



GRAND LAKE BOARD OF TRUSTEES WORKSHOP AND MEETING AGENDA

Monday, June 26, 2023 at 4:30 PM

Town Hall Board Room – 1026 Park Avenue

*The Town of Grand Lake upholds the Six Pillars of Character:
Citizenship, Trustworthiness, Respect, Responsibility, Fairness and Caring*

Please join my meeting from your computer, tablet or smartphone.

<https://us06web.zoom.us/j/89022179240>

You can also dial in using your phone.

United States: 719 359 4580

Access Code: 890 2217 9240

WORK SESSION 4:30 PM

1. Call to Order
2. Roll Call
3. Conflicts of Interest
4. Items of Discussion
 - A. Grand Lake Adaptive Management Report

EVENING MEETING 6:00 PM

1. Call to Order
2. Pledge of Allegiance
3. Announcements
4. Roll Call
5. Conflicts of Interest
6. Manager's Report
7. Public Comments (Limited to 3 Minutes)
8. Consideration to Approve Meeting Minutes
 - A. June 12, 2023
9. Consideration to Approve Accounts Payable
 - A. June 26, 2023
10. Financial Review
 - A. May 2023
11. Items of Discussion
 - A. Consideration to Approve a Special Event Permit From the Grandview Mountain Lodge for Their Event, "Troublesome Fest Showcase"
 - B. **Quasi-Judicial (Public Hearing):** Consideration to Approve a Special Event Liquor Permit From the Grand Arts Council, for Their Event "Bluegrass Concert", on July 29, 2023 at the Grand Lake Community House, Located at 1025 Grand Avenue.
 - C. **Quasi-Judicial (Public Hearing):** Consideration to Approve a Special Event Liquor Permit From, Fire on the Mountain, Inc., for Their Event "Local Artist Showcase", on July 8, 2023 and July 9, 2023 at 725 Grand Avenue.
 - D. **Quasi-Judicial (Public Hearing):** Consideration to Approve a Special Event Liquor Permit From the Grand Lake Area Chamber of Commerce, for Their Event "Buffalo Days Paint & Sip", on August 18, 2023 at the Grand Lake Center, Located at 301 Marina Drive.
 - E. Consideration to Approve Resolution 18-2023, Authorizing Cash Account and Safe Deposit Box Signers
 - F. **Public Hearing (Quasi-Judicial)** Resolution 19-2023; A Resolution Recommending Approval of A Lot Consolidation of Lots 5-8, Block 20, Town of Grand Lake, More Commonly Referred to as 612 Grand Ave.
 - G. Resolution 20-2023; Consideration to Adopt 2022 Three-Mile Plan as 2023 Three-Mile Plan
 - H. **Public Hearing (Quasi-Judicial)** Resolution 21-2023; A Resolution Setting Forth Findings of Fact and Determinations Regarding the 8.98 Acres Parcel Known as the "Love Tract" Annexation
 - I. **Public Hearing (Quasi-Judicial)** Ordinance 07-2023; An Ordinance Regarding the Annexation and Zoning of 8.98 Acres Parcel Known as the "Love Tract" - Continued to 7-10-2023
 - J. **Public Hearing (Quasi-Judicial)** Resolution 22-2023: Approval of a Minor Subdivision Preliminary and Final Development Application for the Vacant Property Located at Subd: METES & BOUNDS 76 ALL 8.98 AC IN LOT 1 SEC 1 T3N R76 DESC B/203 P/256 Also Referred to as the "Lucy Love Subdivision" - Continued to 7-10-2023
 - K. Consideration of a Purchase of Two Passenger Vans
 - L. Appointment of a Trustee to the Planning Commission
 - M. Letter of Recognition for Continental Divide Trail Volunteers
12. Future Items for Consideration
13. Mayor's Report
14. Adjourn Meeting



GRAND LAKE BOARD OF TRUSTEES WORKSHOP AND MEETING MINUTES

Monday, June 12, 2023, at 6:00 PM

Town Hall Board Room – 1026 Park Avenue

*The Town of Grand Lake upholds the Six Pillars of Character:
Citizenship, Trustworthiness, Respect, Responsibility, Fairness and Caring*

A. Call to Order

The regular meeting of the Board of Trustees was called to order by Mayor Kudron at 6:10 P.M. in the Town Hall Board Room.

B. Pledge of Allegiance

Mayor Kudron led everyone in reciting the Pledge of Allegiance.

C. Announcements

Mayor Kudron announced: Please turn off all cell phones during the meeting.

D. Roll Call

Mayor Kudron, Trustees Bergquist, Bishop, Sobon and Strachan were present. Town Clerk Carrell and Town Manager Crone.

Trustee Strachan made a motion to excuse Trustee Arntson absence from the workshop and evening meeting. Trustee Bergquist seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Trustee Arntson	Absent
Trustee Bergquist	Aye
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

E. Conflicts of Interest

None.

F. Manager's Report

Wildlife Issues

It is wildlife season. Please respect our wildlife. Keep pets and yourselves away from deer and moose. Keep your trash secured.

Upcoming Events

Ride the Rockies will be coming into Town tomorrow and will leave on Wednesday. There will be a lot of bikers in Town so please be careful driving.

On June 25, we will hold our annual Taking Steps for Cancer Polar Plunge. The pre-party starts at noon at Charlies. The plunge will take place at 2:30. To register for this important event, contact www.mountainfamilycenter.org.

Spring Runoff

The Town is working on developing a stormwater plan; but we won't have anything for several months (best case scenario). That means that we are going to be facing this spring's runoff with the same infrastructure that we have always had.

As we have seen from the spate of recent flood warnings, it could be a dangerous spring. We will be working hard on controlling the runoff but there is still going to be some very wet days. Please be careful, pay attention to emergency reports, and let the Town know if you see anything that appears to be dangerous.

Town Dock

We are making progress on installing the new Town docks. Public Works has made sure that there are always some sections open for boaters. We expect the work to be finished this week. It is identical to our current dock. We intend on utilizing the undamaged sections of our old dock to expand the boat ramp and to replace the old docks at the Headwaters Marina.

Public Lands Plan

The consultants are finalizing our Public Lands plan. We hope to present the final report to the Board in the very near future. The next step will be prioritizing actions after hosting a couple of Town meetings.

GLAM

We are about to start the annual implementation of the Grand Lake Adaptive Management system to monitor and help control Grand Lake’s clarity. We owe a big shout out to all of the people who work on this every year.

Employee Housing

The units at Portal Crossing are almost complete. If you are interested in one of these units, please contact our Community Development Director, Kim White.

Road Striping

We have hired a company to stripe our roads (finally). Weather dependent, they should get it done this week.

CML

The annual CML conference is scheduled for July 25-28 at the Gaylord Rockies. If you are attending, make sure to add it to your calendar. Caitrin has information on hotel rooms.

Town Parking

There has been a lot of chatter about employee parking in front of businesses. I want to clear up some misconceptions. 1) The Town allows seventy-two hour parking unless otherwise posted. We cannot differentiate between employees and visitors. Everyone is treated equally. 2) Many businesses paid fees in lieu of parking. These fees do not give ownership of any parking spaces. These fees are charged because the development did not provide the required parking. 3) We do strongly encourage all business owners and employees to park on Park Avenue rather than in front of the Grand Avenue businesses.

Lilliputt

Yeah!! Finally.

Next Meeting

The next scheduled meeting will be held in twee weeks. It is scheduled for June 26, 2023.

G. Public Comments (Limited to 3 Minutes)

Kirsten Heckendorf, 846 Lake Avenue- Mrs. Heckendorf wanted to comment regarding certain non-profits getting fees waived, as a member of non-profits herself, she has never been given a discount and all fees have always been paid out of the non-profits pocket. She also wanted to remind the Board that Ken & Linda Fucik are moving, and she would like the town to consider doing something special for them before they move as they have been a huge asset to our town.

H. Consideration to Approve Meeting Minutes

4. May 8, 2023

5. May 22, 2023

Trustee Sobon made a motion to approve the meeting minutes for May 8, 2023 and May 22, 2023, with mentioned edits to May 22,2023. Trustee Bergquist seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Trustee Arntson	Absent
Trustee Bergquist	Aye
Trustee Bishop	Abstain
Trustee Sobon	Aye
Trustee Strachan	Aye

I. Consideration to Approve Accounts Payable

6. June 12, 2023

Presented by Town Treasurer Wilson.

Trustee Strachan made a motion to approve accounts payable for June 12, 2023. Trustee Sobon seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Trustee Arntson	Absent
Trustee Bergquist	Aye
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

J. Items of Discussion

1. Selection of a Mayor Pro-Tem

Presented by Town Manager Crone.

Trustee Bishop nominated Trustee Bergquist to serve as Mayor Pro-Tem. Trustee Sobon seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Trustee Arntson	Absent
Trustee Bergquist	Aye
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

Mayor Kudron swore in Trustee Bergquist as Mayor Pro-Tem of the Grand Lake Board of Trustees.

2. Consideration of Actions Regarding a Vacancy on the Board of Trustees

Presented by Town Manager Crone.

Mayor Pro-Tem Bergquist made a motion to set the appointment of the trustee vacancy at the July 10th Board of Trustees meeting, with letters of interest due to the Town Clerk by July 5th at 4:30 pm. Trustee Sobon seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Mayor Pro-Tem Bergquist	Aye
Trustee Arntson	Absent
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

3. Consideration of Resolution 16-2023, Fee Waiver for Peaks & Pines Quilt Show

Presented by Town Manager Crone.

Trustee Sobon made a motion to approve Resolution 16-2023, a fee waiver for Peaks & Pines Quilt Show. Mayor Pro-Tem Bergquist seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Mayor Pro-Tem Bergquist	Aye
Trustee Arntson	Absent
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

4. Consideration of Ordinance 06-2023, an Ordinance Establishing Article 5 Chapter 6 Regarding Regulated Marijuana Businesses and Repealing Articles 5 and 11 of Chapter 7 of the Grand Lake Municipal Code

Presented by Town Manager Crone and Town Administrative Hearing Officer/Marijuana Attorney, Brian Blumenfeld.

Trustee Strachan made a motion to approve Ordinance 06-2023, an Ordinance establishing Article 5 Chapter 6 regarding regulated marijuana businesses and repealing Articles 5 and 11 of Chapter 7 of the Grand Lake Municipal Code. Trustee Sobon seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Mayor Pro-Tem Bergquist	Aye
Trustee Arntson	Absent
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

5. Consideration of Resolution 17-2023, Concerning the Waiver of Rental Fees for Certain Non-Profit Organizations

Presented by Town Manager Crone.

Trustee Strachan made a motion to deny Resolution 17-2023, waiving the rental fees for certain non-profit organizations. Trustee Sobon seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Nay
Mayor Pro-Tem Bergquist	Aye
Trustee Arntson	Absent
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

6. Consideration of a Contract with Middle Park Health for Space in the Grand Lake Center

Presented by Town Manager Crone.

Trustee Strachan made a motion to approve the attached lease for a three-year term with Kremmling Memorial Hospital District (Middle Park Health). Trustee Bishop seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Mayor Pro-Tem Bergquist	Aye
Trustee Arntson	Absent
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

7. Consideration of a Contract with Rocky Mountain Stand-Up Paddleboards

Presented by Town Manager Crone.

Trustee Strachan made a motion to approve the attached lease for a three-year term with Rocky Mountain SUP. Trustee Sobon seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Mayor Pro-Tem Bergquist	Aye
Trustee Arntson	Absent
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

K. Future Items for Consideration

- Planning Commission Appointment
- Workshop for Sign Code
- Middle Park Health Workshop
- Non-Profit Rental Financial Report
- Grand Lake Area Chamber of Commerce Update
- Code Enforcement Update
- Grand County Sheriff's Office Calls

L. Mayor's Report

Mayor Kudron read two letters he received from local business owners and addressed each concern. He continued to encourage the public to reach out to the Town if they have any issues or questions they would like discussed. The Town of Grand Lake welcomes all community members voices to be heard.

M. Adjourn Meeting

Trustee Strachan made a motion to adjourn the meeting. Trustee Sobon seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Aye
Mayor Pro-Tem Bergquist	Aye
Trustee Arntson	Absent
Trustee Bishop	Aye
Trustee Sobon	Aye
Trustee Strachan	Aye

This meeting of the Board of Trustees was adjourned at 8:32 PM.

(Attest)

Alayna Carrell, Town Clerk

Stephan Kudron, Mayor



Town of Grand Lake will post Accounts Payable online after Board of Trustees Approves it.

