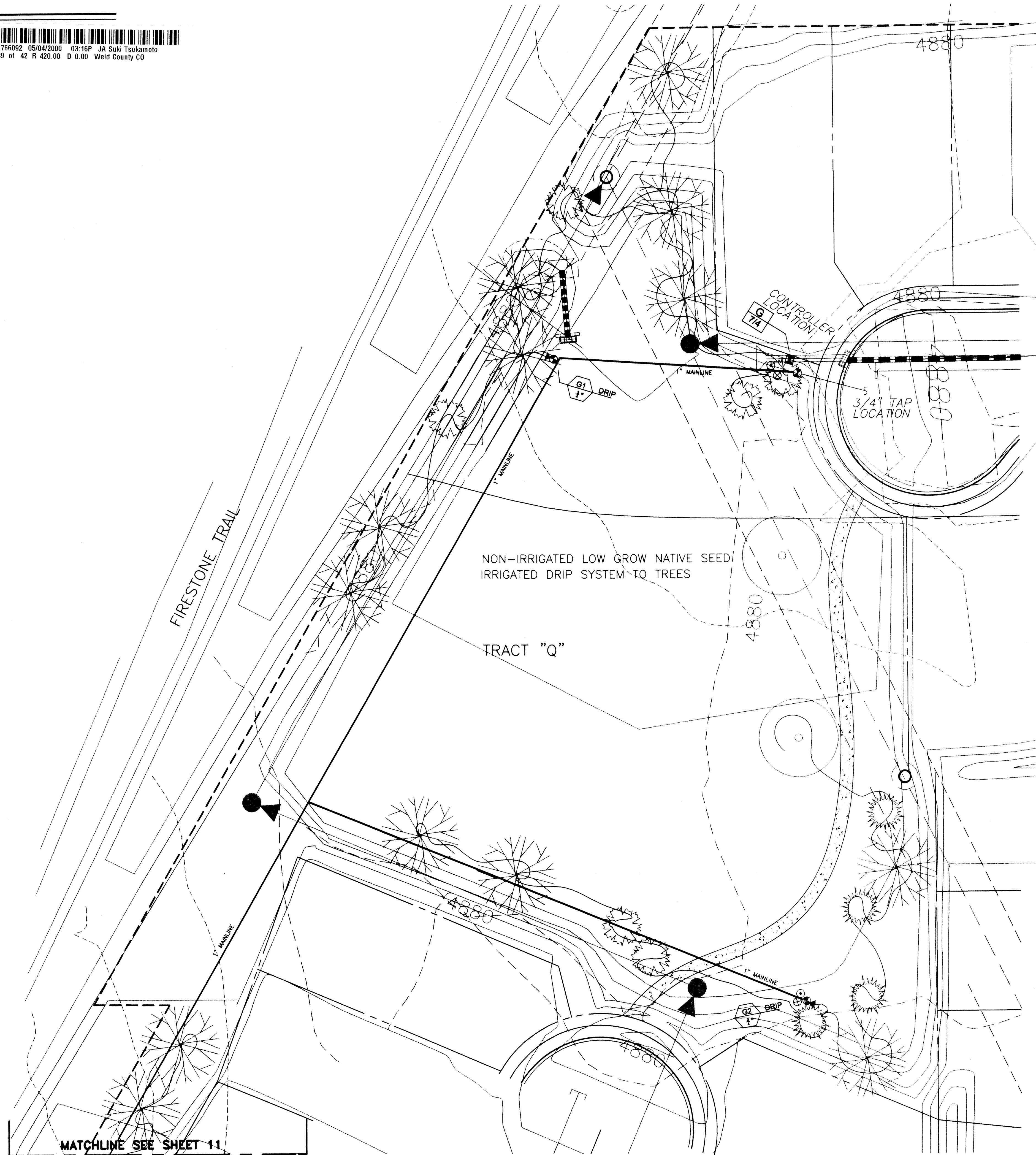
JOB: **Ridge Crest Filing #2**
Tract "O," Landscaping

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6000 S. GREENWOOD PLAZA BLVD.
SUITE 200
ENGLEWOOD, CO. 80111
303-779-6100
303-779-0715 FAX

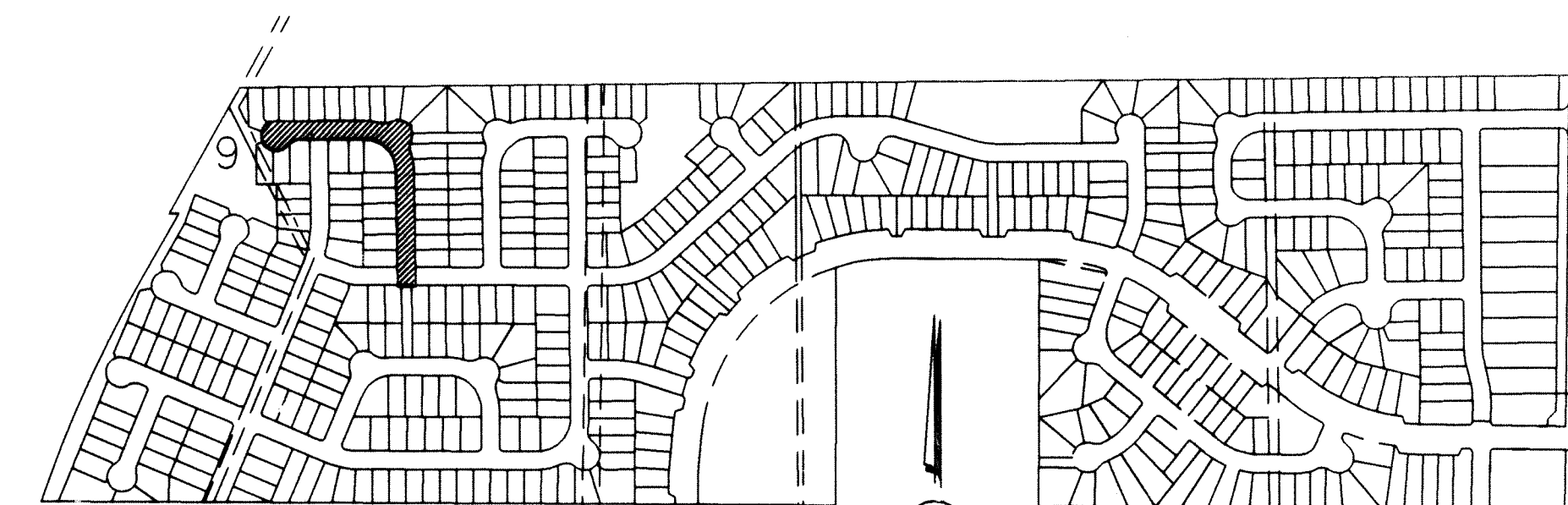
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39 of 42 R 420.00 D 0.00 Weld County CO

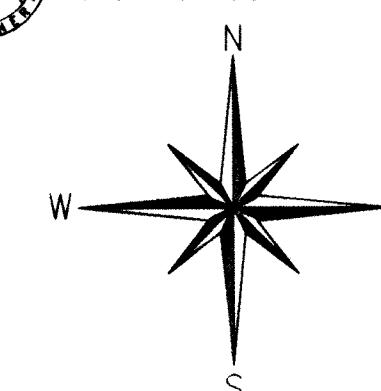


RANGEVIEW CIRCLE



VICINITY MAP

KDI DESIGNS, INC.
IRRIGATION DESIGN AND CONSULTING



Approved: _____
Date: _____

DATE	REVISIONS
3/8	Proposed Grading

DESIGNED BY: K.DIPAULO

DRAWN BY: K.DIPAULO

CHECKED BY: K.DIPAULO

SCALE: 1"=20.0'

DATE: 03/08/00

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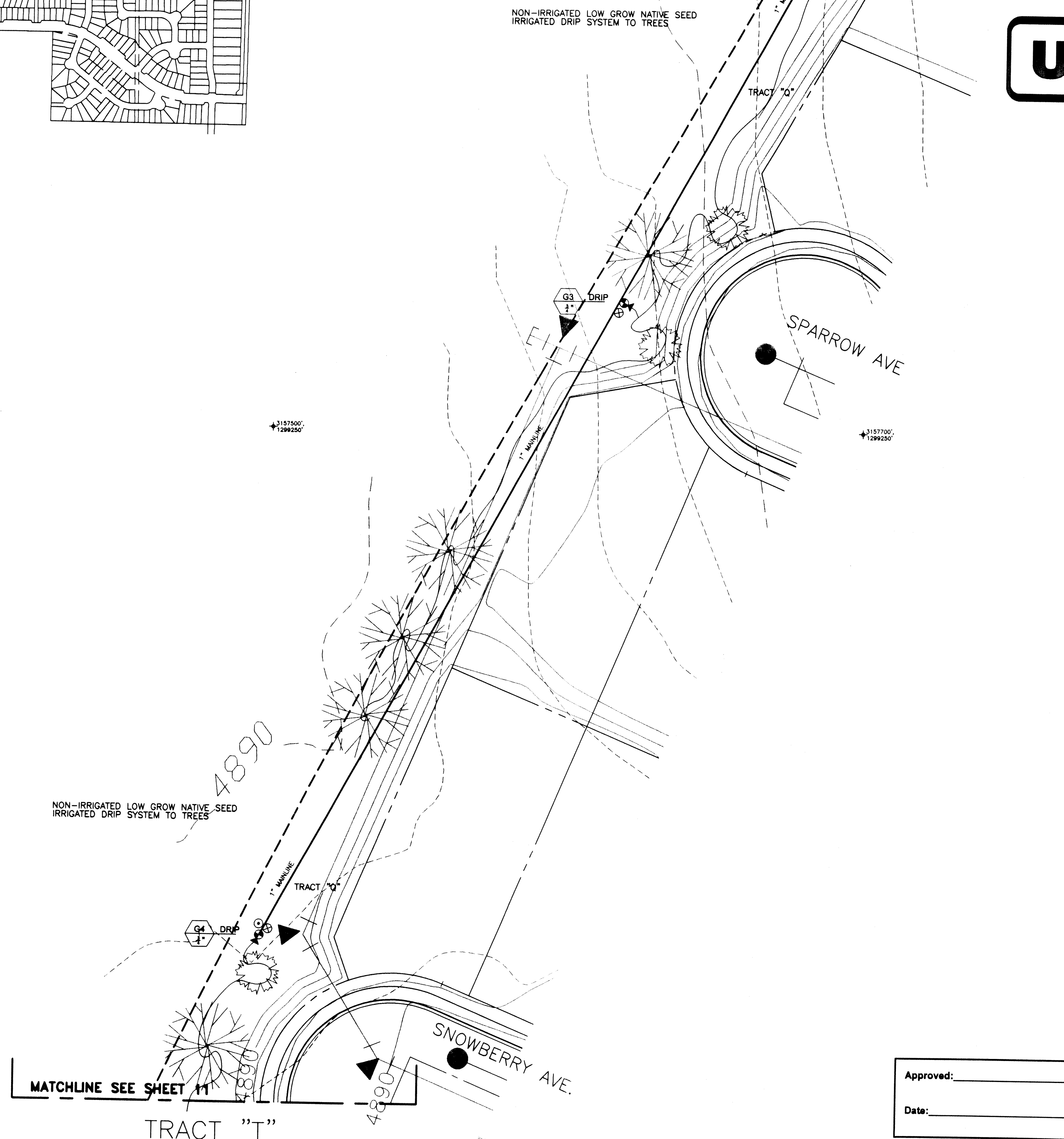
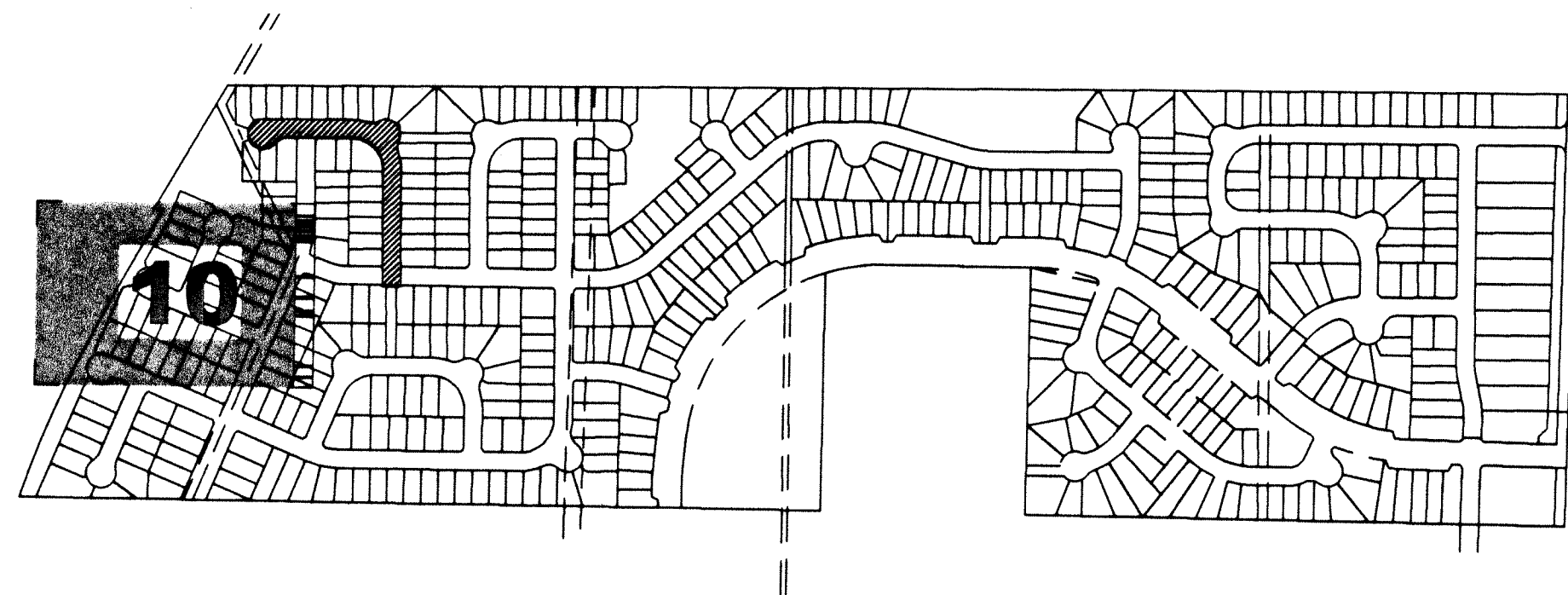
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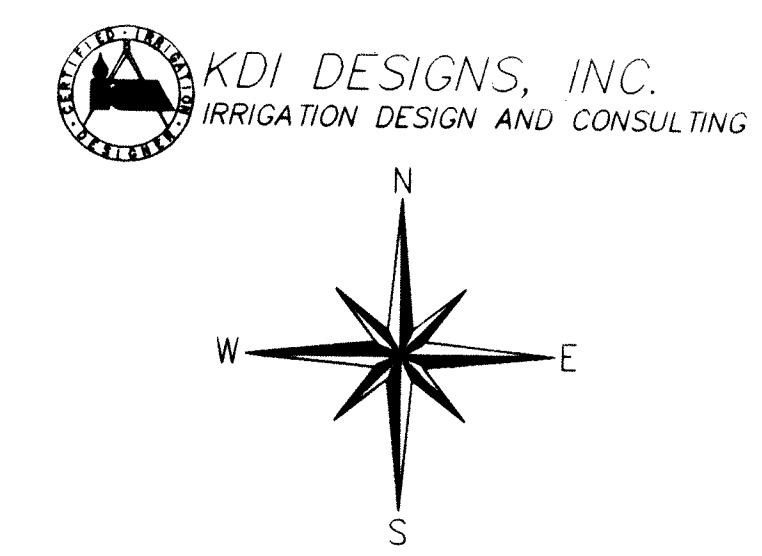
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Tract "Q" Landscaping
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SUITE 200
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DRAWN BY: K.DIPAULO

CHECKED BY: K.DIPAULO

SCALE: 1"=20.0'

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Tract "Q" Landscaping

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111 of 11

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SNOWBERRY AVE

TRACT '

TRACT "C"

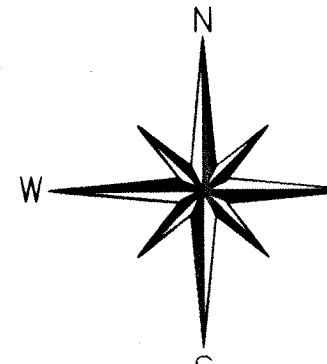
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A schematic diagram of a spray gun assembly. The diagram shows a vertical pipe with a spray head at the top. A horizontal pipe, labeled 'LATERAL PIPE', is connected to the vertical pipe. The spray head is shown spraying material onto a surface. The surface is labeled 'FINISH GRADE'. The spray gun assembly is labeled '1/2" SBC-OSO MALE NPT' and 'X BARS ELBOW'. The lateral pipe is labeled '1/2" SBC-OSO MALE NPT' and 'X BARS ELL'. The spray gun assembly is also labeled 'SWING PIPE (12" MAX.)'.

