

MINUTES
OPEN SPACE AND TRAILS BOARD
REGULAR SESSION
February 4, 2021
Zoom Video Conference

OSTB Present:

Graeme Means Dist. 1	Howie Mallory Dist. 2	Amy Barrow Dist. 3, Chair	Michael Kinsley Dist. 4	Wayne Ives Dist. 5
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Staff Present: Gary Tennenbaum, Kim Arensdorf, Paul Holsinger, Jessie Young, Lindsey Utter, Paul Holsinger, Liza Mitchell, Janet Urquhart, Richard Neiley, Dale Will

Others Present: Jose Miranda, Matt Kennedy, Chuck Downey, Pete Mendardi, Rachel Bechoefer, Olivia Emmer, Lisa Wagner, Curtis Wackerle, Mike Kraemer, Dan Sadowsky

Media Present: Megan Tackett, Aspen Daily News, Scott Condon, The Aspen Times

Amy Barrow called the meeting to order at 9:03 a.m.

PUBLIC COMMENT

No public comment

APPROVAL OF THE MINUTES

Wayne Ives moved for the OSTB to approve as amended the 12/08/2020 OSTB joint regular and executive minutes. Howie Mallory seconded. Motion passed (5-0)

Redstone Park Draft Plan

Jessie Young stated that the Redstone Parks and Open Space Management Plan was adopted in 2010, and included conceptual plans for Elk Park, Redstone Park, and Redstone Boulders Open Space. Since then the Elk Park plan has been implemented, which connects to Redstone Park, she said. In July 2020, a public survey was conducted through the Crystal Valley Echo Newspaper and available online to gather the public's initial ideas for improvements to the park and solicited interested from community members to join the steering committee. The fourteen Steering Committee members who committed to participate in the design process included: Pete Menardi, Gentrye Houghton, Nancy Chromy, Maciej Mrotek (Caucus Rep.), Ron Phaneuf, Lisa Wagner, Larry and Allyce Meredith (Original owners of the Meredith parcel), Chuck Downey, Mark Hilberman, Jake Marine, Becky Trembley and Kathy Enman. Young explained that in October 2020 the steering committee conducted a site tour to discuss potential updates.

Young explained that the next steps for releasing the draft plan for public comments include facilitating an online survey to collect public input and present the plan to the Crystal Valley Caucus, Redstone Historic Preservation Council, and Redstone Community Association. Following the public comment period, the steering committee, staff and consultants will review

the comments and make any updates to the plan before moving on to construction documents, she said.

Young describe the current uses of the park including a pavilion, storage garage, restrooms, museum, playground area, and ice rink in the winter. Young commented that there is a summer concert series that takes place at the park which provides great community benefit.

Young explained that Redstone Park is situated on a levee along the Crystal River, which makes the area subject to the river flows. There are proposed improvements to the river access points at the pedestrian bridge and downstream. There are also riparian improvements to enhance native vegetation and the natural function of the Crystal River, she said.

Young described additional proposed updates to Redstone and Elk Park's access and infrastructure:

- At the south end of the park an enlarged ADA accessible entry with direct view to the river would be created to directly connect with the pedestrian bridge to Elk Park. This will allow better pedestrian flow to Redstone Blvd.
- Widen the existing entrance to the playground and future pavilion. Removing the existing Gazebo would allow a better view of the park and future pavilion from Redstone Blvd.
- Provide improved access by removing existing parking spaces north of the museum. As noted in the parking section, more parking will be created overall.
- Create access to the new Woodland Grove on the north edge of Redstone Park. This access will open the newly acquired Meredith Parcel to pedestrian uses.
- Lighting was discussed on this parcel since there is existing electricity. The planning committee decided that no lighting is necessary and that the removal of the power pole will improve the aesthetics of this area.
- Remove existing picnic structure (Gazebo) and build a larger open air pavilion to meet the needs of the community, providing a band shell for concerts/gatherings in the park.

Howie Mallory asked if the museum is part of the County's historic building inventory. No, however it has been well maintained by the Redstone Historical Society, Tennenbaum said. He stated that it can be added to the plan for future discussion.

Graeme Means asked about the costs of Redstone Park improvements in regards to the OST budget. Tennenbaum stated that the funding will come out of capital improvements, and costs will be evaluated with the OSTB with regards to the budget. Lindsey Utter explained that the plan can be accomplished in phases and there are opportunities for grant funding to assist with the improvements.

Rachel Bechoefer, member of the Crystal River Caucus, asked if there are opportunities to support sustainable designs and water conservation into the plan. She referenced storm water mitigation, green infrastructure, and opportunities to enhance the riparian buffer and landscaping. Tennenbaum stated that the plan is currently in the draft phase, however OST staff would be enthusiastic about discussing and incorporating sustainable opportunities into the plan. He suggested that Bechoefer make a formal comment when the draft is released for public comment.