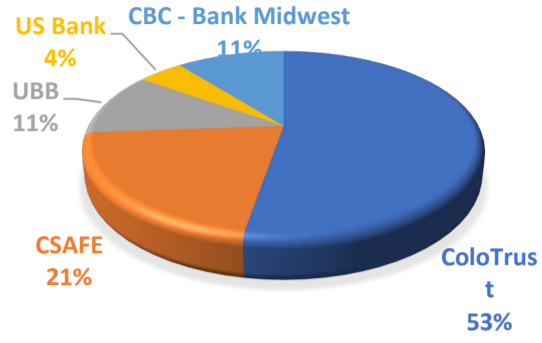
Feel free to reach out to Heike Wilson, Treasurer at hwilson@toglco.com or call 970-776-0779 if would like to view Accounts Payable before the Board of Trustees Approves it. List will be available the Thursday before the 2nd and 4th Monday of each month by request



Town of Grand Lake
May 2023 Financial

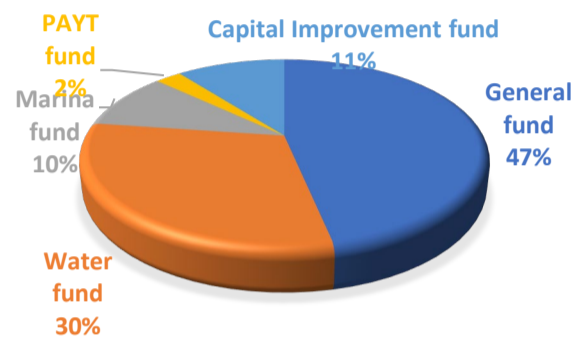
Town of Grand Lake Bank Cash Balances

ColoTrust	\$3,735,050.00
CSAFE	\$1,502,442.12
UBB	\$776,840.72
US Bank	\$319,328.16
CBC - Bank Midwest	\$753,854.97
TOTAL	\$7,087,515.97



FUND CASH BALANCES

General fund	\$ 3,287,099.76
Water fund	\$ 2,146,686.27
Marina fund	\$ 686,463.99
PAYT fund	\$ 176,933.28
Capital Improvement fund	\$ 740,865.18
TOTAL	\$ 7,038,048.48



COMMITTED FUNDS

Parking Fee-In-Lieu	\$ -
Cemetery Funds	\$ 106,393.09
Conservation Trust Funds	\$ 41,595.02
Attainable Housing Fund	\$ 249,183.48
Emergency Reserves	\$ 80,400.00
TOTAL	\$ 477,571.59 balances are adjusted at year end

LIABILITIES over \$50K

Certificate of Participation	\$ 1,389,937.00
Drinking Water Revolving Fund	\$ 1,223,131.29
Sales Tax Bonds	\$ 3,335,000.00
TOTAL	\$ 5,948,068.29

Grand Lake Center

	May YTD 2023	YTD 2022	YTD 2021
Rental Fees	\$ 8,170.00	\$ 16,403.75	\$ 25,859.00
Memberships	\$ 36,282.00	\$ 62,778.00	\$ 51,251.03
Rec Fees	\$ 6,537.50	\$ 14,104.50	\$ 7,837.00
Donations	\$ 784.00	\$ 6,121.28	\$ 1,650.00
Other	\$ 290.00	\$ 415.00	\$ 101.00
Revenue Total	\$ 52,063.50	\$ 99,822.53	\$ 86,698.03
Expenses	\$ 175,452.62	\$ 305,214.73	\$ 236,502.03

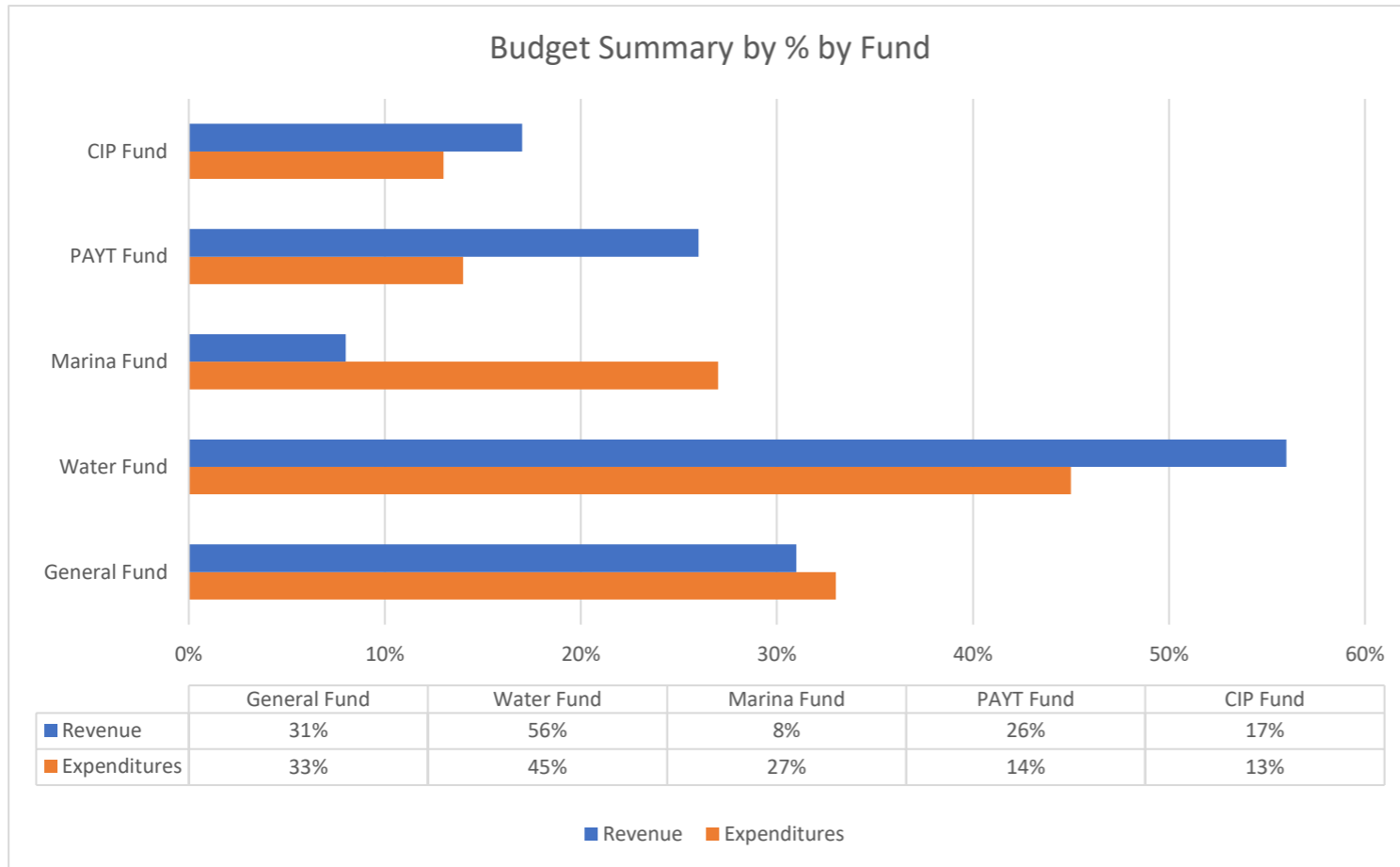
Town of Grand Lake Pre Pairs and Transfer for May 2023

Company	Date	Amount
Paychex Payroll	5/15/2023	\$ 37,157.30
Paychex Payroll Taxes	5/15/2023	\$ 14,044.06
ICMA Retirement	5/15/2023	\$ 6,073.10
Paychex Payroll	5/31/2023	\$ 37,358.37
Paychex Payroll Taxes	5/31/2023	\$ 14,731.39
ICMA Retirement	5/31/2023	\$ 6,103.25
Hartford life/AD&D Insurance	5/12/2023	\$ 185.15
Health Saving Reimbursement	5/1/2023	\$ 907.50
Health Saving Reimbursement	5/8/2023	\$ 969.37
Health Saving Reimbursement	5/16/2023	\$ 385.67
Health Saving Reimbursement	5/23/2023	\$ 1,676.64
Health Saving Reimbursement	5/30/2023	\$ 832.74
CEBT - Health ins	5/10/2023	\$ 31,924.61

Bank Transfers

From	To	Date	Amount
UBB Money Market	US Bank Payroll	5/2/2023	\$ 60,000.00
UBB Money Market	UBB Operating	5/8/2023	\$ 130,000.00
UBB Money Market	US Bank Payroll	5/18/2023	\$ 40,000.00
UBB Money Market	UBB Operating	5/18/2023	\$ 185,000.00
UBB Money Market	US Bank Payroll	5/30/2023	\$ 70,000.00

YTD through May 2023



TOWN OF GRAND LAKE

Section 10, Item A.

GENERAL FUND
 STATEMENT OF REVENUES, EXPENDITURES
 BUDGET AND ACTUAL
 For the Month Ended May 2023- Unadjusted

Revenues	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Taxes					
Property Tax	\$ 396,973	\$ 262,949	\$ (134,024)	66.2	
Specific Ownership Tax	15,000	7,698	(7,302)	51.3	
General Sales Tax	2,337,968	349,256	(1,988,713)	14.9	Sales tax revenues run 2 months behind
Building Use Tax	25,000	11,466	(13,534)	45.9	Adjustments usually done at end of year
Motor Vehicle Use Tax	40,000	18,520	(21,480)	46.3	
Cigarette Tax	3,000	1,478	(1,522)	49.3	tax revenues run 2 months behind
Franchise Tax	75,000	35,906	(39,094)	47.9	Quarterly payments
Subtotal Taxes	2,892,941	687,271	(2,205,670)	23.8	
Licenses & Permits					
Business Licenses	30,000	7,447	(22,553)	24.8	annual event
Rental Licenses	50,000	63,338	13,338	126.7	annual event for STR license
Liquor License	3,750	6,589	2,839	175.7	
Other Licenses	3,175	1,391	(1,784)	43.8	sign, grading, animal, boardwalk permits
Subtotal Licenses & Permits	86,925	78,765	(8,160)	90.6	
Intergovernmental					
County Road and Bridge	9,520	2,343	(7,177)	24.6	Quarterly revenue
Grants	250,000	-	(250,000)	-	Creastve District and Marquee
Highway Users Tax	31,952	9,740	(22,212)	30.5	tax revenues run 2 months behind
Conservation Trust Fund	3,000	857	(2,143)	28.6	Quarterly revenue
Other Intergovernmental	1,000	-	(1,000)	-	State severance tax and federal mineral funds
Subtotal Intergovernmental	295,472	12,940	(282,532)	4.4	
Charges for Services					
Attainable Housing Fee	2,000	1,547	(453)	77.4	Part of the building application fees
Zoning and Subdivision Review	2,000	5,079	3,079	253.9	
Cemetery	12,000	2,000	(10,000)	16.7	Perpetual fees
Grand Lake Center	67,000	45,429	(21,572)	67.8	Memberships, rec fees, rental income
Other Charges for Services	17,000	4,608	(12,392)	27.1	EV charging rev and nightly rental app fee and fuel surcharges
Subtotal Charges for Services	100,000	58,662	(41,338)	58.7	
Fines and Forfeitures					
Other Revenue	1,500	160	(1,340)	10.7	Ordinances and parking fines
Fees and Leases	2,500	1,250	(1,250)	50.0	Quarterly payment for Chamber rent
Net Investment Income	10,000	44,610	34,610	446.1	interest income
Contributions	-	-	-	-	
Other Revenue	29,002	43,226	14,224	149.0	sale of vehicles & event fees
Capital Specific Revenue	202,241	202,241	-	100.0	Dock insurance funds
Total Revenues	\$ 3,620,581	\$ 1,129,125	\$ (2,491,456)	31.2	

TOWN OF GRAND LAKE

Section 10, Item A.

GENERAL FUND
 STATEMENT OF REVENUES, EXPENDITURES
 BUDGET AND ACTUAL
 For the Month Ended May 2023- Unadjusted

Expenditures	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	
Current:					
Boards and Committees					
Board of Trustees	\$ 111,950	76,665	\$ 35,285	68.5	Community grants and donations
Cemetery Committee	8,000	-	8,000	-	
Planning Commission & Board of A	41,600	11,776	29,824	28.3	Consultant & training
Greenways Committee	68,918	2,120	66,798	3.1	Town flowers, planters, Arbor day
Subtotal Boards and Committees	230,468	90,561	139,907	39.3	
Administration					
Personnel	613,838	242,752	371,086	39.5	wages and benefits
Supplies	40,000	12,867	27,133	32.2	office supplies
Repairs and Maintenance	17,200	3,203	13,997	18.6	
Purchased Services	66,350	23,278	43,072	35.1	postage, computer services, building maint
Utility Services	20,500	12,121	8,379	59.1	Water and Sewer are billed quarterly
Professional Services	49,000	34,402	14,598	70.2	Legal
Marketing	127,732	65,410	62,322	51.2	Quarterly contribution to Chamber and county treasure fee
Other	140,650	37,046	103,604	26.3	Quarterly property insurance
Subtotal Administration	1,075,270	431,079	644,191	40.1	
Economic Development Grants	135,000	105,000	30,000	77.8	Headwaters & Creative District - Trail Groomers is in Dec.
Public Safety					
Personnel	-	-	-	-	
Purchased Services	277,858	-	277,858	-	Dispatch and Sheriff annual contract
Subtotal Public Safety	277,858	-	277,858	-	
Public Works					
Personnel	611,953	279,907	332,046	45.7	Wages and benefits - Comp time payout
Supplies	23,000	5,004	17,996	21.8	
Repairs and Maintenance	275,500	50,235	225,265	18.2	
Purchased Services	22,440	5,593	16,847	24.9	
Utility Services	43,700	14,897	28,803	34.1	
Professional Services	50,000	11,875	38,125	23.8	Christmas Lights
Other	10,000	1,708	8,292	17.1	
Subtotal Public Works	\$ 1,036,593	\$ 369,220	\$ 667,373	35.6	

TOWN OF GRAND LAKE

Section 10, Item A.