Diagram illustrating the components of a lateral line assembly:

- GEAR DRIVE HEAD
- FINISH GRADE
- MAINWALK
- 1/2" NIPPLE, LENGTH AS REQUIRED
- 3/4" MALE NPT X .490" BARB ELBOW
- 12" LONG SWING PIPE
- 1/2" MALE NPT X BARB ELL
- LATERAL PIPE

A cross-sectional diagram of a trenchless pipe installation using the auger method. The diagram shows a vertical shaft being drilled into the ground. At the top, a 'FRESH GRADE' line is indicated. Below it, a 'VALVE BOX' is shown. A 'QUICK COUPLING VALVE' is attached to the side of the shaft. The shaft itself is a '2" x 3" x 30' REDWOOD STAKE'. Inside the shaft, a 'HEAVY DUTY GALVANIZED STEEL PUNCH-LOK FASTENER (2 REDD)' is visible. The shaft is surrounded by 'GALVANIZED SPIRAL REINFORCING'. At the bottom of the shaft, a 'PVC PRE-FAB SHING JOINT ASSEMBLY' and a '12" PVC NEPHE-MIL' are shown. The shaft is supported by a '2 CU.FT. GRAVEL SUMP'. The shaft is connected to a 'MARLINE PIPE' and 'ELECTRIC CONTROL WIRES'. A 'SOLVENT WELD TEE' is also shown. The diagram is labeled 'AUGER METHOD'.

- FRESH GRADE
- VALVE BOX
- QUICK COUPLING VALVE
- 2" x 3" x 30' REDWOOD STAKE
- HEAVY DUTY GALVANIZED STEEL PUNCH-LOK FASTENER (2 REDD)
- GALVANIZED SPIRAL REINFORCING
- PVC PRE-FAB SHING JOINT ASSEMBLY
- 12" PVC NEPHE-MIL
- 2 CU.FT. GRAVEL SUMP
- MARLINE PIPE
- ELECTRIC CONTROL WIRES
- SOLVENT WELD TEE
- AUGER METHOD

[illegible]

PLAN VIEW

DRIP LATERAL LINE

MANLINE PIPE

ELECTRIC CONTROL WIRES

FILTER ASSEMBLY (ALLOW ROOM IN VALVE BOX FOR REMOVAL OF FOULMENT)

DRIP CONTROL VALVE ASSEMBLY

PRESSURE REGULATING VALVE

3 CU FT GRAVEL SUMP

VALVE BOX

This diagram shows the internal layout of a valve box. A dashed rectangle represents the valve box, with a dashed line indicating the manline pipe passing through it. Inside, a filter assembly is positioned at the top left, connected to a 3 cu ft gravel sump at the bottom. A drip control valve assembly is located in the center, connected to a pressure regulating valve on the right. Electric control wires run along the top and right sides. A drip lateral line is shown entering from the top left.

The diagram illustrates a single point emitter system in two views: a cross-section and a plan view.

Cross-section view labels:

- SECTION
- SINGLE POINT EMITTER OVER ROOTBALL (TYP)
- ROOTBALL (TYP)
- MICRO TUBING
- MACH
- BACKFILL MATERIAL
- ROOTBALL
- "BALCO" DRIP STAKE
- DRIP LATERAL PIPE

PLAN VIEW labels:

- PLAN VIEW
- MICRO TUBING
- "BALCO" DRIP STAKE EVERY POINT STARTING WITH ONE AT THE EMITTER
- SINGLE POINT EMITTER
- PLANT TRUNK
- ROOTBALL
- BACKFILL MATERIAL
- DRIP LATERAL PIPE

Diagram illustrating the components and materials used in a trenchless pipe repair installation:

- MULCH
- FINISH GRADE
- VALVE BOX
- 2 1/4" CAP ON 3/4" PVC SLP X MP ADAPTOR
- 3/4" PVC NUT/LENGHT REQUIRED
- SLIP X SLP 90° ELL
- 2 CU FT GRAVEL SLUMP
- 3" PVC NUT/LENGHT REQUIRED
- 3/4" PVC SLP X MP ADAPTOR
- 3/4" PVC SLP X MP ADAPTOR
- CRIP LATERAL PIPE

[illegible]

1. IRRIGATION SYSTEM DESIGNED FOR 25+ GPM MAX. PER ZONE AT 70 PSI. AT 1" TAP LOCATIONS AND 15+GPM MAX. AT 3/4" TAP LOCATIONS. CONTRACTOR TO VERIFY TAP INFO PRIOR TO INSTALLATION.
2. IRRIGATION PLAN IS DIAGRAMMATIC ONLY. CONTRACTOR SHALL STAKEOUT AND VERIFY ALL HEAD LOCATIONS AS PER PLANS BEFORE ANY INSTALLATION. ANY MODIFICATIONS TO BE MADE INFIELD BY CONTRACTOR, WITH THE APPROVAL OF OWNERS REP. PRIOR TO ANY INSTALLATION. CONTRACTOR IS RESPONSIBLE FOR FULL COVERAGE OF IRRIGATION SYSTEM.
3. 3/4" DRAINS TO BE LOCATED AND INSTALLED IN-FIELD BY CONTRACTOR AT ALL LOW POINTS ON PVC MAINLINE. GRADE ALL PIPING TO LOW POINTS TO ASSURE PROPER DRAINAGE.
4. INSTALL ALL GEAR STREAM ROTORS AND POP-UP SPRAY HEADS ON SWING PIPE ASSEMBLIES.
5. ALL ELECTRIC VALVES TO BE INSTALLED IN VALVE BOXS. (MIN. SIZE ACCEPTABLE: 12" RECTANGULAR BOX) INSTALL DRIP ASSEMBLIES IN JUMBO VALVE BOXS.
6. INSTALL 2 EXTRA BLUE WIRES ALONG MAINLINE IN EACH DIRECTION FROM CONTROLLER, FOR TROUBLE SHOOTING AND/OR FUTURE ADDITIONS. USE #14UFPE SINGLE STRAND WIRE ONLY.
7. SLEEVE LOCATIONS AND SIZES ARE NOTED ON PLANS.

8. DRIP SYSTEM NOTES:

- a) DRIP CONTROL VALVE ASSEMBLY TO BE SET AT 30-35 PSI MIN. ADJUST TO ASSURE THAT THE WORST CONDITION EMITTERS ARE WORKING PROPERLY.
- b) DRIP EMITTERS TO BE INSTALLED DIRECTLY INTO 3/4" TUBING AT PLANTS BASE.
 - INSTALL 1 - 1 GPH EMITTER ON ALL 1 GAL OR SMALLER PLANTS.
 - INSTALL 2 - 1 GPH EMITTERS ON ALL 5 GAL OR LARGER PLANTS.
 - INSTALL 3 OR 4 EMITTERS ON ALL TREES.