Lisa Wagner, steering committee member, thanked staff for their work on the draft plan and proposed improvements. She noted that the park is valuable piece for music and art within the Redstone community.

Mallory asked about traffic signage as it relates to the interconnectivity of Redstone Park, Elk Park and the Coke Ovens crossing Highway 133. Tennenbaum explained that CDOT controls the right of way in that area and do not currently have plans for additional signage, however it will be considered in future discussions as the plan is implemented.

Wayne Ives noted support of the plan and commended the steering committee for their work on the plan.

Board Action below

Dan Sadowsky entered at 9:40 a.m.

Scott Condon left at 9:20 a.m. Lisa Wagner and Chuck Downey left at 10 a.m.

Chaparral Aspen Land Use Application

Paul Holsinger stated that the Chaparral Ranch is a large property next to Woody Creek. He explained that prior to being Chaparral Ranch, the property was owned by the Braun Family for several years until around 1999 when St. Clair Co. had the property under contract. According to an Aspen Times article written by Janet Urquhart, “St. Clair’s initial proposal, for 15 single-family homes of up to 15,000 square feet, which resulted in a lawsuit. The settlement approved by the County and St. Clair included conditions of approval; that the site plan shall contain a description and dedication of a 10 foot wide trail and easement through the Main Ranch Parcel to the existing road on BLM land on the easterly boundary. Holsinger explained that the landowner granted the public trail easement to the BOCC.

Holsinger stated that OST staff first met with president of the HOA in 2017 to discuss their plan to submit an application to amend the settlement agreement to restrict mountain bike use and clarify a firearm prohibition. The amendment did not occur, but during discussions the landowner had the Trail Easement surveyed, staked, and showed that the Trail Easement, as platted, traveled off the platform of Discovery Way. Since this information was brought to the County’s attention, OST staff and the County Attorney’s office have been working to correct the alignment. Holsinger stated that staff’s recommendation is to realign the trail easement to place on its intended platform and then recommends approval the application.

Mallory asked about the present condition of the intersection of Chaparral Road and Discovery Way. He asked for clarification on ebike use on the trail and parking area conditions. Holsinger stated that there is currently a sign that directs traffic to public access. Mike Kraemer stated that old access signage along Chaparral Road and Discover Way was unclear therefore removed. Tennenbaum stated that ebikes are not allowed on Discovery Way. Holsinger explained that there is no dedicated parking, however there are parking spots along Lower River Road.

Means asked if there are any significant wildlife issues. Tennenbaum stated that OST has a wildlife camera in the area and the road isn't utilized as a corridor by wildlife.

Ives asked if the area is open to equestrians. No, Tennenbaum said.

Kraemer noted that the applicant is willing to record a clarification or plat amendment to address the discrepancy of the trail alignment. Holsinger stated that staff will work with the County Attorney to clear up the trail alignment.

Board Action Below

Lindsey Utter, Mike Kraemer, Pete Mendardi and Dan Sadowsky left at 10:20 a.m.

Dale Will entered at 10:15 a.m.

BOARD AND STAFF COMMENTS

Mallory applauded OST's joint effort with the City of Aspen for the interpretive signage along Smuggler/Hunter Creek Trails. He asked about the maps around Robbie Wade Park. Tennenbaum stated that he will check in with the City of Aspen with regards to updating the maps.

Barrow commented on receiving a letter from Kirk Hinderberger, with regards to the County purchasing a parcel at the Aspen Airport Business Center (AABC) for connectivity from the AABC to the Brush Creek Park and Ride lot. Within the letter he requested a buffer for airport noise mitigation, she said. Tennenbaum stated that OST can consider the parcel and review with the BOCC, and OST currently has plans to look into building a trail connector. Barrow stated she would distribute the letter to the OSTB for review.

Tennenbaum commented on OST trail compliance issues, he noted that the issues are mostly due to Covid 19 resulting in an increased use in public lands. He stated that staff will update the Board with the compliance trends and strategies to mitigate throughout the coming summer.

Dale Will commented on Ellen Hunt's recent passing and her generous preservation to the Thompson Ranch Preserve. He noted memorializing her contribution within the property. Ives commended the acquisition and requested that the Board and staff provide a letter for Ellen's family.

BOARD ACTION

Redstone Park Draft Plan

Wayne Ives motioned to release the Redstone Park Draft Plan to public comment. Howie Mallory seconded. Motion Passed (5-0).

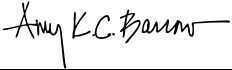
Chaparral Aspen Land Use Application

Michael Kinsley moved to recommend that the BOCC approve as amended the Chaparral Aspen Land Use Application. Howie Mallory seconded. Motion passed (5-0).

ADJOURN

The OSTB meeting of February 4, 2021 adjourned at 12:25 p.m.

Approved:



Amy Barrow, Chair
Pitkin County Open Space & Trails Board

Attest:

Kimberly Arensdorf
Pitkin County Open Space & Trails
Administrative Specialist