GENERAL FUND
 STATEMENT OF REVENUES, EXPENDITURES
 BUDGET AND ACTUAL
 For the Month Ended May 2023- Unadjusted

Expenditures	Original Budget	Actual Amounts	with Budget - Positive (Negative)	%	
Grand Lake Center					
Personnel	\$ 218,605	\$ 97,805	\$ 120,800	44.7	Wages and benefits
Supplies	8,700	4,278	4,422	49.2	
Repairs and Maintenance	47,458	23,109	24,349	48.7	Freezer repair, replace boiler, pumps, lights. \$30K was budgeted for floor
Utility Services	43,300	14,521	28,779	33.5	
Professional Services	5,600	6,078	(478)	108.5	Computer Service
Other	49,300	7,408	41,892	15.0	Marketing, Training, Insurance
Subtotal Grand Lake Center	372,963	153,200	219,763	41.1	
Parks					
Personnel	79,692	-	79,692	-	Wages and benefits
Supplies	42,500	4,425	38,075	10.4	Cleaning and bathroom supplies
Repairs and Maintenance	129,760	6,821	122,939	5.3	
Utility Services	24,040	10,917	13,124	45.4	
Other	10,000	2,491	7,509	24.9	
Parks Capital	410,516	100,295	310,221	24.4	Dock Replacement
Subtotal Parks	696,508	124,949	571,559	17.9	
Capital Outlay	300,000	135,385	164,615	45.1	Sound System, PW equipment
Debt service					
Lease Principal	90,000	-	90,000	-	COP
Lease Interest	39,615	-	39,615	-	COP
Subtotal Debt Service	129,615	-	129,615	-	
Reserves	-	-	-	-	
Total Expenditures	4,254,275	1,409,393	2,844,882	33.1	
Net Balance*	(633,694)	(280,268)	353,426		

*Excess Revenues Over (Under) Expenditures

TOWN OF GRAND LAKE

Section 10, Item A.

CAPITAL IMPROVEMENT FUND
 SCHEDULE OF REVENUES, EXPENDITURES
 BUDGET AND ACTUAL
 For the Month Ended May 2023- Unadjusted

	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Revenues					
Taxes					
General Sales Tax	\$ 584,250	\$ 87,314	\$ (496,936)	14.9	tax revenues run 2 months behind
Subtotal Taxes	584,250	87,314	(496,936)	14.9	
Intergovernmental					
Grants	-	-	-	-	
Other Intergovernmental	-	-	-	-	
Subtotal Intergovernmental	-	-	-	-	
Other Revenue	-	-	-	-	
Net Investment Income	6,000	14,767	8,767	246.1	
Total Revenues	590,250	102,081	(488,169)	17.3	
Expenditures					
Grant Expenses	-	-	-	-	
Operations	300	-	(300)	-	
Capital Outlay	313,000	-	(313,000)	-	
Debt service					
Bond Principal	120,000	-	(120,000)		annual payment
Bond Interest	157,050	78,525	(78,525)	50.0	semi annual payments
Subtotal Debt Service	277,050	78,525	(198,525)	28.3	
Reserves	-	-	-	-	
Total Expenditures	590,350	78,525	(511,825)	13.3	
Net Balance*	(100)	23,556	23,656		

*Excess Revenues Over (Under) Expenditures

TOWN OF GRAND LAKE

Section 10, Item A.

WATER FUND
 SCHEDULE OF REVENUES, EXPENDITURES
 BUDGET AND ACTUAL
 For the Month Ended May 2023 - Unadjusted

	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Revenues					
Water Sales	\$ 675,000	\$ 333,164	\$ (341,836)	49.4	Billed quarterly (Jan, April, July, Oct)
Tap Fees	32,500	32,500	-	100.0	
Resale Meters	3,000	3,508	508	116.9	New meters purchased by owner
Bulk Water Permits	500	50	(450)	10.0	
Miscellaneous	-	-	-	-	
Sale of Assets	-	-	-	-	
Interest Income	10,000	33,035	23,035	330.4	
Reimbursement Income	-	-	-	-	
Capital Lease Proceeds	-	-	-	-	
Total Revenues	721,000	402,256	(318,744)	55.8	
Expenditures					
Personnel	396,089	172,397	(223,692)	43.5	Wages and Benefits - Down one employ
Office Supplies	33,000	1,683	(31,317)	5.1	
Operations Supplies	17,300	8,729	(8,571)	50.5	
Repairs and Maintenance	45,850	7,921	(37,929)	17.3	
Resale Supplies	6,150	8,028	1,878	130.5	water meters purchased
Purchased Services	23,000	8,297	(14,703)	36.1	
Utilities	32,500	17,472	(15,028)	53.8	Water and Sewer are billed quarterly
Professional Services	8,600	3,403	(5,198)	39.6	
Other Expenses	20,100	8,092	(12,008)	40.3	Quarterly property insurance
Water Capital	48,000	43,098	(4,902)	89.8	New truck
Debt Service-Principal	69,977	34,815	(35,162)	49.8	semi annual payments
Debt Service-Interest	24,811	12,579	(12,232)	50.7	semi annual payments
Total Expenditures	725,377	326,514	(398,863)	45.0	
Net Balance*	(4,377)	75,743	80,120		

TOWN OF GRAND LAKE

Section 10, Item A.

MARINA FUND
 SCHEDULE OF REVENUES, EXPENDITURES
 BUDGET AND ACTUAL
 For the Month Ended May 2023-Unadjusted

	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Revenues					
Marina Rentals	\$ 300,000	\$ 15,360	\$ (284,640)	5.1	
Tours	55,000	3,475	(51,525)	6.3	
Space Rentals	8,084	3,150	(4,934)	39.0	
Miscellaneous	1,000	-	(1,000)	-	
Interest Income	4,000	8,612	4,612	215.3	
Sale of Assets	-	-	-	-	
Total Revenues	368,084	30,597	(337,487)	8.3	
Expenditures					
Personnel	264,059	47,283	216,776	17.9	Wages and benefits
Office Supplies	1,100	531	569	48.3	
Operations Supplies	15,000	2,257	12,743		
Fireworks	45,000	60,000	(15,000)	15.0	Winter Carnival, 4th of July & Buffalo Days Fireworks
Repairs and Maintenance	17,500	3,022	14,478	17.3	
Permits and Fees	1,000	1	999	0.1	
Purchased Services	13,575	2,950	10,625	21.7	Computer service & office supplies
Utilities	3,163	2,585	578	81.7	Water and Sewer are billed quarterly
Professional Services	2,000	1,500	500	75.0	
Other Expenses	11,301	1,777	9,524	15.7	Insurance
Capital Outlay	80,000	-	80,000	-	Replace Wall
Total Expenditures	453,698	121,904	331,794	26.9	
Net Balance*	(85,614)	(91,308)	5,693		

TOWN OF GRAND LAKE

Section 10, Item A.

PAY AS YOU THROW FUND
 SCHEDULE OF REVENUES, EXPENDITURES
 BUDGET AND ACTUAL
 For the Month Ended May 2023- UNADJUSTED

	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Revenues					
Bag Sales	\$ 79,000	\$ 20,637	\$ (58,363)	26.1	
Interest Income	\$ 300	-	(300)	-	adjusted at year end
Total Revenues	79,300	20,637	(58,663)	26.0	
Expenditures					
Operations Supplies	8,800	4,096	4,704	46.5	PAYT bags
Repairs and Maintenance	25,000	8	24,992	0.0	a year adjustment
Purchased Services	36,950	8,598	28,352	23.3	Dumpster service
Professional Services	450	450	-		
Other Expenses	866	-	866	-	
Capital Outlay	20,000	-	20,000	-	Move facility
Total Expenditures	92,066	13,152	78,914	14.3	
Net Balance*	(12,766)	7,485	(20,251)		

TOWN OF GRAND LAKE
 COMBINED CASH INVESTMENT
 MAY 31, 2023

Section 10, Item A.

COMBINED CASH ACCOUNTS

01-102000	USB CHECKING - PAYROLL	10,694.87
01-104000	2019 UBB MONEY MARKET	466,328.35
01-104500	2019 UBB CHKG - OPERATIONS	276,853.86
01-106000	RETURNED CHECK CLEARING ACCT	.00
01-106500	BANK MIDWEST / CCB	753,654.97
01-106700	OLD MIDWEST	.00
01-107500	UTILITY CASH CLEARING ACCT	(434.00)
01-107600	AR CASH CLEARING ACCT	.00
		1,507,098.05
01-100000	CASH ALLOCATED TO OTHER FUNDS	(1,507,098.05)
		.00
		.00

CASH ALLOCATION RECONCILIATION

10	ALLOCATION TO GENERAL FUND	875,102.71
20	ALLOCATION TO WATER FUND	221,967.80
40	ALLOCATION TO MARINA FUND	253,883.81
50	ALLOCATION TO PAY-AS-YOU-THROW FUND	176,833.28
90	ALLOCATION TO CAPITAL IMPROVEMENT FUND	(20,689.55)
		1,507,098.05
	ALLOCATION FROM COMBINED CASH FUND - 01-100000	(1,507,098.05)
		.00
		.00

TOWN OF GRAND LAKE
BALANCE SHEET
MAY 31, 2023

Section 10, Item A.

GENERAL FUND

ASSETS

10-100000	CASH IN COMBINED CASH FUND	875,102.71
10-103000	CSAFE	205,306.22
10-103100	CSAFE - CORE	1,228,550.38
10-109100	COLOTRUST	978,820.45
10-116000	PETTY CASH	100.00
10-116500	GLC PETTY CASH	100.00
10-116501	AFTER SCHOOL PROG PETTY CASH	.00
10-117000	ACCOUNTS RECEIVABLE	149,646.76
10-117100	PROPERTY TAXES RECEIVABLE	396,582.00
10-117500	ACCOUNTS RECIVABLE - AR	(8,766.01)
10-123000	FUEL AR - FUEL PAYMENTS	10,075.79
10-129000	UNLEADED GAS INVENTORY	3,084.74
10-130000	DIESEL INVENTORY	3,805.15
10-131000	DUE FROM WATER FUND	.00
10-131001	DUE FROM MARINA FUND	.00
10-131002	DUE FROM PAYT	.00
10-143100	GF PREPAID EXPENSES	4,956.77
10-143500	GLC PREPAID EXPENSES	.00
10-149000	DEPOSITS PAID BY THE TOWN	.00
		<hr/>
	TOTAL ASSETS	3,847,364.96
		<hr/> <hr/>

LIABILITIES AND EQUITY

TOWN OF GRAND LAKE
 BALANCE SHEET
 MAY 31, 2023

Section 10, Item A.