A
18/16

SYMBOL	DESCRIPTION	GPM
■	1804 -4" W/ 15' SERIES NOZ. RAINBIRD POP-UP -SST STRIP	1.21
■	1804 -4" W/ 15' SERIES NOZ. RAINBIRD POP-UP -EST STRIP	0.61
●	1804 -4" W/ 15' SERIES NOZ. RAINBIRD POP-UP -FULL	3.70
●	1804 -4" W/ 15' SERIES NOZ. RAINBIRD POP-UP -HALF	1.85
●	1804 -4" W/ 15' SERIES NOZ. RAINBIRD POP-UP -QTR.	0.93
■	1-20-36V -#8 3/4" HUNTER G.S. ROTOR- FULL CIR.	7.60
■	1-20-ADV -#4 3/4" HUNTER G.S. ROTOR- HALF CIR.	4.20
■	1-20-ADV -#2 3/4" HUNTER G.S. ROTOR- QTR. CIR.	2.00
□	PGP-360 -#9 3/4" HUNTER G.S. ROTOR- FULL CIR.	5.50
■	PGP-ADJ -#6 3/4" HUNTER G.S. ROTOR- HALF CIR.	2.70
■	PGP-ADJ -#4 3/4" HUNTER G.S. ROTOR- QTR. CIR.	1.60
●	FEB-100 1" RAINBIRD ELECTRIC CONTROL VALVE	
⊗	XCZ-075 3/4" RAINBIRD DRIP VALVE ASSEMBLY	
◻	DIAL-24B IRRITROL CONTROLLER W/ PEDESTAL	
◼	DIAL-16B IRRITROL CONTROLLER W/ PEDESTAL	
⊠	DIAL-7B IRRITROL CONTROLLER W/ PEDESTAL	
⊗	825YA 1", 3/4" FEBCO REDUCED PRESSURE BACKFLOW PREVENTER (SIZE AS NOTED ON PLAN)	
⊗	44LKC 1" RAINBIRD QUICK COUPLER VALVE	
⊗	(SAME SIZE AS MAINLINE) ISOLATION GATE VALVES IN 10" VALVE BOX (SIZE AS NOTED) CLASS 200 B.E. PVC (MAINLINE-AS NOTED)	
—	(SIZE AS NOTED) 80# POLYFLEX -POLY (LATERAL LINES)	
==	*ALL UN-NOTED PIPING TO BE 1" MIN.* (SIZE AS NOTED) CLASS 200 B.E. PVC (SLEEVES)	
⊙	75K -3/4" MANUAL DRAIN VALVE ASSEMBLIES	
N5	XB-10 1 GPH RAINBIRD EMITTERS	
~~~~~	3/4" DRIP TUBING	

Diagram illustrating the installation of a backflow preventer for a fire alarm system. The diagram shows a cross-section of the ground with a concrete pad. A water supply line (PVC pipe & fittings) enters from the top right, passes through a stop & waste valve (by others), a finish grade, and a strong box (unusual - optional). It then passes through a backflow preventer to be field located. The line continues as a blowout tee with cap. The system pipe (copper pipe & fittings) is connected to the blowout tee and runs down to a fire alarm system component (represented by a mesh-like structure). A concrete pad is shown below the system pipe, labeled 'CONCRETE PAD SAVED FOR SYSTEM PIPE'. The diagram also shows a 'COPPER TO PVC ADAPTER' at the bottom.

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DATE: 03/08/00

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**JOB: RIDGECREST FIL 2**  
**IRRIGATION DETAILS**

---

**PREPARED FOR: U.S. HOME**  
6900 S. GREENWOOD PLAZA BLVD.  
SUITE 200  
ENGLEWOOD, CO. 80111

303-779-6100  
303-779-0715 FAX.

SHEET No.

*DETAILS*

PLAN No.

**99-505-4**





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1 of 9 R 45.00 D 0.00 Weld County CO

093

# **Final Development Plan Text and Supplemental Information Ridge Crest PUD - Filing 2/3**

Prepared for:

**U.S. Home Corporation**  
6000 South Greenwood Plaza Blvd., Suite 200  
Englewood, Colorado 80111  
(303) 779-6100

Prepared by:

**The *NORRIS DULLEA* Company**  
710 West Colfax Avenue  
Denver, Colorado 80204  
(303) 892-1166

March 28, 2000





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2 of 9 R 45.00 D 0.00 Weld County CO

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### II Appendix

A.	Town of Firestone Development Application
B.	Development Fact Sheet
C.	Water Rights Questionnaire
D.	Declaration of Covenants, Conditions and Restrictions of Ridge Crest
E.	Tax Certificates
F.	Traffic Impact Updates - Filing 2/3
G.	Drainage Map (11" x 17")
H.	Utilities Map (11" x 17")





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3 of 9 R 45.00 D 0.00 Weld County CO

## Final Development Plan Text

### A. Title Block

Final Development Plan  
**Ridge Crest PUD - Filing 2/3**  
Town of Firestone  
Weld County  
State of Colorado

### B. Owner/Developer

#### **U.S. Home Corporation**

6000 South Greenwood Plaza Blvd., Suite 200  
Englewood, Colorado 80111  
(303) 779-6100  
Contact: Ed Zebrowski and Jerry Richmond

### C. Technical Consultants

#### 1. Planner:

The *NORRIS DULLEA* Company  
710 West Colfax Avenue  
Denver, Colorado 80204  
(303) 892-1166  
Contact: Diana Rael and John Giefer

#### 2. Civil Engineer:

**Rocky Mountain Consultants, Inc.**  
8301 East Prentice Avenue, Suite 101  
Englewood, Colorado 80111  
(303) 741-6000  
Contact: Dennis Faulkner and Joe Huey

#### 3. Landscape Architect and Irrigation Design:

**Larry Bromfield and Associates, Inc.**  
102 Inverness Terrace East, Suite 105  
Englewood, Colorado 80112  
(303) 792-2621  
Contact: Larry Bromfield





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**D. Submittal Date**

1. **Initial Submittal:** July 27, 1999
2. **Re-Submittal:** January 7, 2000, February 17, 2000 and mylars March 29, 2000

**E. Legal Description**

The Legal Description for Filing 2/3 is attached as part of this document within Appendix C.

**F. Project Concept**

The Ridge Crest community will be developed as a single-family detached residential neighborhood which will provide for the residential needs of the Town of Firestone and the surrounding region.

This community will consist of three types of lots with sizes ranging upwards from the minimum sizes of 4,500 square feet, 5,000 square feet, and 14,974 square feet. The average lot size is approximately 6,153 square feet with a maximum lot size of 24,220 square feet.

The submittal contained herein includes the Final Development Plan and Final Plat for Filing 2/3. Filing 2/3 consists of approximately 84.9 acres and includes 412 total lots with 192 lots starting at 4,500 square feet, 208 lots starting at 5,000 square feet, and 12 lots starting at 14,974 square feet.

In addition to the residential development, the park and open dedication to the Town of Firestone will include open space and recreation facilities that will be accessible to the local residents, as well as, the surrounding community.

Open space areas have been designed to provide off-street trail access throughout the community. All trails shall be constructed of concrete. Off-street trails will vary in size based on the location of the trails. The trails in the more heavily traveled areas, such as, the north south trail that extends from the St. Vrain Ranch development through Filing 1 and Filing 2/3 to the Employment Center, have been designed to be 8 feet wide. The trails which are shorter connections internal to Filing 2/3 have been designed to be 5 feet wide.

Landscaping along Weld County Road will be improved as part of Phase 1, Filing 2/3 and will be consistent to the landscaping installed within Filing 1.

All open space areas will be developed concurrent with the designated construction Phase





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(Phases 1 through 8) of the adjacent development and improvements. Refer to the FDP Map for a Phasing breakdown.

#### **G. Land Use Table**

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential	58.20	68.6%	412	7.08 (Net)
Open Space	8.03	9.4%	-	-
Public Street Right-of-way	18.67	22.0%	-	-
<b>TOTAL</b>	<b>84.90</b>	<b>100.0%</b>	<b>412</b>	<b>4.85 (Gross)</b>

#### **H. Residential Densities**

LAND USE	ACRES	% OF TOTAL ACREAGE	UNITS	DENSITY (DU/AC)
Residential - (4,500 square foot min.)	24.27	28.6%	192	7.91 (Net)
Residential - (5,000 square foot min.)	28.71	33.8%	208	7.24 (Net)
Residential - (14,700 square foot min.)	5.22	6.2%	12	2.30 (Net)
<b>Sub-Total Residential</b>	<b>58.20</b>	<b>68.6%</b>	<b>412</b>	<b>7.08 (Net)</b>
Open Space	8.03	9.4%	-	-
Public Street Right-of-way	18.67	22.0%	-	-
<b>TOTAL</b>	<b>84.90</b>	<b>100.0%</b>	<b>412</b>	<b>4.85 (Gross)</b>

#### **I. Adjacent Properties**

The property uses which are adjacent to Filing 2/3 are as follows:

North: Dollaghan P.U.D. Phase III - Employment Center

East: Enchanted Hills, Weld County - Residential with Agricultural Zoning

South: Ridge Crest PUD - Filing 1

St. Vrain Ranch (Dollaghan P.U.D. Phase I) - Residential

West: Town of Firestone - Firestone Trail

#### **J. Environmental Impact Mitigation**

The Ridge Crest PUD - Filing 2/3 development does not impact any environmentally significant areas, hazard or feature, scenic corridor, archaeological sites and/or wildlife migration routes and crossing for large mammals.





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**K. Private Maintenance and Enforcement**

Declaration of Covenants, Conditions and Restrictions of Ridge Crest is attached as part of this document within Appendix E.

**L. Open Space**

Type of Open Space	Tract	Square Feet	Acres	Owner	Developer	Maintenance Responsibility
Public right-of-way	A	28,189	0.65	Town of Firestone	Town of Firestone	Town of Firestone
Open space & utility easement	B	24,220	0.56	HOA	U.S. Home Corp.	HOA
Open space & utility easement	C	3,685	0.08	HOA	U.S. Home Corp.	HOA
Open space, pedestrian, & utility easement	D	6,254	0.14	HOA	U.S. Home Corp.	HOA
Open space, pedestrian, & utility easement	E	6,000	0.14	HOA	U.S. Home Corp.	HOA
Open space, pedestrian, & utility easement	F	3,000	.07	HOA	U.S. Home Corp.	HOA
Open space, pedestrian, & utility easement	G	6,262	0.14	HOA	U.S. Home Corp.	HOA
Drainage & utility easement	H	6,619	0.15	HOA	U.S. Home Corp.	HOA
Drainage & utility easement	I	88,608	2.03	Town of Firestone	U.S. Home Corp.	HOA
Utility easement	J	5,408	0.12	HOA	U.S. Home Corp.	HOA
Utility easement	K	2,102	0.05	HOA	U.S. Home Corp.	HOA
Pedestrian, drainage, & utility easement	L	6,718	0.15	HOA	U.S. Home Corp.	HOA
Pedestrian, drainage, & utility easement	M	3,072	0.07	HOA	U.S. Home Corp.	HOA
Pedestrian, drainage, & utility easement	N	73,981	1.70	Town of Firestone	U.S. Home Corp.	HOA
Open space, pedestrian, & utility easement	O	6,357	0.15	HOA	U.S. Home Corp.	HOA
Open space, pedestrian, & utility easement	P	6,382	0.15	HOA	U.S. Home Corp.	HOA
Drainage & utility easement	Q	101,349	2.33	Town of Firestone	U.S. Home Corp.	HOA
<b>TOTAL</b>	-	<b>378,206</b>	<b>8.68</b>	-	-	-





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**M. Controls**

Refer to Open Space - Item L above for the development and maintenance responsibility of the common open space tracts.

**N. Drainage**

Site drainage will be constructed in accordance with governing agency and/or Town of Firestone requirements. An 11" x 17" Drainage Map for Ridge Crest - Filing 2/3 is attached as part of this document within Appendix L.

**O. Utilities**

Site utilities will be constructed in accordance with governing agency and/or Town of Firestone requirements. An 11" x 17" Utilities Map for Ridge Crest - Filing 2/3 is attached as part of this document within Appendix M.

**P. Parking**

Each single-family detached residential dwelling will have sufficient off-street parking provided through both an enclosed garage and the driveway. On-street parking will be provided per the Town of Firestone residential street standards.

Two car enclosed garages will be standard on all homes. There will be no one-car garage homes.

**Q. Architecture**

U.S. Home Corporation intends to build the homes within the Ridge Crest PUD. The homes will be from the "Inaugural" series and the models may include the Franklin, Edison, Fulton, Wright, Whitney, and Stanley. At a minimum these six home models will be offered with three varieties of building elevations. Three of the above mentioned models are ranch (single-story) plans and three are two-story plans. Two car enclosed garages will be standard on all homes. There will be no one-car garage homes.

Refer to sheet 3 of 4 of the Final Development Plan for detailed elevations and additional information.

**R. Setbacks**

Residential Land Use	Front Setback	Side Setback	Rear Setback
Min. 4,500 Square Foot Lot	20 Feet	5 Feet	15 Feet
Min. 5,000 Square Foot Lot	20 Feet	5 Feet	15 Feet





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Residential Land Use	Front Setback	Side Setback	Rear Setback
Min. 14,974 Square Foot Lot (Block 1, Lots 1-11)	20 Feet	5 Feet	100 Feet
Min. 14,974 Square Foot Lot (Block 2, Lot 1)	20 Feet	5 Feet on the west and 100 feet on the east	15 Feet

**S. Development Schedule**

Site construction for Filing 2/3 will begin upon approval of the Final Plat. Filing 2/3 will be built in three stages with the first stage of development of approximately 180 homes beginning in 1999/2000, the second stage of 180 homes beginning in 2000/2001, and the final stage of 52 homes being fully constructed in Filing 2/3 in 2002.

**T. Sign Program**

The signage program for the Ridge Crest development includes a series of coordinated elements. Primarily, the main entrance to the community along Weld County Road 15 is identified by the main entry monumentation. Secondary monumentation will be located along the collector streets and residential streets within the community. In addition, columns will accentuate the (white or tan) PVC fencing at the main entry.

All signage walls will be constructed of horizontal buff sandstone grouted in place with black powder-coated pin-mounted aluminum lettering. Columns will contrast the walls using a rectangular buff sandstone construction with black powder-coated pin-mounted aluminum lettering where applicable. Refer to Sheet 4 of 4 for detailed plans, elevations, and additional information regarding the signage and columns.

The community fencing will consist of two types. The first will be a 6 foot solid (white or tan) PVC privacy fence. This fence will only be located along the frontage of Weld County Road 15. The second fence will be a 3½ foot split rail (two-rail, open-rail) cedar fence. Split rail fencing must be used along all open space tracts and trail corridors. A detail has been provided on the Landscape Plans to demonstrate a typical transition (taper) between the 6 foot solid PVC fence and the 3½ foot split rail fence. Refer to the Landscape Plans for detailed elevations and additional information regarding the fencing.

All regulatory street signs will conform to State and Town of Firestone regulations.





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U. Approval Blocks

Approval Blocks as follows:

Approved by the Planning Commission of the Town of Firestone, Colorado this

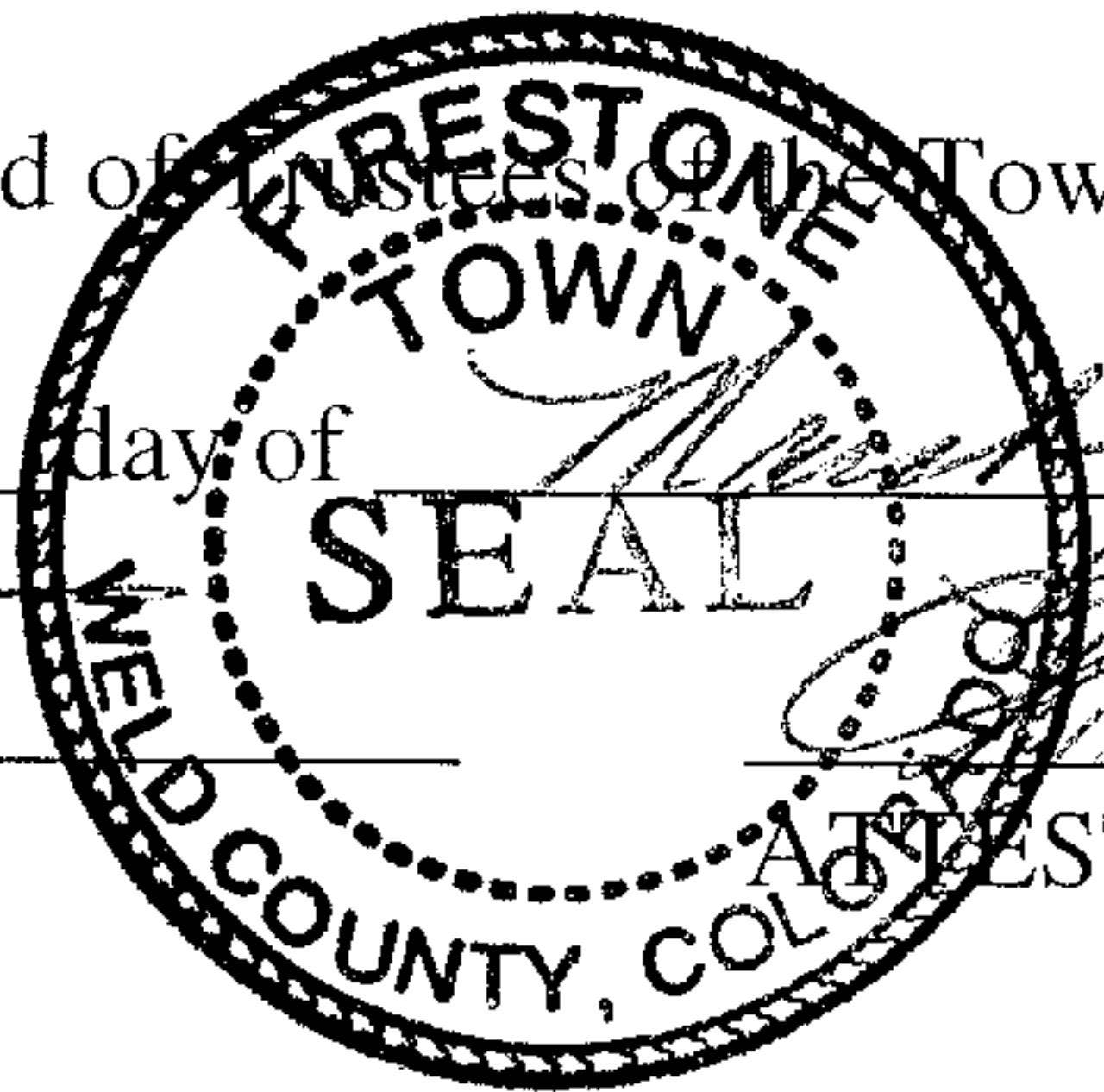
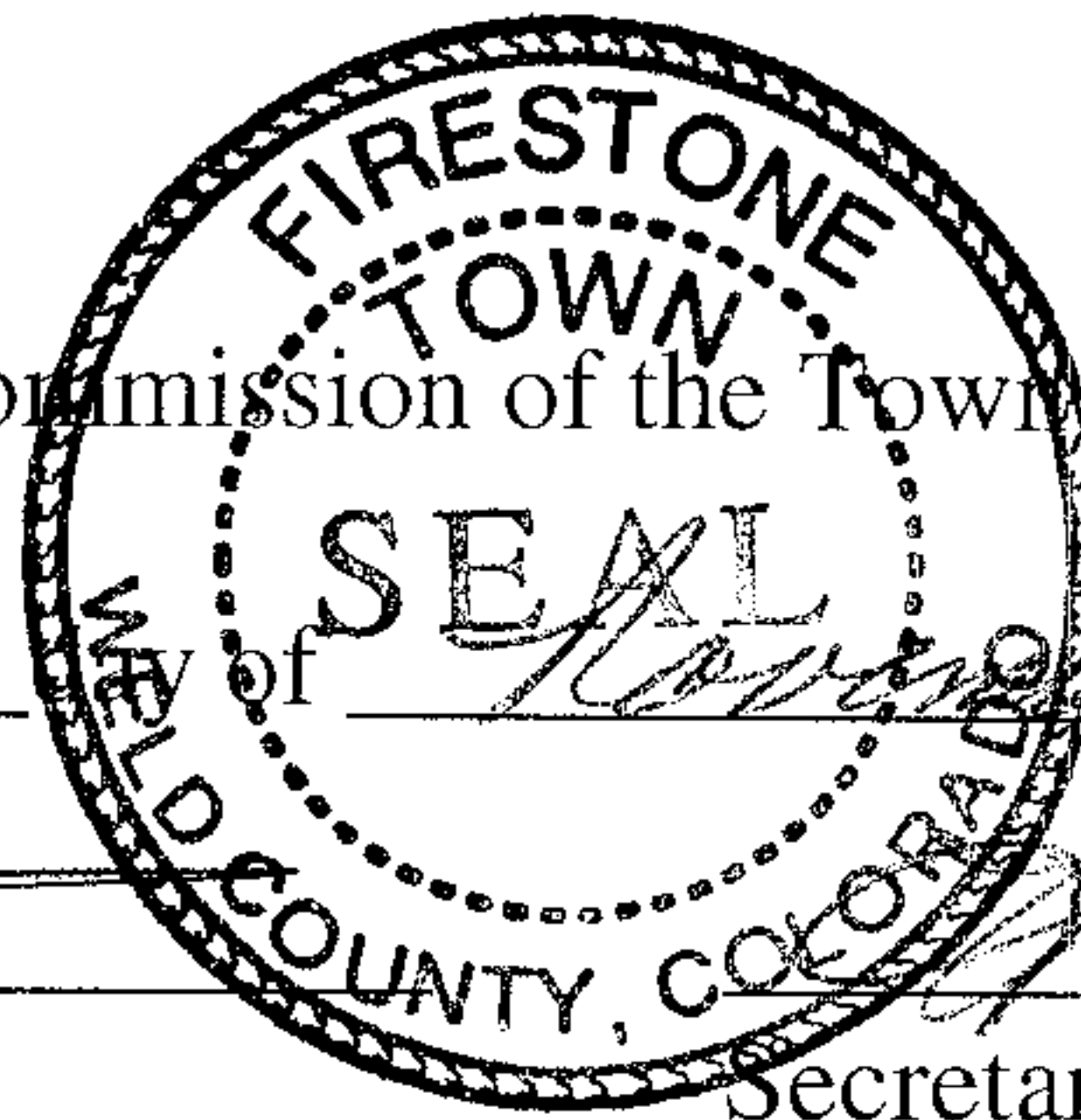
3rd day of November, 1999, 2000.

[Signature] Chairman [Signature] Secretary

Approved by the Town Board of Firestone, Colorado this

24th day of March, 2000.

[Signature] Mayor [Signature] ATTEST: Town Clerk





**FIRESTONE PLANNING AND ZONING COMMISSION**

**RESOLUTION NO. PC-21-07**

**A RESOLUTION RECOMMENDING APPROVAL OF AN AMENDMENT  
TO THE FINAL DEVELOPMENT PLAN FOR RIDGE CREST PUD FILING  
2/3**

WHEREAS, there has been submitted to the Planning and Zoning Commission of the Town of Firestone a request for approval of an amendment to the final development plan for Ridge Crest PUD Filing 2/3; and

WHEREAS, all materials related to the application have been reviewed by Town Staff and found with conditions to be in compliance with Town of Firestone subdivision and zoning ordinances, Development Code, Development Regulations, and related Town ordinances, regulations, and policies; and

WHEREAS, after a duly-noticed public hearing, at which evidence and testimony were entered into the record, the Planning and Zoning Commission finds the application to be in compliance with Town of Firestone subdivision and zoning ordinances, Development Code, Development Regulations, and related Town ordinances, regulations, and policies and should therefore be approved, subject to those conditions set forth herein.

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING AND ZONING COMMISSION OF THE TOWN OF FIRESTONE, COLORADO:

**Section 1.** The Planning and Zoning Commission hereby recommends approval of the proposed amendment to the final development plan for Ridge Crest PUD Filing 2/3 to reduce the rear setback for Block 1, Lots 1 – 11, and the east side setback of Block 2, Lot 1 from one hundred (100) feet to twenty (20) feet as proposed and presented.

PASSED AND ADOPTED this 15th day of July, 2021.

ATTEST:

  
Secretary



  
Chairperson

June 24, 2021

Town of Firestone  
Attn: Millissa Berry  
PO Box 100  
Firestone, CO. 80520-0100

Ms. Berry:

I hereby expressly authorize the Town to proceed with conducting the Planning & Zoning Commission public hearing and the Town Board public hearing for the Ridge Crest Final Development Plan Amendment and the Town's Orientation Telephonic Participation Policy. I understand that the hearing will include accommodations made for Telephonic Participation by myself and/or the public. The application is waiving any legal challenge on the basis that the hearing will be conducted via Telephone Participation.

Regards,

A handwritten signature in blue ink that reads "Scott R Hakonson". The signature is written in a cursive, flowing style.

Scott R Hakonson, Applicant

**AGENDA INFORMATION  
MEMORANDUM**

**FIRESTONE  
TOWN BOARD OF TRUSTEES**



**AIM#:** 9.a

**Discussion/Action**

**Meeting Date:** July 28, 2021

**Initiated By:** Julie Pasillas

**Dept:** Public Works

**AGENDA TITLE**

**Resolution 21-78:** A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, APPROVING A GENERAL SERVICES AGREEMENT BETWEEN THE TOWN OF FIRESTONE AND VANCE BROTHERS INC FOR STREET CRACK FILL SERVICES

**SUMMARY**

The Public Works Streets Division performs various preventative maintenance duties, including crack fill, on an annual basis. This year it has been determined that using a third-party contractor can save the Town both time and money. Town staff recommends using Vance Brothers, Inc. for crack fill service in Historic Firestone, St. Vrain Ranch, and Ridgcrest subdivisions. Vance Brothers, Inc. will perform crack fill service in about half the time and for about 75% of the cost compared to the Streets Division.

**HISTORY AND PREVIOUS BOARD ACTION**

None

**RECOMMENDATION**

Staff recommends that the Board approve Resolution 21-78, a resolution approving a General Service Agreement between the Town of Firestone and Vance Brothers, Inc. for crack fill services.

**ALTERNATIVES**

The Board may choose not to approve Resolution 21-78 and provide Staff with additional direction.

**ATTACHMENTS**

1. Res 21-78 Vance Brothers Inc Service Agreement
2. Vance Brothers Inc General Services Agreement
3. Vance Brothers Inc Proposal

**FINANCIAL CONSIDERATIONS**

The agreement includes an amount not to exceed \$110,000.00. Sufficient funds have been budgeted and appropriated in the Capital Project Fund for Pavement Maintenance.



**RESOLUTION 21-78**

**A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF  
FIRESTONE, COLORADO, APPROVING A GENERAL SERVICES  
AGREEMENT BETWEEN THE TOWN OF FIRESTONE AND VANCE  
BROTHERS INC FOR STREET CRACK FILL SERVICES**

WHEREAS, the Town of Firestone ("Town") is in need of street crack fill services for three subdivisions located in Historic Firestone, St. Vrain Ranch and Ridgecrest ("Project"); and

WHEREAS, the Town requested bids for the Project and selected Vance Brothers Inc as the lowest responsible and responsive bidder.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO:

The General Services Agreement between the Town of Firestone and Vance Brothers Inc for street crack-fill services for the Historic Firestone, St. Vrain Ranch and Ridgecrest Project is approved in substantially the same form as the copy attached hereto and made a part of this resolution, and the Mayor is authorized to execute the Agreement on behalf of the Town.

INTRODUCED, READ AND ADOPTED this 28th day of July, 2021.

TOWN OF FIRESTONE, COLORADO

_____  
Bobbi Sindelar, Mayor

ATTEST:

_____  
Jessica Koenig, CMC Town Clerk

APPROVED AS TO FORM:

_____  
William P. Hayashi, Town Attorney

## AGREEMENT FOR SERVICES

THIS AGREEMENT FOR SERVICES (the "Agreement") is made and entered into this ____ day of _____, 2021 (the "Effective Date"), by and between the **TOWN OF FIRESTONE**, a Colorado municipal corporation with an address of 151 Grant Avenue, P.O. Box 100, Firestone, Colorado 80520 (the "Town"), and **Vance Brothers, Inc.**, an independent contractor with a principal place of business at 380 West 62nd Avenue Denver, Colorado 80216 ("Contractor") and provides services as follows:

### I. SCOPE OF WORK

A. Contractor shall furnish all labor and materials required for the complete and prompt execution and performance of all duties, obligations, and responsibilities which are described or reasonably implied from the Scope of Services set forth in Exhibit A, attached hereto and incorporated herein by this reference and known as: **Pavement Maintenance-Crackfill (S2021-9225) Project**.

B. A change in the Scope of Services shall not be effective unless authorized as an amendment to this Agreement. If Contractor proceeds without such written authorization, Contractor shall be deemed to have waived any claim for additional compensation, including a claim based on the theory of unjust enrichment, quantum merit or implied contract. Except as expressly provided herein, no agent, employee, or representative of the Town is authorized to modify any term of this Agreement, either directly or implied by a course of action.

### II. TERM AND TERMINATION

A. This Agreement shall commence on the Effective Date, and shall continue until Contractor completes the Scope of Services to the satisfaction of the Town, or until terminated as provided herein.

B. Either Party may terminate this Agreement upon 30 days advance written notice. The Town shall pay Contractor for all work previously authorized and completed prior to the date of termination. If, however, Contractor has substantially or materially breached this Agreement, the Town shall have any remedy or right of set-off available at law and equity.

### III. COMPENSATION

In consideration for the completion of the Scope of Services by Contractor, the Town shall pay the Contractor an amount not to exceed \$110,000.00. This amount shall include all fees, costs and expenses incurred by Contractor, and no additional amounts shall be paid by the Town for such fees, costs and expenses. Contractor may submit periodic invoices, which shall be paid by the Town within 30 days of receipt.

### IV. PROFESSIONAL RESPONSIBILITY

A. Contractor hereby warrants that it is qualified to assume the responsibilities and render the services described herein and has all requisite corporate authority and licenses in good standing, required by law. The work performed by Contractor shall be in accordance with generally accepted practices and the level of competency presently maintained by other practicing contractors in the same or similar type of work in the applicable community.

B. The Town's review, approval or acceptance of, or payment for any services shall not be construed to operate as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement.

C. Contractor shall at all times comply with all applicable law, including without limitation all current and future federal, state and local statutes, regulations, ordinances and rules relating to: the emission, discharge, release or threatened release of a Hazardous Material into the air, surface water, groundwater or land; the manufacturing, processing, use, generation, treatment, storage, disposal, transportation, handling, removal, remediation or investigation of a Hazardous Material; and the protection of human health, safety or the indoor or outdoor environmental, including without limitation the Comprehensive Environmental Response, Compensation and Liability Act, 42 U.S.C. § 9601, et seq. ("CERCLA"); the Hazardous Materials Transportation Act, 49 U.S.C. § 1801, et seq.; the Resource Conservation and Recovery Act, 42 U.S.C. § 6901, et seq. ("RCRA"); the Toxic Substances Control Act, 15 U.S.C. § 2601, et seq.; the Clean Water Act, 33 U.S.C. § 1251, et seq.; the Clean Air Act; the Federal Water Pollution Control Act; the Occupational Safety and Health Act; all applicable environmental statutes of the State of Colorado; and all other federal, state or local statutes, laws, ordinances, resolutions, codes, rules, regulations, orders or decrees regulating, relating to, or imposing liability or standards of conduct concerning any hazardous, toxic or dangerous waste, substance or material, as now or at any time hereafter in effect.

#### **V. OWNERSHIP**

Any materials, items, and work specified in the Scope of Services, and any and all related documentation and materials provided or developed by Contractor shall be exclusively owned by the Town. Contractor expressly acknowledges and agrees that all work performed under the Scope of Services constitutes a "work made for hire." To the extent, if at all, that it does not constitute a "work made for hire," Contractor hereby transfers, sells, and assigns to the Town all of its right, title, and interest in such work. The Town may, with respect to all or any portion of such work, use, publish, display, reproduce, distribute, destroy, alter, retouch, modify, adapt, translate, or change such work without providing notice to or receiving consent from Contractor.

#### **VI. INDEPENDENT CONTRACTOR**

Contractor is an independent contractor. Notwithstanding any other provision of this Agreement, all personnel assigned by Contractor to perform work under the terms of this Agreement shall be, and remain at all times, employees or agents of Contractor for all purposes. Contractor shall make no representation that it is a Town employee for any purposes.

#### **VII. INSURANCE**

A. Contractor agrees to procure and maintain, at its own cost, a policy or policies of insurance sufficient to insure against all liability, claims, demands, and other obligations assumed by Contractor pursuant to this Agreement. At a minimum, Contractor shall procure and maintain, and shall cause any subcontractor to procure and maintain, the insurance coverages listed below, with forms and insurers acceptable to the Town.

1. Worker's Compensation insurance as required by law.



2. Commercial General Liability insurance with minimum combined single limits of \$1,000,000 each occurrence and \$2,000,000 general aggregate. The policy shall be applicable to all premises and operations, and shall include coverage for bodily injury, broad form property damage, personal injury (including coverage for contractual and employee acts), blanket contractual, products, and completed operations. The policy shall contain a severability of interests provision, and shall include the Town and the Town's officers, employees, and contractors as additional insureds. No additional insured endorsement shall contain any exclusion for bodily injury or property damage arising from completed operations.

B. Such insurance shall be in addition to any other insurance requirements imposed by law. The coverages afforded under the policies shall not be canceled, terminated or materially changed without at least 30 days prior written notice to the Town. In the case of any claims-made policy, the necessary retroactive dates and extended reporting periods shall be procured to maintain such continuous coverage. Any insurance carried by the Town, its officers, its employees, or its contractors shall be excess and not contributory insurance to that provided by Contractor. Contractor shall be solely responsible for any deductible losses under any policy.

C. Contractor shall provide to the Town a certificate of insurance as evidence that the required policies are in full force and effect. The certificate shall identify this Agreement.

#### **VIII. INDEMNIFICATION**

Contractor agrees to indemnify and hold harmless the Town and its officers, insurers, volunteers, representative, agents, employees, heirs and assigns from and against all claims, liability, damages, losses, expenses and demands, including attorney fees, on account of injury, loss, or damage, including without limitation claims arising from bodily injury, personal injury, sickness, disease, death, property loss or damage, or any other loss of any kind whatsoever, which arise out of or are in any manner connected with this Agreement if such injury, loss, or damage is caused in whole or in part by, the act, omission, error, professional error, mistake, negligence, or other fault of Contractor, any subcontractor of Contractor, or any officer, employee, representative, or agent of Contractor, or which arise out of a worker's compensation claim of any employee of Contractor or of any employee of any subcontractor of Contractor.

#### **IX. ILLEGAL ALIENS**

A. Certification. By entering into this Agreement, Contractor hereby certifies that, at the time of this certification, it does not knowingly employ or contract with an illegal alien who will perform work under this Agreement and that Contractor will participate in either the E-Verify Program administered by the U.S. Department of Homeland Security and Social Security Administration or the Department Program administered by the Colorado Department of Labor and Employment to confirm the employment eligibility of all employees who are newly hired to perform work under this Agreement.

B. Prohibited Acts. Contractor shall not knowingly employ or contract with an illegal alien to perform work under this Agreement, or enter into a contract with a subcontractor that fails to certify to Contractor that the subcontractor shall not knowingly employ or contract with an illegal alien to perform work under this Agreement.

C. Verification.

1. If Contractor has employees, Contractor has confirmed the employment eligibility of all employees who are newly hired to perform work under this Agreement through participation in either the E-Verify Program or the Department Program.
2. Contractor shall not use the E-Verify Program or Department Program procedures to undertake pre-employment screening of job applicants while this Agreement is being performed.
3. If Contractor obtains actual knowledge that a subcontractor performing work under this Agreement knowingly employs or contracts with an illegal alien who is performing work under this Agreement, Contractor shall: notify the subcontractor and the Town within 3 days that Contractor has actual knowledge that the subcontractor is employing or contracting with an illegal alien who is performing work under this Agreement; and terminate the subcontract with the subcontractor if within 3 days of receiving the notice required pursuant to subsection 1 hereof, the subcontractor does not stop employing or contracting with the illegal alien who is performing work under this Agreement; except that Contractor shall not terminate the subcontract if during such 3 days the subcontractor provides information to establish that the subcontractor has not knowingly employed or contracted with an illegal alien who is performing work under this Agreement.

D. Duty to Comply with Investigations. Contractor shall comply with any reasonable request by the Colorado Department of Labor and Employment made in the course of an investigation conducted pursuant to C.R.S. § 8-17.5-102(5)(a) to ensure that Contractor is complying with the terms of this Agreement.