GENERAL FUND

LIABILITIES

10-200000	ACCOUNTS PAYABLE GENERAL	7,872.75
10-205000	RETAINAGE PAYABLE	.00
10-217100	SOCIAL SECURITY WITHHOLDING	.00
10-217200	FEDERAL W/H PAYABLE	.00
10-217300	STATE W/H PAYABLE	.00
10-217400	MEDICARE WITHHOLDING	.00
10-217500	SUTA PAYABLE	.00
10-217600	WC PAYABLE	.00
10-219100	FLEX MEDICAL	23,136.07
10-219200	MEDICAL BENEFIT PAYABLE	.00
10-220000	ICMA W/H PAYABLE	.00
10-221000	ICMA EMP LOAN PAYABLE	.00
10-221001	ICMA/ROTH IRA	.00
10-221100	MISC DEDUCTIONS PAYABLE	.00
10-222000	DEFERRED REVENUE-PROPERTY TAX	396,582.00
10-223100	PREPAID FEES	.00
10-223180	PREPAID NRL	.00
10-225000	ESCROW MONIES GENERAL	.00
10-226000	USE TAX DEFERRED REVENUE	265,923.59
10-227000	DEFERRED REV	105,918.22
10-228100	GLC CUSTOMER DEPOSITS	1,530.00
10-228200	GLC PREPAID RENTAL FEES	.00
10-228300	GLC PREPAID MEMBERSHIPS	.00
10-228400	EVENT DEPOSITS	550.00
10-228500	LAND USE/MUNI PROP DEPOSITS	2,000.00
10-228600	ATTORNEY RETAINER	(3,040.00)
10-230000	HEADSTONE DEPOSIT	3,350.00
10-231000	FOLK SCHOOL PAYMENTS	.00
10-232000	DUE TO WATER FROM GF	.00
10-233000	DUE TO MARINA FROM GF	.00
10-234000	AEROLAB, INC PAYMENTS	4,056.00
		807,878.63
	TOTAL LIABILITIES	807,878.63

FUND EQUITY

10-270000	PARKING FEE-IN-LIEU	.00
10-275000	FUND BALANCE	2,837,090.91
10-281000	CEMETERY FUNDS	106,393.09
10-283000	CONSERVATION TRUST FUNDS	41,595.02
10-284000	ATTAINABLE HOUSING FUNDS	249,183.48
10-285000	FUND BAL RESVD - INV & PRE PDS	5,091.51
10-286000	EMERGENCY RESERVES	80,400.00
	UNAPPROPRIATED FUND BALANCE:	
	REVENUE OVER EXPENDITURES - YTD	(280,267.68)
	BALANCE - CURRENT DATE	(280,267.68)
	TOTAL FUND EQUITY	3,039,486.33
	TOTAL LIABILITIES AND EQUITY	3,847,364.96

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>GENERAL TAXES</u>					
10-311-100	PROPERTY TAXES	.00	262,946.70	396,673.00	133,726.30 66.3
10-311-110	SPECIFIC OWNERSHIP	.00	7,697.57	15,000.00	7,302.43 51.3
10-311-120	INTEREST & PENALTY-PROP TAXES	.00	1.83	300.00	298.17 .6
10-311-130	MOTOR VEHICLE USE & SALES TAX	4,908.87	18,519.57	40,000.00	21,480.43 46.3
10-311-140	SALES TAX 4%	.00	349,255.50	2,337,968.00	1,988,712.50 14.9
10-311-150	BUILDING USE TAX	11,466.00	11,466.00	25,000.00	13,534.00 45.9
10-311-160	CIGARETTES-SELECT SALES TAX	.00	1,477.76	3,000.00	1,522.24 49.3
	TOTAL GENERAL TAXES	16,374.87	651,364.93	2,817,941.00	2,166,576.07 23.1
<u>UTILITY FRANCHISE TAX</u>					
10-316-170	FRANCHISE CABLE	6,239.86	6,239.86	20,000.00	13,760.14 31.2
10-316-171	FRANCHISE TELEPHONE	252.26	8,051.57	5,000.00	(3,051.57) 161.0
10-316-172	FRANCHISE ELECTRIC	.00	10,695.81	35,000.00	24,304.19 30.6
10-316-173	FRANCHISE NATURAL GAS	2,744.55	10,918.64	15,000.00	4,081.36 72.8
	TOTAL UTILITY FRANCHISE TAX	9,236.67	35,905.88	75,000.00	39,094.12 47.9
<u>LICENSES & PERMITS</u>					
10-321-100	LIQUOR LICENSE FEE	1,048.75	6,588.50	3,750.00	(2,838.50) 175.7
10-321-120	SALES TAX LICENSE \$5	10.00	375.00	425.00	50.00 88.2
10-321-130	MOTOR VEHICLE LICENSE (RURAL)	366.02	810.92	2,000.00	1,189.08 40.6
10-321-140	SIGN PERMIT	25.00	150.00	100.00	(50.00) 150.0
10-321-150	GRADING PERMIT	.00	.00	50.00	50.00 .0
10-321-160	ANIMAL LICENSE	.00	55.00	50.00	(5.00) 110.0
10-321-170	ENCROACHMENT PERMIT/LICENSE	.00	.00	400.00	400.00 .0
10-321-175	BUSINESS LICENSE COMMISSION	6,696.25	7,447.25	30,000.00	22,552.75 24.8
10-321-180	NIGHTLY RENTAL LICENSE \$600	6,474.75	63,338.40	50,000.00	(13,338.40) 126.7
10-321-190	BOARDWALK SALES PERMIT	.00	.00	150.00	150.00 .0
	TOTAL LICENSES & PERMITS	14,620.77	78,765.07	86,925.00	8,159.93 90.6
<u>GRANTS</u>					
10-334-900	GRANTS - OTHER	.00	.00	250,000.00	250,000.00 .0
	TOTAL GRANTS	.00	.00	250,000.00	250,000.00 .0

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>INTERGOVERNMENTAL</u>					
10-335-130 GRAND CNTY ROAD & BRIDGE	.00	2,343.00	9,520.00	7,177.00	24.6
10-335-200 HIGHWAY USER TAX FUND	3,126.07	9,740.34	31,952.00	22,211.66	30.5
10-335-800 CONSERVATION TRUST FUND	.00	856.71	3,000.00	2,143.29	28.6
10-335-900 OTHER INTERGOVERNMENTAL	.00	.00	1,000.00	1,000.00	.0
TOTAL INTERGOVERNMENTAL	3,126.07	12,940.05	45,472.00	32,531.95	28.5
<u>CHARGES FOR SERVICES</u>					
10-341-200 CEMETERY	.00	2,000.00	12,000.00	10,000.00	16.7
10-341-202 CEMETERY GRANTS AND DONATION	.00	.00	.00	.00	.0
10-341-300 ZONING & SUBDIVISION REVIEW	700.00	5,078.56	2,000.00	(3,078.56)	253.9
10-341-400 ATTAINABLE HOUSING FEE	607.00	1,547.00	2,000.00	453.00	77.4
10-341-500 EV CHARGING STATION REVENUE	285.47	786.04	4,000.00	3,213.96	19.7
10-341-600 FUEL DEPOT SURCHARGE	137.77	1,319.19	2,000.00	680.81	66.0
10-341-700 COPIES/FAXES/SODA	.00	8.00	.00	(8.00)	.0
10-341-850 NIGHTLY RENTAL APP FEE \$165	165.00	2,145.00	5,000.00	2,855.00	42.9
10-341-900 CEMETERY EXCAVATING FEE	.00	350.00	6,000.00	5,650.00	5.8
TOTAL CHARGES FOR SERVICES	1,895.24	13,233.79	33,000.00	19,766.21	40.1
<u>GRAND LAKE CENTER REVENUES</u>					
10-350-101 GL CENTER - RENTAL FEES	640.00	7,930.00	15,000.00	7,070.00	52.9
10-350-111 GL CENTER - (T) MERCH SALES	.00	.00	.00	.00	.0
10-350-115 GL CENTER - (N) MERCH SALES	.00	.00	.00	.00	.0
10-350-121 GL CENTER - MEMBERSHIPS	9,515.00	30,242.00	40,000.00	9,758.00	75.6
10-350-131 GL CENTER - REC FEES	888.50	6,182.50	12,000.00	5,817.50	51.5
10-350-132 GL CENTER GOLF SIM REVENUE	10.00	290.00	.00	(290.00)	.0
10-350-201 GL CENTER - DONATIONS	.00	784.00	.00	(784.00)	.0
TOTAL GRAND LAKE CENTER REVENUES	11,053.50	45,428.50	67,000.00	21,571.50	67.8
<u>FINES AND FORFEITURES</u>					
10-351-100 ORDINANCE/TRAFFIC FINES	.00	160.00	1,500.00	1,340.00	10.7
TOTAL FINES AND FORFEITURES	.00	160.00	1,500.00	1,340.00	10.7
<u>FEES AND LEASES</u>					
10-353-180 RENT - VISITORS CENTER	.00	1,250.00	2,500.00	1,250.00	50.0
TOTAL FEES AND LEASES	.00	1,250.00	2,500.00	1,250.00	50.0

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>INVESTMENT INCOME</u>					
10-355-100 INTEREST REVENUE	10,613.79	44,610.23	10,000.00	(34,610.23)	446.1
TOTAL INVESTMENT INCOME	10,613.79	44,610.23	10,000.00	(34,610.23)	446.1
<u>OTHER</u>					
10-360-110 SALE OF ASSETS	.00	29,130.00	25,000.00	(4,130.00)	116.5
10-360-130 MUNICIPAL FEE	3.48	10.29	.00	(10.29)	.0
10-360-140 RENT - LAND, BUILDINGS	.00	3,745.00	4,000.00	255.00	93.6
10-360-160 RENT - ENTERPRISE FUND SITES	.00	.00	2.00	2.00	.0
10-360-200 MISC. REVENUES - GENERAL	10.00	10,340.40	.00	(10,340.40)	.0
10-360-350 MSOB REVENUE	.00	.00	.00	.00	.0
TOTAL OTHER	13.48	43,225.69	29,002.00	(14,223.69)	149.0
<u>CAPITAL SPECIFIC</u>					
10-377-140 GRANTS - CAPITAL	.00	.00	.00	.00	.0
10-377-145 COMMUNITY HOUSE UPGRADES GRANT	.00	.00	.00	.00	.0
10-377-160 SPACE TO CREATE REVENUE	.00	.00	.00	.00	.0
10-377-165 REVITALIZING MAIN STREET REV	.00	.00	.00	.00	.0
10-377-166 EV GRANT REVENUE	.00	.00	.00	.00	.0
10-377-170 INSURANCE PROCEEDS DOCK	.00	202,241.00	202,241.00	.00	100.0
10-377-175 COLORADO TREE CO REVENUE	.00	.00	.00	.00	.0
TOTAL CAPITAL SPECIFIC	.00	202,241.00	202,241.00	.00	100.0
TOTAL FUND REVENUE	66,934.39	1,129,125.14	3,620,581.00	2,491,455.86	31.2

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>CEMETERY COMMITTEE</u>					
10-410-211 CEMETERY SUPPLIES/MISC EXP	.00	.00	2,000.00	2,000.00	.0
10-410-215 GRAVE MARKERS	.00	.00	1,000.00	1,000.00	.0
10-410-242 CEMETERY MAINTENANCE	.00	.00	5,000.00	5,000.00	.0
TOTAL CEMETERY COMMITTEE	.00	.00	8,000.00	8,000.00	.0
 <u>PC/BOA</u>					
10-412-211 GENERAL OFFICE SUPPLIES	(225.00)	(225.00)	300.00	525.00	(75.0)
10-412-311 POSTAGE/ADS/LEGAL NOTICES	490.49	608.67	1,000.00	391.33	60.9
10-412-314 PURCHASED SERVICES	337.50	4,120.00	18,000.00	13,880.00	22.9
10-412-319 MISC.-PLANNING COMMISSION/BOA	.00	.00	300.00	300.00	.0
10-412-320 COMPUTER HARDWARE	.00	.00	1,000.00	1,000.00	.0
10-412-351 PLANNING LEGAL SERVICES	1,717.00	6,142.05	10,000.00	3,857.95	61.4
10-412-370 TRAINING/TRAVEL	200.00	1,130.43	6,000.00	4,869.57	18.8
10-412-380 COMP PLAN UPDATE	.00	.00	5,000.00	5,000.00	.0
TOTAL PC/BOA	2,519.99	11,776.15	41,600.00	29,823.85	28.3
 <u>BOARD OF TRUSTEES</u>					
10-413-142 WORKERS' COMPENSATION	(53.48)	248.00	400.00	152.00	62.0
10-413-143 BOT COMPENSATION	.00	1,500.00	.00	(1,500.00)	.0
10-413-211 OFFICE/MEETING SUPPLIES	197.86	975.41	5,000.00	4,024.59	19.5
10-413-215 ELECTIONS	.00	.00	2,500.00	2,500.00	.0
10-413-316 DUES/MEMBERSHIPS	.00	16,564.00	18,000.00	1,436.00	92.0
10-413-370 TRAINING/TRAVEL	.00	303.50	7,500.00	7,196.50	4.1
10-413-460 LONG RANGE/MISC	.00	.00	500.00	500.00	.0
10-413-461 APPRECIATION PROGRAM	.00	.00	9,000.00	9,000.00	.0
10-413-462 COMPUTER EQUIPMENT	.00	.00	2,500.00	2,500.00	.0
10-413-463 WATER QUALITY ISSUES	.00	.00	.00	.00	.0
10-413-465 COMPUTER SOFTWARE	.00	573.92	1,200.00	626.08	47.8
10-413-728 MISCELLANEOUS DONATIONS	5,000.00	5,000.00	13,750.00	8,750.00	36.4
10-413-843 ROCKY MTN REP THEATRE	.00	.00	1,350.00	1,350.00	.0
10-413-859 GRAND FOUNDATION	.00	51,500.00	50,000.00	(1,500.00)	103.0
10-413-870 BOARD CONTINGENCY	.00	.00	250.00	250.00	.0
TOTAL BOARD OF TRUSTEES	5,144.38	76,664.83	111,950.00	35,285.17	68.5

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

<i>Section 10, Item A.</i>

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>GREENWAYS COMMITTEE</u>					
10-414-211 GENERAL SUPPLIES	1,152.70	1,819.53	10,334.00	8,514.47	17.6
10-414-238 TREES/SHRUBS/PLANTINGS	300.00	300.00	10,334.00	10,034.00	2.9
10-414-241 ARBOR DAY SUPPLIES	.00	.00	250.00	250.00	.0
10-414-319 CONTRACT LABOR	.00	.00	48,000.00	48,000.00	.0
10-414-726 MISCELLANEOUS SERVICES	.00	.00	.00	.00	.0
10-414-870 CONTINGENCY	.00	.00	.00	.00	.0
TOTAL GREENWAYS COMMITTEE	1,452.70	2,119.53	68,918.00	66,798.47	3.1

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>ADMINISTRATION</u>					
10-415-100	27,609.22	150,296.03	378,347.00	228,050.97	39.7
10-415-103	50.70	552.13	500.00	(52.13)	110.4
10-415-105	.00	.00	7,000.00	7,000.00	.0
10-415-110	.00	.00	.00	.00	.0
10-415-130	.00	.00	1,925.00	1,925.00	.0
10-415-132	2,887.65	14,533.86	30,268.00	15,734.14	48.0
10-415-133	3,454.84	17,471.74	81,120.00	63,648.26	21.5
10-415-134	275.00	2,200.00	6,600.00	4,400.00	33.3
10-415-135	5,503.11	30,987.88	66,000.00	35,012.12	47.0
10-415-136	3,689.47	7,861.30	8,400.00	538.70	93.6
10-415-141	(42.80)	115.26	1,135.00	1,019.74	10.2
10-415-142	2,450.00	5,429.10	3,600.00	(1,829.10)	150.8
10-415-143	1,973.98	10,108.47	23,457.00	13,348.53	43.1
10-415-144	628.02	3,195.89	5,486.00	2,290.11	58.3
10-415-145	.00	.00	.00	.00	.0
10-415-211	1,125.73	3,524.57	8,000.00	4,475.43	44.1
10-415-215	852.93	8,304.02	22,000.00	13,695.98	37.8
10-415-220	.00	.00	7,000.00	7,000.00	.0
10-415-226	173.00	1,038.00	3,000.00	1,962.00	34.6
10-415-231	.00	428.82	1,200.00	771.18	35.7
10-415-232	.00	27.41	1,000.00	972.59	2.7
10-415-233	226.92	688.90	2,500.00	1,811.10	27.6
10-415-237	1,224.95	1,739.86	11,000.00	9,260.14	15.8
10-415-238	.00	318.48	1,500.00	1,181.52	21.2
10-415-311	6.37	2,798.05	5,000.00	2,201.95	56.0
10-415-312	2,803.39	17,048.63	50,000.00	32,951.37	34.1
10-415-314	.00	590.33	5,000.00	4,409.67	11.8
10-415-316	10.00	765.93	1,650.00	884.07	46.4
10-415-318	.00	.00	.00	.00	.0
10-415-319	.00	1,865.00	3,200.00	1,335.00	58.3
10-415-330	133.00	209.93	1,500.00	1,290.07	14.0
10-415-341	536.55	2,247.40	4,000.00	1,752.60	56.2
10-415-342	.00	639.60	1,000.00	360.40	64.0
10-415-343	.00	531.00	1,200.00	669.00	44.3
10-415-344	731.76	3,889.78	7,500.00	3,610.22	51.9
10-415-345	411.84	2,713.19	6,000.00	3,286.81	45.2
10-415-346	.00	2,100.00	800.00	(1,300.00)	262.5
10-415-347	.00	.00	.00	.00	.0
10-415-351	7,821.50	24,932.00	30,000.00	5,068.00	83.1
10-415-352	8,950.00	8,950.00	8,500.00	(450.00)	105.3
10-415-353	.00	.00	500.00	500.00	.0
10-415-355	130.00	520.00	10,000.00	9,480.00	5.2
10-415-370	2,675.40	4,721.54	13,000.00	8,278.46	36.3
10-415-371	.00	1,000.74	15,000.00	13,999.26	6.7
10-415-385	.00	.00	40,000.00	40,000.00	.0
10-415-386	.00	.00	10,000.00	10,000.00	.0
10-415-387	.00	.00	.00	.00	.0
10-415-393	.00	.00	250.00	250.00	.0
10-415-394	.00	.00	1,000.00	1,000.00	.0
10-415-513	.00	15,877.97	27,000.00	11,122.03	58.8
10-415-514	100.00	200.00	400.00	200.00	50.0
10-415-560	.00	5,246.02	9,000.00	3,753.98	58.3

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
10-415-721 CHAMBER SERVICE AGREEMENT	.00	17,616.00	35,232.00	17,616.00	50.0
10-415-722 BLC FEE REMITTANCE	.00	19,000.00	38,000.00	19,000.00	50.0
10-415-723 VISITOR CENTER REPAIRS & MAINT	536.25	536.25	1,500.00	963.75	35.8
10-415-724 NRL VC OP	.00	15,000.00	30,000.00	15,000.00	50.0
10-415-800 ATTAINABLE HOUSING EXPENSES	.00	7,608.24	12,000.00	4,391.76	63.4
10-415-870 CONTINGENCY - GENERAL ADMIN	.00	5,649.55	11,000.00	5,350.45	51.4
10-415-875 MARKETING CONTINGENCY	.00	.00	.00	.00	.0
10-415-880 CHAMBER PUBLIC RELATIONS	.00	5,000.00	10,000.00	5,000.00	50.0
10-415-885 TOWN EVENTS	.00	5,000.00	12,500.00	7,500.00	40.0
10-415-886 MSOB EXPENSES	.00	.00	.00	.00	.0
10-415-887 CONTINENTAL DIVIDE TRAIL	.00	.00	2,500.00	2,500.00	.0
TOTAL ADMINISTRATION	76,928.78	431,078.87	1,075,270.00	644,191.13	40.1
 ECONOMIC DEVELOPMENT GRANTS					
10-416-100 TRAIL GROOMERS	.00	.00	30,000.00	30,000.00	.0
10-416-250 HEADWATERS TRAIL ASSOC- HTA	5,000.00	5,000.00	5,000.00	.00	100.0
10-416-260 GRAND ART COUNCIL	.00	.00	.00	.00	.0
10-416-261 CREATIVE DISTRICT	.00	100,000.00	100,000.00	.00	100.0
TOTAL ECONOMIC DEVELOPMENT GRANTS	5,000.00	105,000.00	135,000.00	30,000.00	77.8
 PUBLIC SAFETY					
10-421-100 GROSS WAGES - PUBLIC SAFETY	.00	.00	.00	.00	.0
10-421-105 BONUS	.00	.00	.00	.00	.0
10-421-110 GROSS WAGES-PUBLIC SAFETY PT	.00	.00	.00	.00	.0
10-421-130 GLC MEMBERSHIP BENEFIT	.00	.00	.00	.00	.0
10-421-131 LONGEVITY BENEFIT	.00	.00	.00	.00	.0
10-421-132 ICMA TOWN PAID BENEFIT	.00	.00	.00	.00	.0
10-421-133 HEALTH/DENTAL-EMPLOYEE	.00	.00	.00	.00	.0
10-421-135 DEP HEALTH/DENTAL	.00	.00	.00	.00	.0
10-421-136 MEDICAL BENEFIT	.00	.00	.00	.00	.0
10-421-141 UNEMPLOYMENT INSURANCE	.00	.00	.00	.00	.0
10-421-142 WORKERS' COMPENSATION	.00	.00	.00	.00	.0
10-421-143 SOCIAL SECURITY MATCH	.00	.00	.00	.00	.0
10-421-144 MEDICARE MATCH	.00	.00	.00	.00	.0
10-421-314 DISPATCH OPERATIONS	.00	.00	20,858.00	20,858.00	.0
10-421-339 SHERIFF'S CONTRACT	.00	.00	257,000.00	257,000.00	.0
10-421-340 SPECIAL EVENT SECURITY	.00	.00	.00	.00	.0
TOTAL PUBLIC SAFETY	.00	.00	277,858.00	277,858.00	.0

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>PUBLIC WORKS</u>					
10-431-100 GROSS WAGES - PUBLIC WORKS	31,092.45	157,103.96	345,630.00	188,526.04	45.5
10-431-103 OT/COMP TIME BUYOUT	1,114.18	14,606.19	40,000.00	25,393.81	36.5
10-431-105 BONUS	.00	.00	5,000.00	5,000.00	.0
10-431-111 ON CALL PAY	1,150.00	6,500.00	10,350.00	3,850.00	62.8
10-431-130 GLC MEMBERSHIP BENEFIT	.00	.00	.00	.00	.0
10-431-131 LONGEVITY	.00	.00	.00	.00	.0
10-431-132 ICMA TOWN PAID BENEFIT	1,547.73	6,931.16	20,000.00	13,068.84	34.7
10-431-133 HEALTH/DENTAL-EMPLOYEE	7,134.39	43,037.16	70,720.00	27,682.84	60.9
10-431-135 DEP HEALTH/DENTAL	4,020.25	23,143.13	48,240.00	25,096.87	48.0
10-431-136 MEDICAL BENEFIT ALLOWANCE	983.47	2,485.52	4,800.00	2,314.48	51.8
10-431-141 UNEMPLOYMENT INSURANCE	41.23	420.74	1,157.00	736.26	36.4
10-431-142 WORKERS' COMPENSATION	1,542.00	10,976.50	35,000.00	24,023.50	31.4
10-431-143 SOCIAL SECURITY MATCH	2,270.02	11,916.25	23,909.00	11,992.75	49.8
10-431-144 MEDICARE MATCH	530.88	2,786.88	5,592.00	2,805.12	49.8
10-431-145 FAMILI BENEFIT PW	.00	.00	1,555.00	1,555.00	.0
10-431-222 GENERAL SUPPLIES	97.90	904.33	7,000.00	6,095.67	12.9
10-431-224 SAFETY SUPPLIES	.00	377.48	7,000.00	6,622.52	5.4
10-431-226 VEHICLE SUPPLIES	.00	.00	4,000.00	4,000.00	.0
10-431-227 SMALL TOOLS	1,687.72	3,722.42	5,000.00	1,277.58	74.5
10-431-231 GAS/FUEL/LIQUIDS	2,588.59	16,372.47	30,000.00	13,627.53	54.6
10-431-232 VEHICLE MAINTENANCE	.00	1,483.65	10,000.00	8,516.35	14.8
10-431-233 EQUIPMENT MAINTENANCE	1,603.83	7,718.03	25,000.00	17,281.97	30.9
10-431-235 TIRES/CHAINS	.00	4,765.24	15,000.00	10,234.76	31.8
10-431-236 MISC. BRIDGE WORK	.00	.00	5,000.00	5,000.00	.0
10-431-237 BUILDING MAINTENANCE	538.84	538.84	6,000.00	5,461.16	9.0
10-431-238 STREET LIGHT MAINTENANCE	.00	248.51	3,000.00	2,751.49	8.3
10-431-239 MISCELLANEOUS MAINTENANCE	.00	.00	2,500.00	2,500.00	.0
10-431-242 ROAD MAINTENANCE	6,953.19	18,791.89	150,000.00	131,208.11	12.5
10-431-245 BOARDWALK MAINTENANCE	315.88	315.88	.00	(315.88)	.0
10-431-253 TREE REMOVAL	.00	.00	5,000.00	5,000.00	.0
10-431-254 TREE SPRAYING	.00	.00	4,000.00	4,000.00	.0
10-431-255 STORMWATER FILTER MAINTENANCE	.00	.00	20,000.00	20,000.00	.0
10-431-256 EV STATION MAINTENANCE	.00	.00	.00	.00	.0
10-431-312 COMPUTER SERVICES	105.96	511.68	3,000.00	2,488.32	17.1
10-431-314 ADS/BID NOTICES	.00	.00	2,000.00	2,000.00	.0
10-431-317 UNIFORM ALLOWANCE	250.00	1,450.00	2,940.00	1,490.00	49.3
10-431-318 TRASH/RECYCLE SERVICES	664.68	3,038.08	12,000.00	8,961.92	25.3
10-431-319 MISC. PURCHASED SERVICES	95.00	593.72	2,500.00	1,906.28	23.8
10-431-341 ELECTRIC UTILITY	476.53	5,148.16	12,000.00	6,851.84	42.9
10-431-343 WATER UTILITY	.00	294.00	700.00	406.00	42.0
10-431-344 TELEPHONE/INTERNET UTILITY	553.05	2,519.95	6,000.00	3,480.05	42.0
10-431-345 NATURAL GAS UTILITY	609.72	3,978.49	5,000.00	1,021.51	79.6
10-431-349 STREET LIGHT ELECTRIC UTILITY	1,436.88	2,956.78	20,000.00	17,043.22	14.8
10-431-354 ENGINEERING/SURVEYING SERVICES	.00	.00	5,000.00	5,000.00	.0
10-431-370 TRAINING/TRAVEL	435.00	1,707.88	5,000.00	3,292.12	34.2
10-431-399 EQUIP RENTAL	.00	.00	5,000.00	5,000.00	.0
10-431-400 CHRISTMAS LIGHTS	11,875.00	11,875.00	50,000.00	38,125.00	23.8
10-431-870 CONTINGENCY- PUBLIC WORKS	.00	.00	.00	.00	.0
TOTAL PUBLIC WORKS	81,714.37	369,219.97	1,041,593.00	672,373.03	35.5