E. Affidavits. If Contractor does not have employees, Contractor shall sign the "No Employee Affidavit" attached hereto. If Contractor wishes to verify the lawful presence of newly hired employees who perform work under the Agreement via the Department Program, Contractor shall sign the "Department Program Affidavit" attached hereto.

X. MISCELLANEOUS

- A. Governing Law and Venue. This Agreement shall be governed by the laws of the State of Colorado, and any legal action concerning the provisions hereof shall be brought in Boulder County, Colorado.
- B. No Waiver. Delays in enforcement or the waiver of any one or more defaults or breaches of this Agreement by the Town shall not constitute a waiver of any of the other terms or obligation of this Agreement.
- C. Integration. This Agreement constitutes the entire agreement between the Parties, superseding all prior oral or written communications.
- D. Third Parties. There are no intended third-party beneficiaries to this Agreement.
- E. Notice. Any notice under this Agreement shall be in writing, and shall be deemed sufficient when directly presented or sent pre-paid, first class U.S. Mail to the Party at the address set forth on the first page of this Agreement.
- F. Severability. If any provision of this Agreement is found by a court of competent jurisdiction to be unlawful or unenforceable for any reason, the remaining provisions hereof shall remain in full force and effect.
- G. Modification. This Agreement may only be modified upon written agreement of the Parties.
- H. Assignment. Neither this Agreement nor any of the rights or obligations of the Parties shall be assigned by either Party without the written consent of the other.



- I. Governmental Immunity. The Town and its officers, attorneys and employees, are relying on, and do not waive or intend to waive by any provision of this Agreement, the monetary limitations or any other rights, immunities, and protections provided by the Colorado Governmental Immunity Act, C.R.S. § 24-10-101, et seq., as amended, or otherwise available to the Town and its officers, attorneys or employees.
- J. Rights and Remedies. The rights and remedies of the Town under this Agreement are in addition to any other rights and remedies provided by law. The expiration of this Agreement shall in no way limit the Town's legal or equitable remedies, or the period in which such remedies may be asserted, for work negligently or defectively performed.
- K. Subject to Annual Appropriation. Consistent with Article X, § 20 of the Colorado Constitution, any financial obligation of the Town not performed during the current fiscal year is subject to annual appropriation, shall extend only to monies currently appropriated, and shall not constitute a mandatory charge, requirement, debt or liability beyond the current fiscal year.
- L. Force Majeure. No Party shall be in breach of this Agreement if such Party's failure to perform any of the duties under this Agreement is due to Force Majeure, which shall be defined as the inability to undertake or perform any of the duties under this Agreement due to acts of God, floods, storms, fires, sabotage, terrorist attack, strikes, riots, war, labor disputes, forces of nature, the authority and orders of government or pandemics.
- M. Representative Authority. Each person signing this Agreement represents and warrants that he or she is duly authorized and has the legal capacity to execute the Agreement.

In Witness Whereof, the Parties have executed this Agreement as of the Effective Date.

**TOWN OF FIRESTONE, COLORADO**

_____  
Bobbi Sindelar, Mayor

ATTEST:

_____  
Jessica Koenig, Town Clerk

APPROVED AS TO FORM:

_____  
William P. Hayashi, Town Attorney

**Vance Brothers, Inc.**

By: _____

Chris Lee, Vice President

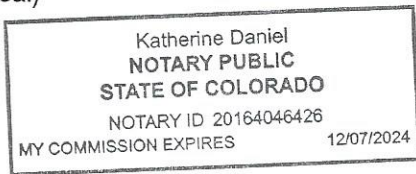


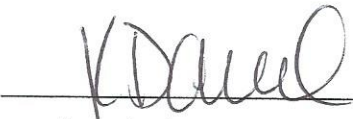
State of Colorado )  
 ) ss.  
County of Adams )

The foregoing instrument was subscribed, sworn to and acknowledged before me this 14th day of July, 2021, by Chris Lee as Vice President of Vance Brothers, Inc.

My commission expires: 12/07/2024

(Seal)



  
_____  
Notary Public Katherine Daniel

## NO EMPLOYEE AFFIDAVIT

To be completed only if Contractor has no employees

**1. Check and complete one:**

☐ I, _____, am a sole proprietor doing business as _____. I do not currently employ any individuals. Should I employ any employees during the term of my Agreement with the Town of Firestone (the "Town"), I certify that I will comply with the lawful presence verification requirements outlined in that Agreement.

OR

☐ I, _____, am the sole owner/member/shareholder of _____, a _____ [specify type of entity – i.e., corporation, limited liability company], that does not currently employ any individuals. Should I employ any individuals during the term of my Agreement with the Town, I certify that I will comply with the lawful presence verification requirements outlined in that Agreement.

**2. Check one.**

☐ I am a United States citizen or legal permanent resident.

*The Town must verify this statement by reviewing one of the following items:*

- A valid Colorado driver's license or a Colorado identification card;
- A United States military card or a military dependent's identification card;
- A United States Coast Guard Merchant Mariner card;
- A Native American tribal document;
- In the case of a resident of another state, the driver's license or state-issued identification card from the state of residence, if that state requires the applicant to prove lawful presence prior to the issuance of the identification card; or
- Any other documents or combination of documents listed in the Town's "Acceptable Documents for Lawful Presence Verification" chart that prove both Contractor's citizenship/lawful presence and identity.

OR

☒ I am otherwise lawfully present in the United States pursuant to federal law.

*Contractor must verify this statement through the federal Systematic Alien Verification of Entitlement ("SAVE") program, and provide such verification to the Town.*

Signature _____

07/14/2021

Date _____

Chris Lee, Vice President

DEPARTMENT PROGRAM AFFIDAVIT

To be completed only if Contractor participates in the Department of Labor Lawful Presence Verification Program

I, Chris Lee, as a public contractor under contract with the Town of Firestone (the "Town"), hereby affirm that:

1. I have examined or will examine the legal work status of all employees who are newly hired for employment to perform work under this public contract for services ("Agreement") with the Town within 20 days after such hiring date;

2. I have retained or will retain file copies of all documents required by 8 U.S.C. § 1324a, which verify the employment eligibility and identity of newly hired employees who perform work under this Agreement; and

3. I have not and will not alter or falsify the identification documents for my newly hired employees who perform work under this Agreement.

Signature Chris Lee, Vice President

07/14/2021

Date

STATE OF COLORADO )

) ss.

COUNTY OF Adams )

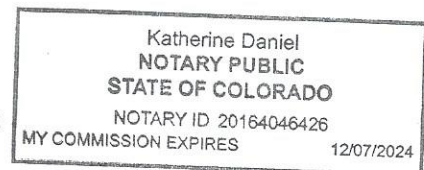
The foregoing instrument was subscribed, sworn to and acknowledged before me this 14th day of July, 2020, by Chris Lee as Vice President of Vance Brothers, Inc.

My commission expires: 12/07/2024

(SEAL)

Katherine Daniel

Notary Public





## EXHIBIT A SCOPE OF WORK

### Contractor's Duties

During the term of this Construction Contract, Contractor shall perform the following duties, as directed by the Town:

- Contractor perform crackfill services in Historic/Old Town Firestone, St. Vrain Ranch Subdivision and Ridgecrest Subdivision.



## PROPOSAL

<b>Submitted To:</b>	<b>Date:</b>
<b>Town of Firestone</b>	<b>6/3/2021</b>
<b>Address:</b>	<b>Project Name:</b>
<b>151 Grant Ave.</b>	<b>Town of Firestone</b>
<b>City, State, Zip:</b>	<b>Project No:</b>
<b>Firestone CO 80520</b>	<b>N/A</b>
<b>Contact:</b>	<b>Project Location:</b>
<b>Julie Pasillas</b>	<b>Various</b>
<b>Phone:</b>	<b>Email:</b>
<b>303-531-6258</b>	

*Vance Brothers shall furnish all labor, material, equipment necessary to complete material installation All work shall be done in accordance with the Standard Specifications.*

Item No.	Item Description	Quantity	Unit	Unit Price	Total Price
1	Hot Pour Crackseal	20	ton	\$ 3,900.00	\$ 78,000.00
2	Mastic	5	ton	\$ 4,650.00	\$ 23,250.00
					\$ -
					\$ -
					\$ -
					\$ -
<b>TOTAL PRICE</b>					<b>\$ 101,250.00</b>

### NOTES:

- * Excludes: Bonds: Permits, lab, testing, staging area, water meter, engineering fees, surveying, striping, and utility adjustments
- *
- * Work shall be completed during the typical seasonal months of March through October
- * Price includes emulsion from Vance Brothers Denver, CO
- * Final field Measurement will prevail
- * Payment terms are net 30 if your company has a credit account at Vance Brothers. Otherwise, total price must be paid within 30 days of invoice.

**ADDITIONAL TERMS AND CONDITIONS-READ CAREFULLY**

1. This contract (hereinafter referred to as the "Agreement") including the terms and conditions that follow, supersedes any prior understanding or written or oral agreement between the parties, and constitutes the entire agreement between the parties and any understanding or representation not contained herein is hereby expressly waived. It is expressly understood that no representative of the Contractor has the power to modify the provisions hereof in any respect, that the Contractor shall not be bound by, or liable to, Owner for any representation, promise or endorsement made by any agent or person in Contractor's employment not set forth in writing in this Agreement and no modification or amendment of this instrument shall be binding on the Contractor unless set forth in writing and signed by an authorized officer of the Contractor.

2. This Agreement shall be binding on and inure to the benefit of the parties hereto and their respective heirs, executors, administrators, legal representative successors where permitted by this Agreement. Owner expressly agrees that this Agreement is binding upon it and is not subject to cancellation unless expressly agreed upon for any reason, as shown in the body of this Agreement, and that furthermore, notwithstanding the terms hereof, this Agreement shall not be binding upon Contractor until the credit of Owner is approved and accepted by Contractor. Owner agrees that Contractor has permission to obtain Owner's credit report and shall sign all necessary documents to allow this credit check.

3. Contractor shall not be liable for delays or damages occasioned by causes beyond his control, including but not limited to: the elements, labor strikes and other labor unrest, labor shortages, riots and other public disturbances, acts of God, pandemic, accidents, material and supply shortages, and delays occasioned by suppliers not meeting shipping schedules.

4. If any provision of this agreement is modified by statute or declared invalid, the remaining provisions shall nevertheless continue in full force and effect to the greatest extent possible. The Owner and the Contractor agree that the Agreement shall be construed and governed by the laws of Colorado, irrespective of any conflict of laws provisions, and that venue for any dispute or litigation arising out of this Agreement shall be only in Adams County, Colorado.

5. As directed by the Owner, construction lender, public body or any alteration or deviation from the specifications that involves extra cost (subcontractors, labor, materials, etc.) will be performed only after the parties have entered into a written change order. However, Owner hereby authorizes Contractor to make any such repairs or changes and agrees to be responsible for the cost of any such additional work and materials necessary to complete the Job as described herein even if no written change order is executed.

6. Contractor will provide and pay for all labor and materials necessary to complete the Project. Contractor is released from this obligation when the Owner is in arrears in making progress payments or the final payment.

7. Contractor will maintain worker's compensation insurance for its employees and comprehensive coverage liability insurance policies.

8. Contractor may substitute materials without notice to the Owner in order to allow work to proceed, provided that the substituted materials are of no less quality than those listed in the specifications.

9. Contractor shall not be responsible for underlying materials of the pavement.

~~10. The parties agree that in the event of breach of any warranty, the liability of the Contractor shall be limited to the labor costs of replacing the defective work. The Contractor shall not be liable for any other damages direct, indirect, or consequential. Notwithstanding anything else to the contrary, the Contractor shall have no liability or responsibility for any damage to the structure, its contents, floors, carpets and walkways that is caused by the condition of tracking materials (sealcoat, cracksealer, tar, etc.), caused by others besides employees of Vance Brothers, regardless of whether such damage occurs or is worsened during the performance of the job.~~



11. All Work has a ONE YEAR WARRANTY on workmanship and material unless otherwise noted in this contract. Final contract price will be determined from actual field measurements of completed work at the unit prices given. Additional work can be done at your request, at an additional charge while the crew is on site if tike and materials are available. Vance Brothers is not responsible for damage due to scaring, marking, vandalism, mag chloride. All warranties are void if the contract is not paid in full on time.

12. If any payment under this Agreement is not made when due, the Contractor may suspend work or terminate all work on the job. Any failure to make payment is subject to a lien claim to be enforced against the property in accordance with all applicable lien laws.

~~13. In the event the amount of Contract is not paid within 31 days from completion, the account shall be in default. The Owner and acceptor of this Agreement agrees to indemnify and hold harmless the Contractor from any costs or expenses incurred in the collection of the defaulted account, or in any part thereof, including, but not limited to, attorney's fees, court cost, etc., and further agrees that the defaulted account, and any part thereof, including attorney's fees, court cost, etc., shall bear interest at the rate of 1.5% per month, which is 19% per annum, on the all such unpaid balances.~~

14. If any provision of this Contract is found unenforceable by any court or tribunal, Owner and Contractor agree that such provision shall be modified to the minimum extent to render it enforceable and that the remainder of the contract shall not be otherwise affected. The mutual agreement of the parties hereto is comprismised of each and every provision shall individually be held unenforceable for lack of mutuality. This contract constitutes the entire agreement executed by both parties.

~~15. The Contractor will exercise reasonable care when performing the work but will not be liable in any manner for any damages caused in whole or in part by the tradesmen, heavy trucks or chemical spills, including but not limited to, products not adhering to previous chemical spills. Contractor will not be responsible for fugitive or wind blown materials if instructed to apply in windy conditions.~~

16. This contract shall become binding when signed by all parties and the authorized officer of the contractor. Owner is still liable for the full amount of contract even if the contract is terminated

17. Any notice required or permitted under this Agreement shall be given by hand delivery, certified or registered mail at the addresses contained in the Agreement.

18. Owner further agrees that the equity in the property is security for payment of the Contract price. This Contract shall become binding upon the written acceptance hereof by the Contractor (or its authorized Agent) or upon commencement of the work by Contractor, whichever is earlier.

19. This Contract constitutes the entire understanding of the parties, and no other understanding, collateral or otherwise, shall be binding unless in writing signed by both parties.

20. The proposal will expire within 60 days from date unless extended in writing by the company. After 60 days, Contractor may revise its price in accordance with costs in effect at that time.

Please sign in spaces provided below to indicate acceptance and return original. This proposal will expire in nintey (90) days from date above, if it is not accepted within that time. If accepted, shall constitute a contract between the parities to this proposal. Payment terms are net 30 days from invoice, unless otherwise stated.

SUBMITTED	ACCEPTED:
Vance Brothers, Inc. 380 West 62nd Avenue Denver, CO 80216 (303) 341-2604	

<b>By:</b>		<b>By:</b>	
Heath Russo Estimator/ Project Manager	720-234-9065	<b>Date:</b>	

**AGENDA INFORMATION  
MEMORANDUM**

**FIRESTONE  
TOWN BOARD OF TRUSTEES**



**AIM#:** 9.b

**Discussion/Action**

**Meeting Date:** July 28, 2021

**Initiated By:** Julie Pasillas

**Dept:** Public Works

**AGENDA TITLE**

**Ordinance 999:** AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, AMENDING CHAPTER 12.32 – PARK AND RECREATION FACILITIES

**SUMMARY**

Town Staff has been contacted by various groups requesting the use of Town-owned parks to conduct for-profit business for such activities as workout classes and music classes. Per the Firestone Municipal Code Chapter 12.32.060 (A), conducting business, commercial activities, or sales for profit is prohibited without the Director's prior written consent. Staff recognizes the use of Town Parks for such activities is a good use of the parks and could introduce users and residents to park facilities that may not have been known or visited before. To establish guidelines for requests, staff has developed the Town of Firestone External Park Use Policy and Request Form. Approval for these types of uses will require park maintenance modifications and administration of the policy, resulting in expenses for the Town. Ordinance 999 will amend the Firestone Municipal Code to allow users to conduct business, commercial activities, or sales for profit in any parks or recreation facilities upon prior approval of a Park Use Request Form by the Director of Public Works. Users will be required to pay a park usage fee of \$150.00 per month to cover the Town costs per Resolution 21-79.

**HISTORY AND PREVIOUS BOARD ACTION**

None

**RECOMMENDATION**

Staff recommends the Board of Trustees approval of Ordinance 999 modifying Section 12.32 of the Firestone Municipal Code to allow conducting of business, commercial activities, or sales for profit in any parks or recreation facilities upon prior submission and approval of the Request Form from the Director of Public Works and payment of a monthly Park Use Fee.

**ALTERNATIVES**

The Board may choose not to approve Ordinance 999 and provide Staff with additional direction.

**ATTACHMENTS**

1. Ord 999 Park and Recreation Code Amend
2. Town of Firestone External Park Use Policy & Form - 2021

**FINANCIAL CONSIDERATIONS**

None at this time.



## **ORDINANCE NO. 999**

### **AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO, AMENDING CHAPTER 12.32 – PARK AND RECREATION FACILITIES**

WHEREAS, Section 12.32.060 Regulations; prohibited acts, of the Firestone Municipal Code authorizes persons upon the prior approval of the Director (includes Director of Public Works) to conduct business, commercial activities, or sales for profit in any park or recreation facility subject to certain terms and conditions; and

WHEREAS, to approve such uses the Director must develop administrative regulations and forms and review such requests to determine if the requested use is appropriate; and

WHEREAS, commercial use of the Town's parks will impose additional costs upon the Town including for example, the modification of maintenance and irrigation schedules, users consumption of electricity and need for additional trash service along with associated administrative duties; and

WHEREAS, to ensure that the Town recovers its costs for the commercial use of the Town's parks and recreation facilities the Public Works Director recommends that the Town enact a Park Use fee.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO:

Section 1. Section 12.32.060 A, Regulations; prohibited acts is amended to provide as follows:

- A. Conduct business, commercial activities or sales for profit in any parks or recreation facilities (such as, by way of example and not limitation, races or events; filming movies or commercials; or equipment demonstrations) upon prior approval of the Director and payment of a monthly Park Use Fee in an amount determined by resolution of the Board of Trustees. Request Form by the Director. Individuals engaging in still camera photography are exempt from this prohibition.

Section 2. If any article, section, paragraph, sentence, clause, or phrase of this ordinance is held to be unconstitutional or invalid for any reason, such decision shall not affect the validity or constitutionality of the remaining portions of this ordinance. The Board of Trustees hereby declare it would have passed this ordinance and each part or parts hereof irrespective of the fact that any one part or parts be declared unconstitutional or invalid.

Section 3. Violations of this ordinance shall be punishable in accordance with Section 1.16.010 of the Municipal Code of the Town of Firestone, Colorado.

Section 4. All other ordinances or portions thereof inconsistent or conflicting with this ordinance or any portion hereof are hereby repealed to the extent of such inconsistency or

conflict.

INTRODUCED, READ, ADOPTED, APPROVED, AND ORDERED PUBLISHED IN  
FULL this 28th day of July, 2021.

TOWN OF FIRESTONE, COLORADO

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Bobbi Sindelar, Mayor

ATTEST:

APPROVED AS TO FORM:

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Jessica Koenig, CMC, Town Clerk

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William P. Hayashi, Town Attorney



# TOWN OF FIRESTONE

## EXTERNAL PARK USE POLICY

With permission from the Town of Firestone, individuals or businesses may use Town-owned parks to conduct business or commercial activities. Those who wish to obtain permission must first complete the External Park Use Request Form and submit it to [ParkandFields@firestoneco.gov](mailto:ParkandFields@firestoneco.gov). Users who want to use a park on an annual basis for the summer and fall seasons must submit the Request Form by March 1st. All other applications must be submitted at least 60 days prior.

Once the Request Form is received, staff will review it and work with the applicant to ensure availability and answer any questions. Once all applicable documents are received, and fees have been paid, a final permit will be issued to the user.

*Please Note: priority will be given to Carbon Valley Parks & Recreation District to schedule youth and adult programming for the community.*

### Administrative Policies

- The External Park Use Request Form must be completed annually.
- The Town of Firestone determines the fees associated with external park usage and has the right to modify or change the fees assessed at any time.
- The Town of Firestone reserves the right to cancel permits at any time.
- Users must have an active business license issued by the Town of Firestone. Permits will not be issued until proof of license is provided.
- Any request for use will require the individual or business to obtain a liability policy with the Town of Firestone listed as "additionally insured." Permits will not be issued until proof of insurance is provided.
- The External Park Use Request Form is not intended to be used for permitting of any special events. All external special events must complete the proper Special Event Permit paperwork. More information can be found at [www.firestoneco.gov/specialevents](http://www.firestoneco.gov/specialevents).
- Applicant must read, review and acknowledge the following Park Use Rules & Regulations:

### Park Hours

All Town of Firestone parks open 1 hour before sunrise and close 1 hour after sunset. Users are expected to be respectful of the park neighbors, especially if the park use is early morning or later in the evening.

### Park Lights

Park lights will automatically turn on at dusk and turn off at dawn.

### Inclement Weather

The Town of Firestone is not responsible for alerting park users of any inclement weather. There will be no refunds granted for inclement weather delays or cancellations.

### Playground, Picnic Tables & Shelters

Once a permit is issued, the users may utilize all features within the park. Please note, that the park will not be closed to the public during the permitted use.

### Restrooms & Trash

It is expected that park users dispose of any trash in the appropriate receptacles. The public restrooms are typically open from April – October, depending on cold weather. If the public restrooms are closed or out of order, the facility will be clearly marked.

### Parking

Users should park in the designated park parking lots. If the park selected does not have a parking lot, users must park adjacent to the park.



### **Electrical Outlets**

Users can utilize the electric outlets that are within the parks. Please note that not all parks have power. Any needed power boxes or cords must be provided by the user.

### **Sprinklers & Park Maintenance**

The Town of Firestone will schedule the sprinklers to be off during the reserved times. Park maintenance, such as mowing, trimming, etc. may occur during the reserved times. Any large park improvement projects will take precedence over any permitted events.

### **Snow Removal**

The Town of Firestone is responsible for snow removal within all parks. Users may not remove snow from fields, sidewalks or parking lots.

### **Posted Park Rules:**

- No glass
- No alcohol
- No fighting
- No firearms
- No littering
- No structures
- Noise ordinance enforced
- Keep bicycles off the grass
- Vehicles permitted in designated areas only
- No fires. Only gas barbeque stoves are permitted.
- Animals must be kept on a leash at all times and picked up after



## TOWN OF FIRESTONE EXTERNAL PARK USE REQUEST FORM

Name: _____

Business Name: _____

Firestone Business License Number: _____

Address: _____

Phone Number: _____

Email Address: _____

Rental Description: _____

_____

_____

_____

### Location Request (check all that apply)

- |                                                            |                                                           |                                             |
|------------------------------------------------------------|-----------------------------------------------------------|---------------------------------------------|
| <input type="checkbox"/> Aisik's Meadow Park – Dog Park    | <input type="checkbox"/> Jacob H. Firestone Memorial Park | <input type="checkbox"/> Patterson Park     |
| <input type="checkbox"/> Firestone Regional Sports Complex | <input type="checkbox"/> Miners Park                      | <input type="checkbox"/> Prairie Ridge Park |
| <input type="checkbox"/> Harney Park                       | <input type="checkbox"/> Mountain Shadows Park            | <input type="checkbox"/> Sagebrush Park     |
| <input type="checkbox"/> Hart Park                         | <input type="checkbox"/> Neighbors Point Park             | <input type="checkbox"/> Settlers Park      |
|                                                            | <input type="checkbox"/> Onorato Park                     | <input type="checkbox"/> Stoneridge Park    |

Requested Date(s) of Use: _____

Requested Time(s) of Use: _____

*If easier, please attach a schedule or calendar to show the requested dates and times.*

### ADDITIONAL DOCUMENTS NEEDED

Permits will not be issued until the following documents are provided:

- |                                                                                     |                                                                                                         |
|-------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------|
| <input type="checkbox"/> An active business license issued by the Town of Firestone | <input type="checkbox"/> A liability policy with the Town of Firestone listed as “additionally insured” |
|-------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------|

### PARK USAGE FEE

The Town of Firestone will charge the following fees for park usage: \$150/month

### SIGNATURE

By signing this request form, I agree that I have read and under the conditions of the External Park Use Policy from the Town of Firestone. I understand that I must respond in a timely manner to requests for additional information and be available to meet with staff regarding any questions surrounding my request. I acknowledge that the information contained in this application is true, correct and complete to the best of my knowledge.

Signature: _____ Date: _____

**AGENDA INFORMATION  
MEMORANDUM**

**FIRESTONE  
TOWN BOARD OF TRUSTEES**



**AIM#:** 9.c

**Discussion/Action**

**Meeting Date:** July 28, 2021

**Initiated By:** Julie Pasillas

**Dept:** Public Works

**AGENDA TITLE**

**Resolution 21-79:** A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE COLORADO ESTABLISHING A PARK USE FEE FOR COMMERCIAL ENTITIES

**SUMMARY**

Town Staff has been contacted by various groups requesting the use of Town-owned parks to conduct for-profit business for such activities as workout classes and music classes. Per the Firestone Municipal Code Chapter 12.32.060 (A), conducting business, commercial activities, or sales for profit is prohibited without the Director's prior written consent. Staff recognizes the use of Town Parks for such activities is a good use of the parks and could introduce users and residents to park facilities that may not have been known or visited before. To establish guidelines for requests, staff has developed the Town of Firestone External Park Use Policy and Request Form. Approval for these types of uses will require park maintenance modifications and administration of the policy, resulting in expenses for the Town. Ordinance 999 will amend the Firestone Municipal Code to allow users to conduct business, commercial activities, or sales for profit in any parks or recreation facilities upon prior approval of a Park Use Request Form by the Director of Public Works. Users will be required to pay a park usage fee of \$150.00 per month to cover the Town costs per Resolution 21-79.

**HISTORY AND PREVIOUS BOARD ACTION**

None