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>GRAND LAKE CENTER EXPENDITURES</u>					
10-450-100	GROSS WAGES - GL CENTER	14,172.59	63,065.39	121,086.00	58,020.61 52.1
10-450-103	OT/COMP TIME BUYOUT	.00	.00	.00	.00 .0
10-450-105	BONUS	.00	.00	2,000.00	2,000.00 .0
10-450-110	GROSS WAGES-GLC PT/SEASONAL	.00	.00	20,800.00	20,800.00 .0
10-450-130	GLC MEMBERSHIP BENEFIT	.00	.00	770.00	770.00 .0
10-450-132	ICMA TOWN PAID BENEFIT	768.40	3,685.82	11,351.00	7,665.18 32.5
10-450-133	HEALTH/DENTAL-EMPLOYEE	2,925.27	17,487.24	32,953.00	15,465.76 53.1
10-450-135	DEP. HEALTH/DENTAL	1,035.00	6,210.00	12,420.00	6,210.00 50.0
10-450-136	MEDICAL BENEFIT ALLOWANCE	6.25	1,293.56	2,400.00	1,106.44 53.9
10-450-141	UNEMPLOYMENT INSURANCE	12.49	161.02	426.00	264.98 37.8
10-450-142	WORKERS' COMPENSATION	80.00	1,789.90	3,000.00	1,210.10 59.7
10-450-143	SOCIAL SECURITY MATCH	666.31	3,358.21	8,797.00	5,438.79 38.2
10-450-144	MEDICARE MATCH	149.59	754.16	2,057.00	1,302.84 36.7
10-450-145	FAMILI BENEFIT (GLC)	.00	.00	545.00	545.00 .0
10-450-211	GEN OFFICE SUPPLIES	198.35	508.51	1,500.00	991.49 33.9
10-450-220	GENERAL OPERATING SUPPLIES	72.62	1,135.73	3,000.00	1,864.27 37.9
10-450-226	OFFICE EQUIP LEASE	82.32	329.28	1,200.00	870.72 27.4
10-450-233	OFFICE EQUIP MAINT	.00	88.53	600.00	511.47 14.8
10-450-234	SIGNAGE	.00	.00	.00	.00 .0
10-450-235	FITNESS EQUIP MAINT	700.00	780.00	1,500.00	720.00 52.0
10-450-236	MINOR/MISC EQUIPMENT	.00	1,746.67	1,000.00	(746.67) 174.7
10-450-237	BUILDING MAINTENANCE	313.94	21,835.54	35,000.00	13,164.46 62.4
10-450-238	MINOR/MISC FURNISHINGS	558.00	558.00	2,000.00	1,442.00 27.9
10-450-239	MINOR INFRASTRUCTURE MAINT	.00	.00	2,000.00	2,000.00 .0
10-450-250	BACKFLOW MAINTENANCE	.00	.00	600.00	600.00 .0
10-450-252	RESALE SUPPLIES	.00	.00	.00	.00 .0
10-450-312	COMPUTER SERVICES	803.06	4,359.36	3,000.00	(1,359.36) 145.3
10-450-317	UNIFORM ALLOWANCE	.00	.00	.00	.00 .0
10-450-318	TRASH/RECYCLE SERVICES	.00	.00	.00	.00 .0
10-450-320	MARKETING	1,572.99	876.63	5,000.00	4,123.37 17.5
10-450-341	ELECTRIC UTILITY	1,114.70	4,707.83	15,000.00	10,292.17 31.4
10-450-342	SEWER UTILITY	.00	2,255.82	4,600.00	2,344.18 49.0
10-450-343	WATER UTILITY	.00	588.00	1,200.00	612.00 49.0
10-450-344	TELEPHONE/INTERNET/TV UTILITY	553.91	2,667.36	7,500.00	4,832.64 35.6
10-450-345	NATURAL GAS UTILITY	539.46	4,302.09	15,000.00	10,697.91 28.7
10-450-350	MAINTENANCE AGREEMENT	.00	.00	4,758.00	4,758.00 .0
10-450-351	LEGAL SERVICES	.00	.00	.00	.00 .0
10-450-352	AUDIT	1,100.00	1,100.00	1,100.00	.00 100.0
10-450-355	PURCHASED PROFESSIONAL SERV.	.00	619.02	1,500.00	880.98 41.3
10-450-360	GLC SALES TAX	.00	.00	.00	.00 .0
10-450-361	GL OVER/SHORT CASH	.00	.00	.00	.00 .0
10-450-370	TRAINING/TRAVEL	.00	192.00	300.00	108.00 64.0
10-450-400	GOLF SIMULATOR EXPENSE	.00	405.00	3,000.00	2,595.00 13.5
10-450-513	PROPERTY/CASUALTY INSURANCE	.00	5,034.12	10,000.00	4,965.88 50.3
10-450-755	EXERCISE EQUIPMENT	599.00	752.32	4,000.00	3,247.68 18.8
10-450-869	SUMMER CAMP	.00	.00	30,000.00	30,000.00 .0
10-450-870	CONTINGENCY - GL CENTER	.00	552.59	.00	(552.59) .0
TOTAL GRAND LAKE CENTER EXPENDITUR		28,024.25	153,199.70	372,963.00	219,763.30 41.1

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%	
<u>PARKS</u>						
10-452-100	GROSS WAGES - PARKS	.00	.00	50,776.00	50,776.00	.0
10-452-103	OT/COMP TIME BUYOUT	.00	.00	.00	.00	.0
10-452-105	BONUS	.00	.00	.00	.00	.0
10-452-130	GLC MEMBERSHIP BENEFIT	.00	.00	.00	.00	.0
10-452-131	LONGEVITY	.00	.00	.00	.00	.0
10-452-132	ICMA TOWN PAID BENEFIT	.00	.00	4,062.00	4,062.00	.0
10-452-133	HEALTH/DENTAL-EMPLOYEE	.00	.00	12,480.00	12,480.00	.0
10-452-135	DEP. HEALTH/DENTAL	.00	.00	4,397.00	4,397.00	.0
10-452-136	MEDICAL BENEFIT ALLOWANCE	.00	.00	1,013.00	1,013.00	.0
10-452-141	UNEMPLOYMENT INSURANCE	.00	.00	152.00	152.00	.0
10-452-142	WORKERS' COMPENSATION	.00	.00	2,700.00	2,700.00	.0
10-452-143	SOCIAL SECURITY MATCH	.00	.00	3,148.00	3,148.00	.0
10-452-144	MEDICARE MATCH	.00	.00	736.00	736.00	.0
10-452-145	FAMILI BENEFIT PARKS	.00	.00	228.00	228.00	.0
10-452-220	OPERATING SUPPLIES	980.44	2,824.83	35,000.00	32,175.17	8.1
10-452-226	SMALL EQUIPMENT	.00	.00	5,000.00	5,000.00	.0
10-452-227	SMALL TOOLS	1,564.71	1,599.70	2,500.00	900.30	64.0
10-452-232	BEAR-RESISTANT CANS MAINT	.00	.00	2,500.00	2,500.00	.0
10-452-233	EQUIPMENT MAINTENANCE	.00	.00	2,500.00	2,500.00	.0
10-452-234	INFORMATION SIGNS	96.23	96.23	2,500.00	2,403.77	3.9
10-452-235	GREENBELT MAINTENANCE	.00	.00	7,000.00	7,000.00	.0
10-452-236	SAND & DREDGE	.00	.00	5,000.00	5,000.00	.0
10-452-237	BUILDING MAINTENANCE	185.20	3,762.84	55,000.00	51,237.16	6.8
10-452-238	DOCK MAINTENANCE	.00	.00	25,000.00	25,000.00	.0
10-452-239	MISCELLANEOUS MAINTENANCE	.00	.00	5,000.00	5,000.00	.0
10-452-243	BENCHES/PLANTERS/FENCES	550.01	550.01	5,000.00	4,449.99	11.0
10-452-244	THOMASSON PARK MAINTENANCE	.00	.00	4,000.00	4,000.00	.0
10-452-248	IRRIGATION SYSTEM MAINTENANCE	826.84	826.84	4,000.00	3,173.16	20.7
10-452-250	BACKFLOW MAINTENANCE	.00	.00	3,000.00	3,000.00	.0
10-452-317	UNIFORM ALLOWANCE	.00	.00	660.00	660.00	.0
10-452-319	MISCELLANEOUS SERVICES	.00	750.00	3,000.00	2,250.00	25.0
10-452-341	ELECTRIC UTILITY	759.46	3,191.92	6,500.00	3,308.08	49.1
10-452-342	SEWER UTILITY	.00	282.90	540.00	257.10	52.4
10-452-343	WATER UTILITY	.00	4,829.60	13,000.00	8,170.40	37.2
10-452-345	NATURAL GAS UTILITY	442.33	2,612.08	4,000.00	1,387.92	65.3
10-452-399	EQUIPMENT RENTAL	235.00	835.00	5,600.00	4,765.00	14.9
10-452-400	GRAND AVENUE GARDENS	.00	.00	.00	.00	.0
10-452-450	PARK IMPROVEMENTS	.00	2,491.48	10,000.00	7,508.52	24.9
10-452-870	CONTINGENCY - PARKS	.00	.00	.00	.00	.0
10-452-961	MEMORIAL BENCHES	.00	.00	.00	.00	.0
TOTAL PARKS		5,640.22	24,653.43	285,992.00	261,338.57	8.6
 <u>DEPARTMENT 460</u>						
10-460-750	FIREWORKS	.00	.00	.00	.00	.0
TOTAL DEPARTMENT 460		.00	.00	.00	.00	.0

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>ADMIN CERTIFICATE OF PARTICIPA</u>					
10-815-982 LAND ACQUISITION - PRINCIPAL	.00	.00	90,000.00	90,000.00	.0
10-815-983 LAND ACQUISITION-INTEREST	.00	.00	39,615.00	39,615.00	.0
TOTAL ADMIN CERTIFICATE OF PARTICIPA	.00	.00	129,615.00	129,615.00	.0
<u>PUBLIC WORKS DEBT SERVICE</u>					
10-831-500 CAPITAL EQUIP LEASE PRINCIPAL	.00	.00	.00	.00	.0
10-831-510 CAPITAL EQUIP LEASE INTEREST	.00	.00	.00	.00	.0
TOTAL PUBLIC WORKS DEBT SERVICE	.00	.00	.00	.00	.0
<u>ADMIN CAPITAL</u>					
10-915-922 ADMIN CAPITAL EXPENDITURES	.00	.00	.00	.00	.0
10-915-923 TOWN HALL CAPITAL OUTLAY	6,019.95	23,743.04	25,000.00	1,256.96	95.0
10-915-950 SPACE TO CREATE EXPENDITURES	.00	.00	.00	.00	.0
10-915-986 REPLACEMENT VEHICLE	.00	.00	.00	.00	.0
TOTAL ADMIN CAPITAL	6,019.95	23,743.04	25,000.00	1,256.96	95.0
<u>PUBLIC WORKS CAPITAL</u>					
10-931-910 CAPITAL EQUIPMENT PURCHASE	14,285.89	111,642.16	120,000.00	8,357.84	93.0
10-931-911 CAPITALIZED EQUIPMENT REPAIR	.00	.00	.00	.00	.0
10-931-921 PAVING	.00	.00	100,000.00	100,000.00	.0
10-931-922 DRAINAGE	.00	.00	50,000.00	50,000.00	.0
10-931-923 TOWN SHOP CAPITAL OUTLAY	.00	.00	.00	.00	.0
10-931-972 W PORTAL BRIDGE REHAB	.00	.00	.00	.00	.0
10-931-973 PUBLIC WAY FINDING SIGNS	.00	.00	5,000.00	5,000.00	.0
10-931-974 STREETScape PROJECT FUNDING	.00	.00	.00	.00	.0
TOTAL PUBLIC WORKS CAPITAL	14,285.89	111,642.16	275,000.00	163,357.84	40.6
<u>PARKS CAPITAL</u>					
10-952-500 DOCK IMPROVEMENTS	96,323.22	96,323.22	160,516.00	64,192.78	60.0
10-952-600 COMMUNITY HOUSE UPGRADES EXPEN	.00	339.92	.00	(339.92)	.0
10-952-970 LAND PURCHASE	.00	.00	.00	.00	.0
10-952-971 PARK IMPROVEMENTS	3,632.00	3,632.00	250,000.00	246,368.00	1.5
10-952-972 BOARDWALKS	.00	.00	.00	.00	.0
10-952-995 LAKEFRONT IMPROVEMENTS	.00	.00	.00	.00	.0
10-952-996 REVITALIZING MAIN STREET EXP	.00	.00	.00	.00	.0
TOTAL PARKS CAPITAL	99,955.22	100,295.14	410,516.00	310,220.86	24.4

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

<i>Section 10, Item A.</i>

GENERAL FUND					
	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
TOTAL FUND EXPENDITURES	326,685.75	1,409,392.82	4,259,275.00	2,849,882.18	33.1
NET REVENUE OVER EXPENDITURES	(259,751.36)	(280,267.68)	(638,694.00)	(358,426.32)	(43.9)

TOWN OF GRAND LAKE
 BALANCE SHEET
 MAY 31, 2023

Section 10, Item A.

WATER FUND

ASSETS

20-100000	CASH IN COMBINED CASH FUND	221,967.80	
20-101000	US BANK	275,823.76	
20-102000	CSAFE	68,585.52	
20-109100	COLOTRUST	1,583,309.19	
20-117000	ACCTS RECEIVABLE/WATER SALES	16,737.54	
20-117099	ACCTS RECEIVABLE-OTHER	.00	
20-117500	ACCOUNTS RECIVABLE - AR	343.20	
20-118000	ASSET - LAND	2,270.00	
20-119000	ASSET - DISTRIBUTION SYSTEM	2,831,627.28	
20-122000	ASSET-TREATMENT FACILITY	145,465.94	
20-124000	ASSET - WELLS	109,870.82	
20-125000	ASSET-TANK RESERVOIR	1,466,565.72	
20-126000	ASSET-EQUIPMENT	412,890.69	
20-127000	ASSET-METERS/INSTL IN PROGRESS	.00	
20-128000	ASSET-CONSTRUCTION IN PROGRESS	.00	
20-129000	ACCUM. DEPRECIATION/ALL PRPRTY	(2,987,265.55)	
20-133000	ASSET/BLDG-TOWN HALL	26,934.62	
20-135000	DUE FROM GENERAL FUND	.00	
20-136000	DUE FROM MARINA FUND	.00	
20-143100	PREPAID EXPENSES	.00	
	TOTAL ASSETS		4,175,126.53

LIABILITIES AND EQUITY

LIABILITIES

20-200000	ACCOUNTS PAYABLE GENERAL	3,671.85	
20-201001	DWRP PAYABLE-PRINCIPAL	1,257,945.86	
20-217100	SOCIAL SECURITY PAYABLE	(.01)	
20-217200	FEDERAL W/H PAYABLE	.00	
20-217300	STATE TAX W/H PAYABLE	.00	
20-217400	MEDICARE WITHHOLDING	.01	
20-217500	SUTA PAYABLE	.00	
20-217600	WC PAYABLE	.00	
20-218100	HEALTH/DENTAL/VISION	.00	
20-219100	FLEX MEDICAL	.00	
20-219200	MEDICAL BENEFIT PAYABLE	(662.60)	
20-220000	ICMA W/H PAYABLE	.00	
20-221000	ICMA LOAN PAYABLE	.00	
20-221001	ICMA/ROTH IRA	.00	
20-222000	DEFERRED REVENUE-PREPAID FEES	11,072.73	
20-223000	ACCRUED VACATION PAYABLE	42,387.57	
20-231000	DUE TO G.F. FROM WATER FUND	.00	
	TOTAL LIABILITIES		1,314,415.41

FUND EQUITY

20-275000	UNAPPROP. RETAINED EARNINGS	(956,177.74)
20-281000	CIP RESERVE	1,526,004.00
20-287000	CONTRIBUTED CAPITAL EQUITY	2,215,142.08

TOWN OF GRAND LAKE
BALANCE SHEET
MAY 31, 2023

Section 10, Item A.

WATER FUND

UNAPPROPRIATED FUND BALANCE: REVENUE OVER EXPENDITURES - YTD	<u>75,742.78</u>	
BALANCE - CURRENT DATE		<u>75,742.78</u>
TOTAL FUND EQUITY		<u>2,860,711.12</u>
TOTAL LIABILITIES AND EQUITY		<u><u>4,175,126.53</u></u>

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>WATER REVENUES</u>					
20-344-100 WATER SALES	(1,329.80)	333,163.65	675,000.00	341,836.35	49.4
20-344-105 HP NET METER REVENUE	.00	.00	.00	.00	.0
20-344-110 TAP FEES - CAPITAL	6,500.00	32,500.00	32,500.00	.00	100.0
20-344-120 RESALE METERS INCOME	162.20	3,507.60	3,000.00	(507.60)	116.9
20-344-140 INTEREST REVENUE	7,235.24	33,035.13	10,000.00	(23,035.13)	330.4
20-344-150 SALE/TRADE-IN OF ASSETS	.00	.00	.00	.00	.0
20-344-160 MISC. REVENUES	.00	.00	.00	.00	.0
20-344-190 BULK WATER PERMITS	50.00	50.00	500.00	450.00	10.0
20-344-200 CAPITAL LEASE PROCEEDS	.00	.00	.00	.00	.0
20-344-260 REIMBURSEMENT INCOME	.00	.00	.00	.00	.0
TOTAL WATER REVENUES	12,617.64	402,256.38	721,000.00	318,743.62	55.8
TOTAL FUND REVENUE	12,617.64	402,256.38	721,000.00	318,743.62	55.8

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>WATER OPERATIONS</u>					
20-430-100	21,761.94	113,131.18	257,000.00	143,868.82	44.0
20-430-103	.00	83.92	5,000.00	4,916.08	1.7
20-430-105	.00	.00	2,500.00	2,500.00	.0
20-430-110	.00	.00	.00	.00	.0
20-430-111	1,400.00	7,450.00	13,000.00	5,550.00	57.3
20-430-119	.00	.00	.00	.00	.0
20-430-130	.00	.00	.00	.00	.0
20-430-132	623.96	3,243.26	20,960.00	17,716.74	15.5
20-430-133	5,025.20	29,703.76	46,800.00	17,096.24	63.5
20-430-135	449.96	2,699.76	5,400.00	2,700.24	50.0
20-430-136	.00	437.32	3,600.00	3,162.68	12.2
20-430-141	49.63	399.50	786.00	386.50	50.8
20-430-142	(514.00)	6,435.00	21,000.00	14,565.00	30.6
20-430-143	1,476.06	7,680.18	16,244.00	8,563.82	47.3
20-430-144	212.67	1,133.52	3,799.00	2,665.48	29.8
20-430-145	.00	.00	.00	.00	.0
20-430-210	.00	.00	1,500.00	1,500.00	.0
20-430-211	.00	.00	22,000.00	22,000.00	.0
20-430-215	1,683.00	1,683.00	7,000.00	5,317.00	24.0
20-430-220	.00	.00	2,500.00	2,500.00	.0
20-430-221	1,744.02	8,438.07	13,000.00	4,561.93	64.9
20-430-222	.00	246.96	1,500.00	1,253.04	16.5
20-430-223	.00	6.87	600.00	593.13	1.2
20-430-225	.00	.00	500.00	500.00	.0
20-430-227	.00	.00	600.00	600.00	.0
20-430-228	.00	.00	1,000.00	1,000.00	.0
20-430-229	.00	36.99	100.00	63.01	37.0
20-430-231	336.64	1,567.92	2,500.00	932.08	62.7
20-430-232	.00	3,109.36	2,500.00	(609.36)	124.4
20-430-233	.00	95.80	5,000.00	4,904.20	1.9
20-430-234	393.04	419.52	3,000.00	2,580.48	14.0
20-430-235	.00	.00	1,200.00	1,200.00	.0
20-430-237	27.98	27.98	1,000.00	972.02	2.8
20-430-238	96.45	1,230.42	25,000.00	23,769.58	4.9
20-430-239	.00	.00	150.00	150.00	.0
20-430-240	.00	.00	3,000.00	3,000.00	.0
20-430-241	.00	1,470.00	2,500.00	1,030.00	58.8
20-430-251	.00	.00	150.00	150.00	.0
20-430-252	.00	8,028.38	.00	(8,028.38)	.0
20-430-253	.00	.00	6,000.00	6,000.00	.0
20-430-310	.00	.00	.00	.00	.0
20-430-311	.00	.00	1,500.00	1,500.00	.0
20-430-314	.00	589.56	300.00	(289.56)	196.5
20-430-316	.00	300.00	500.00	200.00	60.0
20-430-317	75.00	475.00	3,900.00	3,425.00	12.2
20-430-318	.00	.00	3,000.00	3,000.00	.0
20-430-319	.00	.00	100.00	100.00	.0
20-430-320	85.00	425.00	1,000.00	575.00	42.5
20-430-321	916.46	6,383.74	12,000.00	5,616.26	53.2
20-430-330	8.96	123.66	700.00	576.34	17.7
20-430-341	2,786.99	12,671.05	23,000.00	10,328.95	55.1
20-430-344	217.08	1,043.13	2,500.00	1,456.87	41.7

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
20-430-345 NATURAL GAS UTILITY	588.16	3,757.90	7,000.00	3,242.10	53.7
20-430-347 INTERNET SERVICE	.00	.00	.00	.00	.0
20-430-351 LEGAL SERVICES	.00	.00	600.00	600.00	.0
20-430-352 AUDIT	3,000.00	3,000.00	3,000.00	.00	100.0
20-430-354 SYSTEM ANALYSIS/ENG & SURVEY	.00	402.50	5,000.00	4,597.50	8.1
20-430-355 STATE FEES	.00	.00	.00	.00	.0
20-430-370 TRAINING/TRAVEL	99.00	392.43	2,000.00	1,607.57	19.6
20-430-513 PROPERTY/CASUALTY INSURANCE	.00	7,699.26	17,000.00	9,300.74	45.3
20-430-514 POSITION BONDS	.00	.00	100.00	100.00	.0
20-430-700 DEPRECIATION RESERVE	.00	.00	.00	.00	.0
20-430-870 CONTINGENCY-OPERATIONS	.00	.00	1,000.00	1,000.00	.0
TOTAL WATER OPERATIONS	42,543.20	236,021.90	582,589.00	346,567.10	40.5
<u>WATER DEBT SERVICE</u>					
20-830-640 DWRP LOAN - PRINCIPAL	34,814.57	34,814.57	69,977.00	35,162.43	49.8
20-830-645 DWRP LOAN - INTEREST	12,579.46	12,579.46	24,811.00	12,231.54	50.7
TOTAL WATER DEBT SERVICE	47,394.03	47,394.03	94,788.00	47,393.97	50.0
<u>WATER CAPITAL</u>					
20-930-994 SYSTEM UPGRADES	.00	.00	.00	.00	.0
20-930-995 CAPITAL CONTINGENCY	.00	.00	.00	.00	.0
20-930-997 CAPITAL DIRECT PURCHASE	.00	43,097.67	48,000.00	4,902.33	89.8
20-930-999 CONTRA CAPITAL OUTLAY	.00	.00	.00	.00	.0
TOTAL WATER CAPITAL	.00	43,097.67	48,000.00	4,902.33	89.8
<u>DEPARTMENT 931</u>					
20-931-999 CONTRA DEBT SERVICE	.00	.00	.00	.00	.0
TOTAL DEPARTMENT 931	.00	.00	.00	.00	.0
TOTAL FUND EXPENDITURES	89,937.23	326,513.60	725,377.00	398,863.40	45.0
NET REVENUE OVER EXPENDITURES	(77,319.59)	75,742.78	(4,377.00)	(80,119.78)	1730.5

TOWN OF GRAND LAKE
 BALANCE SHEET
 MAY 31, 2023

Section 10, Item A.