**RECOMMENDATION**

Staff recommends the Board of Trustees approve Resolution 21-79, which establishes the monthly Park Usage Fee.

**ALTERNATIVES**

The Board may choose not to approve Resolution 21-79 and provide Staff with additional direction.

**ATTACHMENTS**

1. Res 21-79 Park Use Request Form Fee
2. Town of Firestone External Park Use Policy & Form - 2021

**FINANCIAL CONSIDERATIONS**

None at this time.



**RESOLUTION NO. 21-79**

**A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF  
FIRESTONE, COLORADO ESTABLISHING A PARK USE FEE FOR  
COMMERCIAL ENTITIES**

WHEREAS, persons may upon the Director of Public Work's approval of a Park Use Request Form conduct business, commercial activities, or sales for profit in any parks or recreation facilities (such as, by way of example and not limitation, races or events; filming movies or commercials; or equipment demonstrations); and

WHEREAS, the Director of Public Works desires that the Board of Trustees establish a Park Use fee so that the Town may recover its costs associated with commercial entities use of the Town's Parks, which costs include for example, the modification of maintenance and irrigation schedules, users consumption of electricity and need for additional trash service along with associated administrative duties.

WHEREAS, the Public Works Director finds that a fee in the amount of \$150.00 per month is reasonably related to the Town's cost for commercial entities use of Town Parks.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF FIRESTONE, COLORADO:

The Park Use fee shall be \$150.00 per month.

INTRODUCED, READ AND ADOPTED this 28th day of July, 2021.

TOWN OF FIRESTONE, COLORADO

_____  
Bobbi Sindelar, Mayor

ATTEST:

_____  
Jessica Koenig, CMC Town Clerk

APPROVED AS TO FORM:

_____  
William P. Hayashi, Town Attorney



# TOWN OF FIRESTONE

## EXTERNAL PARK USE POLICY

With permission from the Town of Firestone, individuals or businesses may use Town-owned parks to conduct business or commercial activities. Those who wish to obtain permission must first complete the External Park Use Request Form and submit it to [ParkandFields@firestoneco.gov](mailto:ParkandFields@firestoneco.gov). Users who want to use a park on an annual basis for the summer and fall seasons must submit the Request Form by March 1st. All other applications must be submitted at least 60 days prior.

Once the Request Form is received, staff will review it and work with the applicant to ensure availability and answer any questions. Once all applicable documents are received, and fees have been paid, a final permit will be issued to the user.

*Please Note: priority will be given to Carbon Valley Parks & Recreation District to schedule youth and adult programming for the community.*

### Administrative Policies

- The External Park Use Request Form must be completed annually.
- The Town of Firestone determines the fees associated with external park usage and has the right to modify or change the fees assessed at any time.
- The Town of Firestone reserves the right to cancel permits at any time.
- Users must have an active business license issued by the Town of Firestone. Permits will not be issued until proof of license is provided.
- Any request for use will require the individual or business to obtain a liability policy with the Town of Firestone listed as "additionally insured." Permits will not be issued until proof of insurance is provided.
- The External Park Use Request Form is not intended to be used for permitting of any special events. All external special events must complete the proper Special Event Permit paperwork. More information can be found at [www.firestoneco.gov/specialevents](http://www.firestoneco.gov/specialevents).
- Applicant must read, review and acknowledge the following Park Use Rules & Regulations:

### Park Hours

All Town of Firestone parks open 1 hour before sunrise and close 1 hour after sunset. Users are expected to be respectful of the park neighbors, especially if the park use is early morning or later in the evening.

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### Inclement Weather

The Town of Firestone is not responsible for alerting park users of any inclement weather. There will be no refunds granted for inclement weather delays or cancellations.

### Playground, Picnic Tables & Shelters

Once a permit is issued, the users may utilize all features within the park. Please note, that the park will not be closed to the public during the permitted use.

### Restrooms & Trash

It is expected that park users dispose of any trash in the appropriate receptacles. The public restrooms are typically open from April – October, depending on cold weather. If the public restrooms are closed or out of order, the facility will be clearly marked.

### Parking

Users should park in the designated park parking lots. If the park selected does not have a parking lot, users must park adjacent to the park.

### **Electrical Outlets**

Users can utilize the electric outlets that are within the parks. Please note that not all parks have power. Any needed power boxes or cords must be provided by the user.

### **Sprinklers & Park Maintenance**

The Town of Firestone will schedule the sprinklers to be off during the reserved times. Park maintenance, such as mowing, trimming, etc. may occur during the reserved times. Any large park improvement projects will take precedence over any permitted events.

### **Snow Removal**

The Town of Firestone is responsible for snow removal within all parks. Users may not remove snow from fields, sidewalks or parking lots.

### **Posted Park Rules:**

- No glass
- No alcohol
- No fighting
- No firearms
- No littering
- No structures
- Noise ordinance enforced
- Keep bicycles off the grass
- Vehicles permitted in designated areas only
- No fires. Only gas barbeque stoves are permitted.
- Animals must be kept on a leash at all times and picked up after





## TOWN OF FIRESTONE EXTERNAL PARK USE REQUEST FORM

Name: _____

Business Name: _____

Firestone Business License Number: _____

Address: _____

Phone Number: _____

Email Address: _____

Rental Description: _____

_____

_____

_____

### Location Request (check all that apply)

- |                                                            |                                                           |                                             |
|------------------------------------------------------------|-----------------------------------------------------------|---------------------------------------------|
| <input type="checkbox"/> Aisik's Meadow Park – Dog Park    | <input type="checkbox"/> Jacob H. Firestone Memorial Park | <input type="checkbox"/> Patterson Park     |
| <input type="checkbox"/> Firestone Regional Sports Complex | <input type="checkbox"/> Miners Park                      | <input type="checkbox"/> Prairie Ridge Park |
| <input type="checkbox"/> Harney Park                       | <input type="checkbox"/> Mountain Shadows Park            | <input type="checkbox"/> Sagebrush Park     |
| <input type="checkbox"/> Hart Park                         | <input type="checkbox"/> Neighbors Point Park             | <input type="checkbox"/> Settlers Park      |
|                                                            | <input type="checkbox"/> Onorato Park                     | <input type="checkbox"/> Stoneridge Park    |

Requested Date(s) of Use: _____

Requested Time(s) of Use: _____

*If easier, please attach a schedule or calendar to show the requested dates and times.*

### ADDITIONAL DOCUMENTS NEEDED

Permits will not be issued until the following documents are provided:

- |                                                                                     |                                                                                                         |
|-------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------|
| <input type="checkbox"/> An active business license issued by the Town of Firestone | <input type="checkbox"/> A liability policy with the Town of Firestone listed as “additionally insured” |
|-------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------|

### PARK USAGE FEE

The Town of Firestone will charge the following fees for park usage: \$150/month

### SIGNATURE

By signing this request form, I agree that I have read and under the conditions of the External Park Use Policy from the Town of Firestone. I understand that I must respond in a timely manner to requests for additional information and be available to meet with staff regarding any questions surrounding my request. I acknowledge that the information contained in this application is true, correct and complete to the best of my knowledge.

Signature: _____ Date: _____

**AGENDA INFORMATION  
MEMORANDUM**

**FIRESTONE  
TOWN BOARD OF TRUSTEES**



**AIM#:** 9.d

**Discussion/Action**

**Meeting Date:** July 28, 2021

**Initiated By:** Jessica Koenig

**Dept:** Town Clerk

**AGENDA TITLE**

Cancellation of the August 25, 2021 Regular Board of Trustees Meeting

**SUMMARY**

Due to the annual Board of Trustees 2021 Retreat, August 25, 2021, the Regular Board of Trustees Meeting must be canceled.

**HISTORY AND PREVIOUS BOARD ACTION**

**RECOMMENDATION**

**ALTERNATIVES**

**ATTACHMENTS**

None

**FINANCIAL CONSIDERATIONS**

**Hours/Units/Types Summary**

PC	Title	Hours	Net Type	Amount	Info Type	Amount
1-00	Regular Pay	8,042.55	Direct Deposit Net	388,463.00	Informational	0.00
1-06	PD Shift Supervisor	99.00	Net	0.00	Fringe Benefits	10.36
2-00	Overtime Pay	131.00	3rd Party Pay Net	0.00		
3-00	Paid Time Off & EIB	1,785.97				
5-00	Call Outs	18.00				
5-03	Standby	0.00				
7-00	Holiday, Holiday Worked	717.50				
8-10	PD Grant/Contracts	14.00				
8-00	Miscellaneous Pay	372.00				
8-21	NON WORK- COVID19	12.00				
8-24	WORKING - COVID 19	132.45				
8-26	PHE - Public Health Emerg	124.00				
8-27	Leave of Absence wo Pay	34.00				
9-01	Comp Time Earned	18.75				
9-02	Comp Time Used	182.62				
Grand Totals:		11,683.84		388,463.00		10.36

**Pay Code Totals - Employee**

PC	Title	Amount	PC	Title	Amount	PC	Title	Amount
1-01	Regular Pay	466,467.71	8-16	Employee Bonus	0.00	61-02	HSA7200	-6,773.46
1-03	Mayor/Trustee	2,150.00	8-20	Retro Pay (non-FPPA)	0.00	61-10	FSA- Dependent Care	-3,315.20
1-04	Temporary	448.00	8-21	NON WORK - COVID 19	426.15	61-11	FSA- Limited Purpose	-266.66
1-06	PD Shift Supervisor	3,890.72	8-24	WORKING - COVID 19	3,297.37	61-12	FSA - Medical	-2,159.46
2-00	Overtime	6,869.68	8-26	PHE - Public Health Emergenc	4,572.48	62-00	Dental Insurance	-1,136.16
3-01	PTO	41,238.58	9-02	Comp Time	5,159.67	63-00	Vision	-330.00
3-05	PTO Payout	0.00	19-00	3rd Party Pay	0.00	64-01	Voluntary/Ad Life	-944.30
3-10	Contract PTO	0.00	21-01	Stipend	0.00	64-03	Child Life	-44.80
4-00	EIB	0.00	21-02	Cell Phone Stipend	250.00	64-04	Spouse Life	-296.10
5-01	Call Outs	454.63	30-04	Life Ins > 50k	10.36	64-99	Accident Insurance	-859.54
5-02	PD Call Outs	82.80	50-01	FPPA 457	-1,142.72	70-01	Misc Deduction	0.00
5-03	Standby	0.00	50-02	FPPA PD Pension	-21,654.49	70-02	Child Support	-837.50
7-01	Holiday	14,765.61	50-03	FPPA ROTH	-400.00	70-03	Garnishment	-680.95
7-02	Holiday Work SW	3,458.55	51-01	PERA	-29,797.38	70-04	Equipment	-647.94
7-03	Holiday Work NSW	0.00	51-02	PERA+457	-527.52	74-00	Soc Sec	-792.86
8-01	Misc Pay	0.00	51-03	PERA Life	-62.00	75-00	Medicare	-7,664.17
8-02	Retro Pay	2,854.74	51-05	PERA 401k	-327.70	76-00	FWT	-53,244.98
8-04	Bereavement	1,027.52	51-07	PERA 457 Roth	-859.04	77-00	SWT	-18,179.00
8-06	Snow Day	0.00	52-01	ICMA 401a	-250.00	79-00	3rd Party Medicare	0.00
8-08	Pd Admin Leave	0.00	52-02	ICMA 457b-Pre	-807.74	85-00	Net Pay - check	0.00
8-10	PD Grant	881.51	52-04	ICMA 457b-Post	-323.08	86-00	Dir Deposit	388,463.00
8-12	Jury Duty	0.00	60-00	Health Insurance	-17,859.65	89-00	3rd Party Net	0.00
8-13	Military Leave	4,641.00	61-01	HSA3600	-2,289.32			

**Pay Code Totals - Employer**

PC	Title	Amount	PC	Title	Amount	PC	Title	Amount
50-02	FPPA - Polic	16,005.57	61-01	HSA3600	1,100.00	91-00	Long Term Disability	1,972.05
51-01	PERA	49,849.33	61-02	HSA7200	3,600.00	92-00	Short Term Disability	1,955.16
51-04	PERA AED/SAED	498.08	62-00	Dental Insurance	6,932.27	93-00	Police Pension	5,386.76
52-01	ICMA 401a	0.00	63-00	Vision Insurance	896.87	94-00	Basic Life & AD&D	1,385.15
52-02	ICMA 457b	1,615.38	74-00	Social Security	792.86	95-01	Employee Asst Plan	580.28



60-00	Health Insurance	76,868.03	75-00	Medicare	7,664.17	98-00	State Unemployment	1,681.68
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Name	Total Paid
Total 4 RIVERS EQUIPMENT, LLC:	338.70
Total 8Z TITLE:	8.83
Total ADAMSON POLICE PRODUCTS:	1,761.82
Total AGFINITY-MEAD:	700.00
Total ALAN PLUMMER AND ASSOCIATES, INC:	76,738.38
Total ALERUS:	385.50
Total ALLY BANK:	16,210.26
Total AMAZON:	2,804.48
Total AMERICAN CONSERVATION & BILLING SOLUTION:	200.00
Total ANYTIME FITNESS:	187.50
Total APEX SHREDDING, INC.:	125.00
Total ASCEND PROJECT MGMT & STORMWATER SVC INC:	28,517.50
Total ASPHALT SPECIALTIES CO., INC.:	8,729.75
Total ASSOCIATED LANDSCAPE CONTRACTORS OF CO:	250.00
Total B K TIRE, INC:	50.00
Total BAREFOOT RESIDENTIAL LLC:	172.76
Total BENEFIT TECHNOLOGY RESOURCES, LLC:	200.00
Total Black Hills Energy:	1,705.36
Total BOBCAT OF THE ROCKIES:	26.87
Total BOHANNAN HUSTON INC:	20,272.28
Total BRANNAN SAND & GRAVEL CO llc:	3,110.04
Total BRIGHAM YOUNG UNIVERSITY:	1,000.00
Total BUDGET CONFERENCING:	125.23
Total C & W TRUCK AND TRAILER, LLC:	4,503.62
Total CARBON VALLEY RECREATION DISTRICT:	385.00
Total CARROT-TOP INDUSTRIES INC:	1,222.61
Total Cartegraph Systems LLC:	1,500.00
Total CASELLE, INC.:	3,455.00
Total CENTRAL WELD COUNTY WATER DISTRICT:	22.03
Total CENTRAL WELD COUNTY WATER DISTRICT.-TREA:	45,866.77
Total CENTURY LINK:	551.41
Total CESARE, INC:	8,815.36
Total CHASE'N'SMOKE BBQ LLC:	245.00
Total CHICAGO TITLE (TUFTS):	7.03
Total CIGNA HEALTH & LIFE INSURANCE CO:	96,442.47
Total CINTAS FIRST AID & SAFETY:	75.84
Total COALRIDGE ANIMAL HOSPITAL, INC:	230.56
Total COLORADO ASSOCIATION OF CHEIFS OF POLICE:	625.50
Total COLORADO CIVIL GROUP INC.:	46,458.71

Name	Total Paid
Total COLORADO JUMPS DBA AIRBOUND:	400.00
Total COLORADO RANGERS:	3,900.00
Total COLORADO REAL ESTATE JOURNAL:	195.00
Total COLORADO STORMWATER COUNCIL:	500.00
Total COMCAST - PD:	1,807.97
Total COMCAST-PHILADELPHIA:	309.93
Total CONSILIUM COLORADO, LLC:	1,092.50
Total DANA KEPNER COMPANY, INC.:	9,253.85
Total DBC IRRIGATION SUPPLY:	3,596.75
Total DEERE CREDIT, INC:	98,100.92
Total DELTA DENTAL OF COLORADO, INC:	6,938.81
Total DESIGN WORKSHOP INC:	32,448.67
Total DUMMIES UNLIMITED:	2,223.75
Total EMPLOYEE REIMBURSEMENTS & PER DIEMS:	2,576.24
Total ENTERPRISE FLEET MGMT CUSTOMER BILLINGS:	11,930.32
Total FEDEX:	4.79
Total FERGUSON WATERWORKS #1116:	188.78
Total FIDELITY NATIONAL TITLE - S DENVER:	270.56
Total FIDELITY NATIONAL TITLE-LONGMONT:	42.96
Total FIRST AMERICAN TITLE CO:	5.54
Total FIRST AMERICAN TITLE INSURANCE COMPANY-E:	383.78
Total FRANCE PUBLICATIONS, INC:	850.00
Total FRANSEN PITTMAN GENERAL CONTRACTORS:	545,595.00
Total FRED DIEHL CONSULTING:	8,650.00
Total FREDERICK - FIRESTONE FIRE PROTECTION:	167.04
Total FRONT RANGE COMMUNITY COLLEGE:	1,000.00
Total FRONT RANGE COMPLIANCE SERVICE, LLC:	82.50
Total FRONT RANGE PORTABLE RESTROOMS, LLC:	840.00
Total FRONTIER BUSINESS PRODUCTS:	15.79
Total FRONTIER COMPUTER CORP.:	8,934.48
Total FUZION FIELD SERVICES LLC:	33,911.92
Total G & G EQUIPMENT INC:	351.78
Total GRAINGER:	522.71
Total GRAVES CONSULTING LLC:	812.50
Total GREEN GIRL RECYCLING SERVICES:	233.00
Total GREEN MILL SPORTSMAN'S CLUB, INC:	100.00
Total GROUND ENGINEERING CONSULTANTS, INC:	590.75
Total HARDLINE EQUIPMENT LLC:	684.80
Total HARRELL'S INC:	264.00



Name	Total Paid
Total HEI CIVIL:	676,006.52
Total HERITAGE TITLE - TUFTS:	7.97
Total HERITAGE TITLE (WYNKP):	.00
Total HERITAGE TITLE-BOULDER:	25.00
Total HERITAGE TITLE-LONGMONT:	3.59
Total HOMESTEAD TITLE - LKWD:	45.47
Total HYDRANT METER REFUNDS:	1,959.97
Total IDEMIA IDENTITY & SECURITY USA, LLC:	1,216.00
Total IMS INFRASTRUCTURE MANAGEMENT SERVICES:	5,125.00
Total INTEGRATED WATER SERVICES, INC:	1,036,065.31
Total INTELLICHOICE INC:	7,442.00
Total INTERSTATE BATTERY OF THE ROCKIES:	267.90
Total INTERSTATE FORD:	452.01
Total INTERSTATE RENTAL & SALES INC:	358.40
Total INTERWEST SAFETY SUPPLY, INC.:	1,343.52
Total JOHNSON AUTO PLAZA:	212.88
Total KATHLEEN A. OATIS:	1,250.00
Total KB HOME COLORADO INC:	70.85
Total KENZ & LESLIE DISTRIBUTING CO.:	1,074.85
Total KG CLEAN, INC:	4,906.78
Total KINSCO, LLC:	666.08
Total KISSINGER & FELLMAN P.C.:	1,967.00
Total L. L. JOHNSON DISTRIBUTING CO.:	1,926.86
Total LAND TITLE-BOULDER:	50.00
Total LAND TITLE-DENVER-2:	90.31
Total LAST CHANCE DITCH COMPANY:	156.00
Total LAWRENCE CUSTER GRASMICK JONES & DONOVAN:	50,424.74
Total LENNAR COLORADO:	128.55
Total LEONARD RICE ENGINEERS, INC:	28,413.75
Total LEXIPOL LLC:	13,889.00
Total LONGMONT HUMANE SOCIETY:	1,166.67
Total MAC EQUIPMENT INC LONGMONT:	792.64
Total MACDONALD EQUIPMENT:	9,600.00
Total MAIN STREET MAT COMPANY, INC:	389.33
Total MAZZELLA DENVER WIRE ROPE:	795.15
Total MCDONALD FARMS ENTERPRISES, INC:	350.00
Total MCGEE COMPANY:	506.43
Total MCGRANE WATER ENGINEERING, LLC:	24,521.52
Total MCI:	56.62

Name	Total Paid
Total MELODY HOMES INC:	369.90
Total MISC VENDOR:	536.79
Total MOUNTAIN STATES IMAGING, LLC:	19,969.43
Total MTECH MECHANICAL TECHNOLOGIES GROUP:	339.00
Total MURRAY DAHL BEERY & RENAUD LLC:	50.20
Total MUTUAL OF OMAHA INSURANCE CO:	7,419.42
Total NCSI:	85.50
Total NEW IPT INC:	6,277.00
Total OFFICE DEPOT INC:	106.06
Total O'REILLY AUTO PARTS:	1,501.88
Total ORKIN PEST CONTROL, INC:	374.83
Total PAUL D. BASSO:	1,000.00
Total PITNEY GLOBAL FINANCIAL SERVICES LLC:	681.00
Total PIX4D INC:	.00
Total PRAIRIE MOUNTAIN PUBLISHING:	265.91
Total PUBLIC AGENCY TRAINING COUNCIL:	525.00
Total PUREWATER DYNAMICS, INC:	500.41
Total RAMEY ENVIRONMENTAL COMPLIANCE, INC:	100.00
Total RICHMOND AMERICAN HOMES:	91.57
Total RIPTIDE CAR & PET WASH:	528.25
Total SAFETY AND CONSTRUCTION SUPPLY INC:	708.34
Total SCORCHING BRICK LLC:	225.00
Total SHERWIN WILLIAMS CO.:	198.20
Total ST VRAIN SANITATION DISTRICT:	16,400.00
Total STANTEC CONSULTING SERVICES INC:	30,710.35
Total STEVE BALCEROVICH:	1,250.00
Total STEWART TITLE-GREELEY:	7.66
Total Sturgeon Electric Company:	100,785.67
Total SUNBELT RENTALS INC:	3,640.34
Total THOMSON REUTERS-WEST:	215.00
Total TIMBERLAN, INC:	24,703.00
Total Toilet Rebates:	225.00
Total TRAFFIC SIGNAL CONTROLS, INC:	1,439.27
Total Treetop Products, Inc.:	5,092.11
Total TRIDENT SECURITY SYSTEMS INC:	555.00
Total UMB BANK, NA:	2,250.00
Total UME CUSTOM EMBROIDERY:	5,318.31
Total UNIVERSITY AUTO PARTS, INC:	2,273.22
Total UTILITY NOTIFICATION CENTER OF COLORADO:	678.48

Name	Total Paid
Total UTILITY REFUNDS -1:	169.60
Total VALLI INFORMATION SYSTEMS:	2,564.19
Total VANCE BROTHERS INC:	1,548.00
Total VECTOR DISEASE CONTROL INTERNATIONAL LLC:	7,100.00
Total Verizon Connect NWF INC:	145.71
Total VERIZON WIRELESS:	50.08
Total VIA MOBILITY SERVICES:	4,356.00
Total VISION SERVICE PLAN - VSP:	1,226.87
Total WAGNER EQUIPMENT CO.:	2,781.73
Total WAGNER WELDING SUPPLY CO.:	8.68
Total WALSH CONSTRUCTION INC:	273,998.43
Total WASTE CONNECTIONS OF COLORADO INC:	442.00
Total WELD COUNTY DEPT OF PUBLIC HEALTH & ADMI:	2,420.50
Total WESTERN PAPER DISTRIBUTORS INC:	114.22
Total WESTWATER RESEARCH, LLC:	10,000.00
Total WEX BANK:	13,426.26
Total WILLIAMSON & HAYASHI, LLC:	13,814.49
Total WORKWELL OCCUPATIONAL MEDICINE LLC:	308.00
Total XPRESS BILL PAY / XPRESS SOLUTIONS:	1,841.61
Total ZIXCORP SYSTEMS INC:	300.00
Grand Totals:	3,601,542.70





# TOWN OF FIRESTONE QUARTERLY FINANCIAL UPDATE

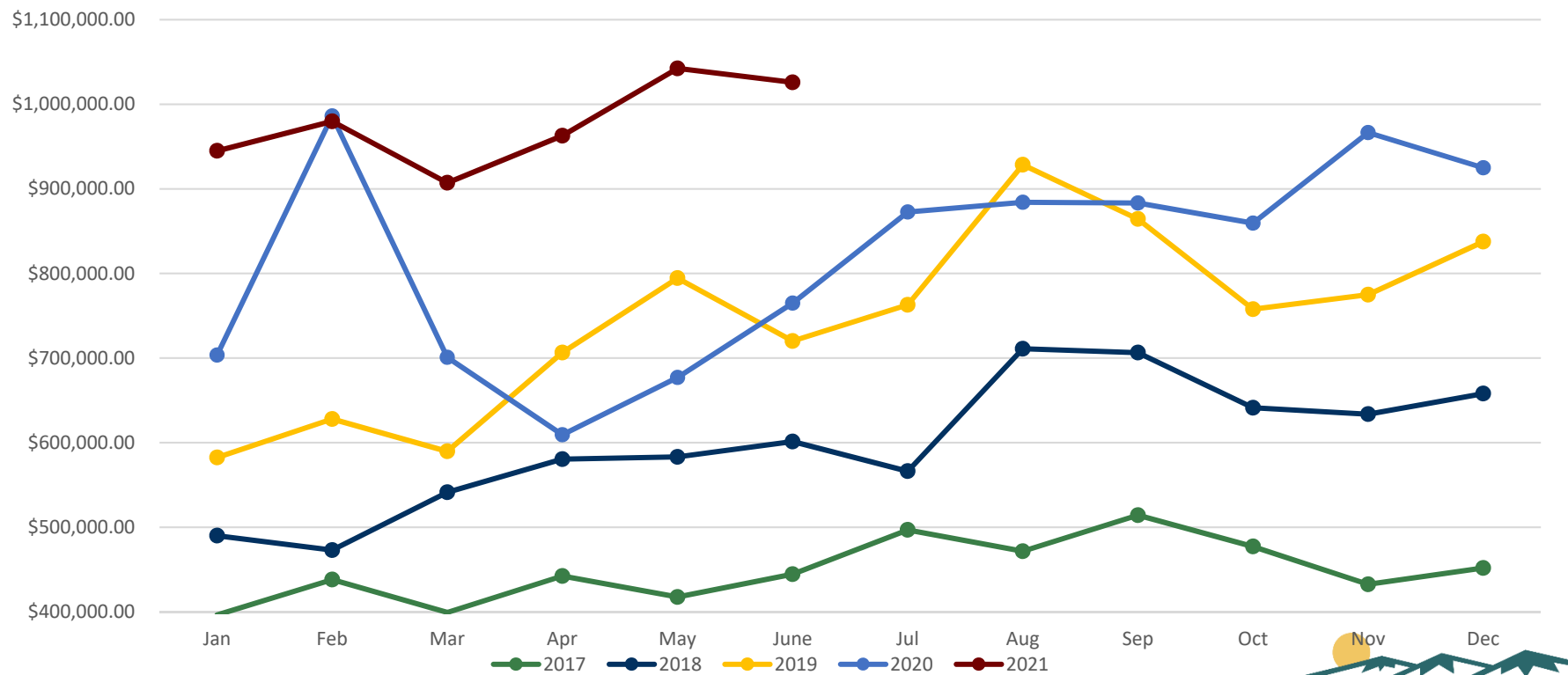
## June 30, 2021

Jessica Clanton, Director of Finance



# SALES & USE TAX

- Year to date collections \$5,862,810
- Increase of \$260,909 or 34% when compared to the prior year



# GENERAL FUND REVENUE

	2021 Adopted Budget	Actual as of June 30, 2021	Over/(Under) Projected	Collection Rate	Prior Year Actual as of June 30, 2020	Over/(Under) Prior Year	Percent Difference
<b>REVENUES</b>							
<b>Taxes</b>							
Property Taxes	\$ 1,491,326	\$ 1,045,898	\$ (445,428)	70.13%	\$ 1,030,816	\$ 15,082	1.46%
Sales Taxes	6,221,048	2,362,448	(3,858,600)	37.98%	1,824,896	537,552	29.46%
Use Tax	1,510,000	1,168,225	(341,775)	77.37%	512,408	655,817	127.99%
Other Tax	207,781	58,651	(149,130)	28.23%	55,693	2,958	5.31%
<b>Total Taxes*</b>	<b>9,430,155</b>	<b>4,635,222</b>	<b>(4,794,933)</b>	<b>49.15%</b>	<b>3,423,813</b>	<b>1,211,409</b>	<b>35.38%</b>
<b>Intergovernmental Revenues</b>	1,135,965	2,551,464	1,415,499	<b>224.61%</b>	501,630	2,049,834	<b>408.63%</b>
<b>Licenses and Permits</b>	1,467,495	907,904	(559,591)	<b>61.87%</b>	411,961	495,943	<b>120.39%</b>
<b>Fines and Forfeitures</b>	190,000	47,375	(142,625)	<b>24.93%</b>	53,263	(5,888)	<b>-11.05%</b>
<b>Charges for Services &amp; Fees</b>	1,048,115	532,292	(515,823)	<b>50.79%</b>	1,039,417	(507,125)	<b>-48.79%</b>
<b>Other Revenues</b>	215,500	85,415	(130,085)	<b>39.64%</b>	126,971	(41,556)	<b>-32.73%</b>
<b>Total Revenues</b>	<b>13,487,230</b>	<b>8,759,672</b>	<b>(4,727,558)</b>	<b>64.95%</b>	<b>5,557,055</b>	<b>3,202,617</b>	<b>57.63%</b>
<b>Transfers In</b>	2,230,000	-	(2,230,000)	<b>0.00%</b>	-	-	<b>N/A</b>
<b>Total Revenue</b>	<b>\$ 15,717,230</b>	<b>\$ 8,759,672</b>	<b>\$ (6,957,558)</b>	<b>55.73%</b>	<b>\$ 5,557,055</b>	<b>\$ 3,202,617</b>	<b>57.63%</b>



# GENERAL FUND EXPENDITURES

	2021 Adopted Budget	Actual as of June 30, 2021	Over/(Under) Adopted Budget	Spending Rate	Prior Year Actual as of June 30, 2020	Over/(Under) Prior Year	Percent Difference
Legislative	\$ 113,261	\$ 43,550	\$ (69,711)	38.45%	\$ 42,842	\$ 708	1.65%
Town Manager	1,057,703	659,562	(398,141)	62.36%	376,164	283,398	75.34%
Town Clerk	136,456	65,058	(71,398)	47.68%	79,343	(14,285)	-18.00%
Marketing and Communications	411,678	192,296	(219,382)	46.71%	185,269	7,027	3.79%
Human Resources	666,466	325,419	(341,047)	48.83%	492,586	(167,167)	-33.94%
Finance	1,083,119	643,726	(439,393)	59.43%	487,530	156,196	32.04%
Technology	1,145,908	315,842	(830,066)	27.56%	222,536	93,306	41.93%
Planning & Development	1,335,600	689,440	(646,160)	51.62%	686,457	2,983	0.43%
Police	4,761,779	2,473,734	(2,288,045)	51.95%	2,154,946	318,788	14.79%
Public Works	4,354,413	1,832,019	(2,522,394)	42.07%	1,886,579	(54,560)	-2.89%
Engineering	349,088	156,248	(192,840)	44.76%	187,404	(31,156)	-16.63%
Total Expenditures	<u>\$ 15,415,471</u>	<u>\$ 7,396,894</u>	<u>\$ (8,018,577)</u>	<u>47.98%</u>	<u>\$ 6,801,656</u>	<u>\$ 595,238</u>	<u>8.75%</u>



# CAPITAL PROJECTS FUND

	2021 Adopted Budget	Actual as of June 30, 2021	Over/(Under) Budget	Collection/ Spending Rates	Prior Year Actual as of June 30, 2020	Current Year Over/(Under) Prior Year	Percent Difference
<b>Revenues</b>							
Sales Taxes - 1%	\$ 2,128,543	\$ 745,334	\$ (1,383,209)	35.02%	\$ 609,482	\$ 135,852	22.29%
Sales Taxes - .6%	1,545,960	567,785	(978,175)	36.73%	467,257	100,528	21.51%
Impact Fee Revenue	2,293,499	1,505,099	(788,400)	65.62%	595,131	909,968	152.90%
<b>Miscellaneous Revenues</b>							
Grant Revenue	900,000	-	(900,000)	0.00%	-	-	N/A
Investment Earnings	69,000	17,485	(51,515)	25.34%	35,966	(18,481)	-51.38%
<b>Total Revenues</b>	<b>6,937,002</b>	<b>2,835,703</b>	<b>(4,101,299)</b>	<b>40.88%</b>	<b>1,707,836</b>	<b>1,127,867</b>	<b>66.04%</b>
<b>Expenditures</b>							
Capital Improvement Expenditures	9,983,500	3,111,251	(6,872,249)	31.16%	323,596	2,787,655	861.46%
<b>Total Expenditures</b>	<b>9,983,500</b>	<b>3,111,251</b>	<b>(6,872,249)</b>	<b>31.16%</b>	<b>323,596</b>	<b>2,787,655</b>	<b>861.46%</b>
<b>Total Revenues Over/(Under) Expenditures</b>	<b>(3,046,498)</b>	<b>(275,548)</b>	<b>2,770,950</b>	<b>N/A</b>	<b>1,384,240</b>	<b>(1,659,788)</b>	<b>-119.91%</b>
<b>Other Financing Sources/Uses</b>	<b>(4,064,455)</b>	<b>(440,576)</b>	<b>3,623,879</b>	<b>N/A</b>	<b>-</b>	<b>(440,576)</b>	<b>N/A</b>
<b>Revenues Over/(Under) Expenditures</b>	<b>\$ (7,110,953)</b>	<b>\$ (716,124)</b>	<b>\$ 6,394,829</b>	<b>N/A</b>	<b>\$ 1,384,240</b>	<b>\$ (2,100,364)</b>	<b>-151.73%</b>

# WATER FUND

	2021 Adopted Budget	Actual as of June 30, 2021	Over/(Under) Budget	Collection/ Spending Rates	Prior Year Actual as of June 30, 2020	Current Year Over/(Under) Prior Year	Percent Difference
<b>Revenues</b>							
<b>Charges for Services</b>							
Operating Revenue	\$ 6,678,044	\$ 3,569,829	\$ (3,108,215)	53.46%	\$ 5,937,137	\$ (2,367,308)	-39.87%
Impact Fee Revenue	325,963	178,469	(147,494)	54.75%	74,827	103,642	138.51%
<b>Miscellaneous Revenues</b>							
Miscellaneous	-	-	-	N/A	5,549	(5,549)	-100.00%
Investment Earnings	145,000	46,902	(98,098)	32.35%	57,533	(10,631)	-18.48%
<b>Total Water Fund Revenues</b>	<b>7,149,007</b>	<b>3,795,200</b>	<b>(3,353,807)</b>	<b>53.09%</b>	<b>6,075,046</b>	<b>(2,279,846)</b>	<b>-37.53%</b>
<b>Expenditures</b>							
Operating Expenditures	5,668,869	2,320,029	(3,348,840)	40.93%	1,490,259	829,770	55.68%
Capital Improvement Expenditures	36,050,180	7,510,286	(28,539,894)	20.83%	1,978,793	5,531,493	279.54%
<b>Total Expenditures</b>	<b>41,719,049</b>	<b>9,830,315</b>	<b>(31,888,734)</b>	<b>61.76%</b>	<b>3,469,052</b>	<b>6,361,263</b>	<b>183.37%</b>
<b>Other Financing Uses</b>	1,937,600	807,333	(1,130,267)	41.67%	41,551	765,782	1842.99%
<b>Total Water Fund Expenditures</b>	<b>43,656,649</b>	<b>10,637,648</b>	<b>(33,019,001)</b>	<b>24.37%</b>	<b>3,510,603</b>	<b>7,127,045</b>	<b>203.01%</b>
<b>Revenues Over/(Under) Expenditures</b>	<b>\$ (36,507,642)</b>	<b>\$ (6,842,448)</b>	<b>\$ 29,665,194</b>	<b>N/A</b>	<b>\$ 2,564,443</b>	<b>\$ (9,406,891)</b>	<b>-366.82%</b>



# STORMWATER FUND

	2021 Adopted Budget	Actual as of June 30, 2021	Over/(Under) Budget	Collection/ Spending Rates	Prior Year Actual as of June 30, 2020	Current Year Over/(Under) Prior Year	Percent Difference
<b>Revenues</b>							
<b>Charges for Services</b>							
Stormwater Charges	\$ 662,369	\$ 335,109	\$ (327,260)	50.59%	\$ 314,510	\$ 20,599	6.55%
Impact Fee Revenue	226,015	123,795	(102,220)	54.77%	52,797	70,998	134.47%
<b>Miscellaneous Revenues</b>							
Investment Earnings	20,000	3,736	(16,264)	18.68%	11,368	(7,632)	-67.14%
<b>Total Revenues</b>	<b>908,384</b>	<b>462,640</b>	<b>(445,744)</b>	<b>50.93%</b>	<b>378,675</b>	<b>83,965</b>	<b>22.17%</b>
<b>Expenditures</b>							
Stormwater Collection	692,101	209,211	(482,890)	30.23%	190,926	18,285	9.58%
Capital Improvement Expenditures	990,500	-	-	-	-	-	N/A
<b>Total Expenditures</b>	<b>1,682,601</b>	<b>209,211</b>	<b>(482,890)</b>	<b>12.43%</b>	<b>190,926</b>	<b>18,285</b>	<b>9.58%</b>
<b>Revenues Over/(Under) Expenditures</b>	<b>\$ (774,217)</b>	<b>\$ 253,429</b>	<b>\$ 1,027,646</b>	<b>N/A</b>	<b>\$ 187,749</b>	<b>\$ 65,680</b>	<b>34.98%</b>

# SUMMARY

- General Fund revenue is up 58% from prior year, mainly in the areas of Use Tax, Intergovernmental Revenue and License and Permits
- Sales/Use tax right ahead of budget projections
- Spending in all Funds align with new expectations set



TOWN OF FIRESTONE  
Capital Improvement Program

		YTD June 2021 Actuals								
Project Description	2021 Adopted Budget				2022 Estimate	2023 Estimate	2024 Estimate	2025 Estimate	5-Year Total	Funding Source
		YTD Expenditures	Amount Remaining							
CAPITAL PROJECTS FUND										
Sculptures	\$ 10,000	\$ -	\$ 10,000	\$ 50,000	\$ -	\$ -	\$ -	\$ 60,000	Impact Fees	
Historic Firestone Street Replacement	621,500	-	621,500	640,000	660,000	679,000	679,000	3,279,500	1% Sales Tax	
Pavement Maintenance	250,000	10,463	239,538	850,000	850,000	850,000	850,000	3,650,000	1% Sales Tax	
Dust Control	60,000	-	60,000	60,000	120,000	120,000	120,000	480,000	1% Sales Tax	
Street and Crosswalk Striping	10,000	-	10,000	10,000	10,000	10,000	10,000	50,000	1% Sales Tax	
Street Signs Program	12,000	3,541	8,459	12,000	12,000	12,000	12,000	60,000	1% Sales Tax	
Town Hall Extension	4,000,000	2,823,564	1,176,436	-	-	-	-	4,000,000	COP's/.6% Sales Tax	
Public Works Administration Offices Building	2,750,000	47,265	2,702,735	-	-	-	-	2,750,000	COP's	
Traffic Signal Upgrade	20,000	-	20,000	20,000	20,000	20,000	20,000	100,000	1% Sales Tax	
Neighbor's Point Park	2,000,000	62,081	1,937,919	-	-	-	-	2,000,000	Impact Fees	
Central Park Master Plan	250,000	164,338	85,662	-	-	-	-	250,000	Impact Fees	
Total	\$ 9,983,500	\$ 3,111,251	\$ 6,872,249	\$ 1,642,000	\$ 1,672,000	\$ 1,691,000	\$ 1,691,000	\$ 16,679,500		
CONSERVATION TRUST FUND										
Settlers Park Improvements	\$ 225,000	\$ 207,197	\$ 17,803	\$ 75,000	\$ -	\$ -	\$ -	\$ 300,000	CTF	
Firestone Trail Improvements	75,000	-	75,000	75,000	-	-	-	150,000	CTF	
Total	\$ 300,000	\$ 207,197	\$ 92,803	\$ 150,000	\$ -	\$ -	\$ -	\$ 450,000		





TOWN OF FIRESTONE  
Capital Improvement Program

		YTD June 2021 Actuals							
Project Description	2021 Adopted Budget	YTD Expenditures	Amount Remaining	2022 Estimate	2023 Estimate	2024 Estimate	2025 Estimate	5-Year Total	Funding Source
WATER FUND									
Water Rights	\$ 2,000,000	\$ 25,000	\$ 1,975,000	\$ 2,000,000	\$ 2,000,000	\$ 2,000,000	\$ 2,000,000	\$ 10,000,000	WF/2020 Bond
Gould Well Field	1,252,300	731,173	521,127	-	-	-	-	1,252,300	2020 Water Ent. Bond
Mtn Shadows Park Conversion to Well Water Irr	252,600	-	252,600	-	-	-	-	252,600	WF
NISP Participation	973,000	474,500	498,500	1,492,000	1,492,000	1,492,000	1,492,000	6,941,000	WF
Firestone Reservoir No. 1 Plumbing	6,165,580	2,461,923	3,703,657	-	-	-	-	6,165,580	2020 Water Ent. Bond
Historic Firestone Water Line replacements	384,290	-	384,290	395,716	407,587	419,815	432,410	2,039,818	WF
St. Vrain Water Treatment Plant	14,357,750	3,640,549	10,717,201	1,194,850	-	-	-	15,552,600	2020 Water Ent. Bond
St. Vrain WTP Blend Pipeline - Phase 1	3,522,560	86,681	3,435,879	-	-	-	-	3,522,560	2020 Water Ent. Bond
St Vrain WTP Injection Well	4,535,000	66,153	4,468,847	-	-	-	-	4,535,000	2020 Water Ent. Bond
SCADA Upgrade	157,300	24,305	132,995	500,000	-	-	-	657,300	WF
Firestone Reservoir #1 RipRap	1,445,000	-	1,445,000	-	-	-	-	1,445,000	WF
Non-potable Irrigation System Infrastructure	187,300	-	187,300	932,700	-	-	-	1,120,000	Raw Water Impact Fees
Water Master Plan	125,000	-	125,000	-	-	-	-	125,000	WF
Historic Firestone Water Design	375,000	-	375,000	-	-	-	-	375,000	WF
Alluvial Well Field #2	317,500	-	317,500	-	-	-	4,782,500	5,100,000	2020 Water Ent. Bond
Total	\$ 36,050,180	\$ 7,510,286	\$ 28,539,894	\$ 6,515,266	\$ 3,899,587	\$ 3,911,815	\$ 8,706,910	\$ 59,083,758	
STORMWATER FUND									
Interim Godding - Tri Town Basin Outfall	\$ 200,000	\$ -	\$ 200,000	\$ -	\$ -	\$ -	\$ -	200,000	Impact Fees
Regional Detention Pond	340,500	-	340,500	-	-	-	-	340,500	Impact Fees
Drainage Master Plan	350,000	-	350,000	-	-	-	-	350,000	Impact Fees
Public Works Secondary Containment	100,000	-	100,000	-	-	-	-	100,000	SWF
Total	\$ 990,500	\$ -	\$ 990,500	\$ -	\$ -	\$ -	\$ -	\$ 990,500	
TOWN-WIDE TOTAL	\$ 47,324,180	\$ 10,828,734	\$ 36,495,446	\$ 8,307,266	\$ 5,571,587	\$ 5,602,815	\$ 10,397,910	\$ 77,203,758	