MARINA FUND

ASSETS

40-100000	CASH IN COMBINED CASH FUND	253,883.81	
40-109100	COLOTRUST	432,055.18	
40-116000	PETTY CASH	525.00	
40-117000	ACCOUNTS RECEIVABLE	.00	
40-117500	ACCOUNTS RECEIVABLE - AR	.00	
40-118000	ASSET - BOATS	532,371.71	
40-118500	ASSET - BOATS-IN PROGRESS	.00	
40-119000	ASSET - OTHER	7,480.69	
40-123000	DUE TO MARINA FROM GF	.00	
40-129000	ACCUM DEPRECIATION/ALL PROP	(286,613.21)	
40-143100	PREPAID EXPENSES	.00	
	TOTAL ASSETS		<u>939,703.18</u>

LIABILITIES AND EQUITY

LIABILITIES

40-200000	ACCOUNTS PAYABLE GENERAL	(66.88)	
40-217000	WAGES PAYABLE	.00	
40-217100	SOCIAL SECURITY PAYABLE	.00	
40-217200	FEDERAL W/H PAYABLE	.00	
40-217300	STATE TAX W/H PAYABLE	.00	
40-217400	MEDICARE WITHHOLDING	.00	
40-217500	SUTA PAYABLE	.00	
40-217600	WC PAYABLE	.00	
40-218100	HEALTH/DENTAL/VISION	(2,994.35)	
40-219100	FLEX MEDICAL	.00	
40-219200	MEDICAL BENEFIT PAYABLE	.00	
40-220000	ICMA W/H PAYABLE	.00	
40-221000	ICMA LOAN PAYABLE	.00	
40-221001	ICMA/ROTH IRA	.00	
40-223000	ACCRUED VACATION PAYABLE	2,073.34	
40-231000	DUE TO GF FROM MARINA	.00	
40-232000	DUE TO WATER FROM MARINA	.00	
	TOTAL LIABILITIES	(987.89)	

FUND EQUITY

40-275000	UNAPPROP. RETAINED EARNINGS	1,031,998.57	
	UNAPPROPRIATED FUND BALANCE:		
	REVENUE OVER EXPENDITURES - YTD	(91,307.50)	
	BALANCE - CURRENT DATE	(91,307.50)	
	TOTAL FUND EQUITY		<u>940,691.07</u>
	TOTAL LIABILITIES AND EQUITY		<u>939,703.18</u>

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

MARINA FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>MARINA REVENUES</u>					
40-344-113 RENTALS (NON-TAXABLE)	15,360.01	15,360.01	300,000.00	284,639.99	5.1
40-344-115 TOURS	3,475.00	3,475.00	55,000.00	51,525.00	6.3
40-344-120 BUILDING SPACE RENTAL	.00	.00	3,584.00	3,584.00	.0
40-344-145 KAYAK SLIP RENTAL	300.00	1,350.00	3,600.00	2,250.00	37.5
40-344-155 SUP SLIP RENTAL	1,800.00	1,800.00	900.00	(900.00)	200.0
40-344-160 MISC REVENUE	.00	.00	.00	.00	.0
40-344-170 INTEREST EARNED	1,884.81	8,611.84	4,000.00	(4,611.84)	215.3
40-344-180 BOAT DAMAGE	.00	.00	1,000.00	1,000.00	.0
40-344-200 SALE OF ASSETS	.00	.00	.00	.00	.0
40-344-220 CONTRIBUTED SERVICES	.00	.00	.00	.00	.0
TOTAL MARINA REVENUES	22,819.82	30,596.85	368,084.00	337,487.15	8.3
TOTAL FUND REVENUE	22,819.82	30,596.85	368,084.00	337,487.15	8.3

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

MARINA FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>MARINA OPERATIONS</u>					
40-460-100	GROSS WAGES - MARINA	7,858.58	28,571.20	71,500.00	42,928.80 40.0
40-460-103	OT/COMP TIME BUYOUT	.00	.00	1,500.00	1,500.00 .0
40-460-105	BONUS	.00	.00	1,000.00	1,000.00 .0
40-460-110	GROSS WAGES-MARINA PT/SEASONAL	1,931.39	1,931.39	130,000.00	128,068.61 1.5
40-460-119	ACCRUED LEAVE EXPENSE	.00	.00	.00	.00 .0
40-460-130	GLC MEMBERSHIP BENEFIT	.00	.00	.00	.00 .0
40-460-132	ICMA TOWN PAID BENEFIT	.00	.00	5,720.00	5,720.00 .0
40-460-133	HEALTH/DENTAL - EMPLOYEE	1,157.80	6,946.80	17,000.00	10,053.20 40.9
40-460-135	DEP HEALTH/DENTAL	.00	.00	.00	.00 .0
40-460-136	MEDICAL BENEFIT ALLOWANCE	645.00	1,235.00	1,200.00	(35.00) 102.9
40-460-141	UNEMPLOYMENT INSURANCE	35.30	117.73	609.00	491.27 19.3
40-460-142	WORKERS' COMPENSATION	(153.00)	6,147.00	20,000.00	13,853.00 30.7
40-460-143	SOCIAL SECURITY MATCH	606.98	1,891.16	12,586.00	10,694.84 15.0
40-460-144	MEDICARE MATCH	141.94	442.24	2,944.00	2,501.76 15.0
40-460-211	GENERAL OFFICE SUPPLIES	225.00	530.96	600.00	69.04 88.5
40-460-214	SMALL EQUIP/COMP HRDWARE	.00	.00	500.00	500.00 .0
40-460-222	SHOP SUPPLIES	2,256.66	2,256.66	2,500.00	243.34 90.3
40-460-223	BOAT SUPPLIES	.00	.00	2,000.00	2,000.00 .0
40-460-227	TOOLS	.00	.00	500.00	500.00 .0
40-460-231	FUEL	.00	.00	10,000.00	10,000.00 .0
40-460-232	VEHICLE MAINTENANCE	.00	.00	500.00	500.00 .0
40-460-233	EQUIPMENT (BOAT) MAINTENANCE	2,320.00	2,320.00	15,000.00	12,680.00 15.5
40-460-237	BUILDING/FACILITY MAINTENANCE	701.73	701.73	2,000.00	1,298.27 35.1
40-460-301	CONTRIBUTIONS	.00	.00	.00	.00 .0
40-460-312	COMPUTER SERVICES	324.40	1,664.40	2,000.00	335.60 83.2
40-460-314	ADS AND LEGAL NOTICES	474.00	474.00	2,000.00	1,526.00 23.7
40-460-316	DUES/MEMBERSHIPS	.00	.00	275.00	275.00 .0
40-460-317	UNIFORMS	.00	.00	1,000.00	1,000.00 .0
40-460-318	MISCELLANEOUS SERVICES	.00	.00	300.00	300.00 .0
40-460-320	MARKETING	.00	682.50	500.00	(182.50) 136.5
40-460-330	BANK/CREDIT CARD FEES	.00	129.00	7,500.00	7,371.00 1.7
40-460-341	ELECTRIC UTILITY	43.47	222.49	800.00	577.51 27.8
40-460-342	SEWER UTILITY	.00	246.00	575.00	329.00 42.8
40-460-343	WATER UTILITY	.00	294.00	588.00	294.00 50.0
40-460-344	TELEPHONE/INTERNET UTILITY	1,219.21	1,822.34	1,200.00	(622.34) 151.9
40-460-350	BOAT REGISTRATION	.00	.99	900.00	899.01 .1
40-460-351	LICENSES	.00	.00	100.00	100.00 .0
40-460-355	PURCHASED PROFESSIONAL SERV.	.00	.00	500.00	500.00 .0
40-460-360	SALES TAX	.00	.00	.00	.00 .0
40-460-361	MARINA OVER/SHORT	.00	.00	.00	.00 .0
40-460-370	TRAINING/TRAVEL	.00	.00	500.00	500.00 .0
40-460-510	LEGAL	.00	.00	.00	.00 .0
40-460-512	AUDIT	1,500.00	1,500.00	1,500.00	.00 100.0
40-460-513	PROPERTY/CASUALTY INSURANCE	.00	1,776.76	4,500.00	2,723.24 39.5
40-460-514	POSITION BONDS	.00	.00	300.00	300.00 .0
40-460-515	ENGINEERING/SURVEY	.00	.00	.00	.00 .0
40-460-516	SITE LEASE	.00	.00	1.00	1.00 .0
40-460-700	DEPRECIATION RESERVE	.00	.00	.00	.00 .0
40-460-750	FIREWORKS	47,500.00	60,000.00	45,000.00	(15,000.00) 133.3
40-460-870	CONTINGENCY	.00	.00	6,000.00	6,000.00 .0
TOTAL MARINA OPERATIONS		68,788.46	121,904.35	373,698.00	251,793.65 32.6

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

MARINA FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>MARINA CAPITAL</u>					
40-960-610 CAPITAL EQUIPMENT	.00	.00	.00	.00	.0
40-960-750 CAPITAL CONTRIBS (INTERFUND)	.00	.00	.00	.00	.0
40-960-995 FACILITIES IMPROVEMENTS	.00	.00	80,000.00	80,000.00	.0
40-960-999 CONTRA CAPITAL OUTLAY	.00	.00	.00	.00	.0
TOTAL MARINA CAPITAL	.00	.00	80,000.00	80,000.00	.0
TOTAL FUND EXPENDITURES	68,788.46	121,904.35	453,698.00	331,793.65	26.9
NET REVENUE OVER EXPENDITURES	(45,968.64)	(91,307.50)	(85,614.00)	5,693.50	(106.7)

TOWN OF GRAND LAKE
 BALANCE SHEET
 MAY 31, 2023

Section 10, Item A.

PAY-AS-YOU-THROW FUND

<u>ASSETS</u>			
50-100000	CASH IN COMBINED CASH FUND	176,833.28	
50-116000	PETTY CASH	50.00	
50-117000	ACCOUNTS RECEIVABLE	.00	
50-117500	ACCOUNTS RECIVABLE - AR	1,968.14	
50-127000	ASSET - BAG INVENTORY	6,018.83	
50-143100	PREPAID EXPENSES	.00	
		<hr/>	
	TOTAL ASSETS		184,870.25
			<hr/> <hr/>
<u>LIABILITIES AND EQUITY</u>			
<u>LIABILITIES</u>			
50-200000	ACCOUNTS PAYABLE GENERAL	245.62	
50-223100	PREPAID ACCOUNTS	.00	
50-231000	DUE TO G.F. FROM PAYT	.00	
		<hr/>	
	TOTAL LIABILITIES		245.62
<u>FUND EQUITY</u>			
50-275000	UNAPPROP. RETAINED EARNINGS	177,155.32	
	UNAPPROPRIATED FUND BALANCE:		
	REVENUE OVER EXPENDITURES - YTD	7,469.31	
		<hr/>	
	BALANCE - CURRENT DATE	7,469.31	
		<hr/>	
	TOTAL FUND EQUITY		184,624.63
			<hr/> <hr/>
	TOTAL LIABILITIES AND EQUITY		184,870.25
			<hr/> <hr/>

TOWN OF GRAND LAKE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

PAY-AS-YOU-THROW FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>PAYT REVENUES</u>					
50-344-110 BAGS: DIRECT SALES (T)	132.00	821.00	4,000.00	3,179.00	20.5
50-344-115 BAGS: VENDOR PURCHASE (NT)	6,600.00	19,800.00	75,000.00	55,200.00	26.4
50-344-140 INTEREST REVENUE	.00	.00	300.00	300.00	.0
TOTAL PAYT REVENUES	6,732.00	20,621.00	79,300.00	58,679.00	26.0
TOTAL FUND REVENUE	6,732.00	20,621.00	79,300.00	58,679.00	26.0

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

<i>Section 10, Item A.</i>

PAY-AS-YOU-THROW FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>PAYT OPERATIONS</u>					
50-470-200 BAGS FOR RESALE	(2,300.00)	4,096.00	2,300.00	(1,796.00)	178.1
50-470-250 COGS - BAGS	.00	.00	6,500.00	6,500.00	.0
50-470-300 DUMPSTER SERVICE	1,496.22	7,847.70	30,000.00	22,152.30	26.2
50-470-301 RECYCLING CONTRIBUTION	125.00	750.00	1,500.00	750.00	50.0
50-470-305 RECYCLING PROGRAM	.00	.00	5,000.00	5,000.00	.0
50-470-310 SITE LEASE	.00	.00	1.00	1.00	.0
50-470-312 COMPUTER SERVICES	.00	.00	450.00	450.00	.0
50-470-315 SITE MAINTENANCE	.00	7.99	25,000.00	24,992.01	.0
50-470-320 BUSINESS LICENSE	.00	.00	165.00	165.00	.0
50-470-350 SALES TAX	.00	.00	700.00	700.00	.0
50-470-512 AUDIT	450.00	450.00	450.00	.00	100.0
50-470-870 CONTINGENCY	.00	.00	.00	.00	.0
TOTAL PAYT OPERATIONS	(228.78)	13,151.69	72,066.00	58,914.31	18.3
 <u>PAYT CAPITAL</u>					
50-970-751 SITE IMPROVEMENTS	.00	.00	20,000.00	20,000.00	.0
TOTAL PAYT CAPITAL	.00	.00	20,000.00	20,000.00	.0
TOTAL FUND EXPENDITURES	(228.78)	13,151.69	92,066.00	78,914.31	14.3
NET REVENUE OVER EXPENDITURES	6,960.78	7,469.31	(12,766.00)	(20,235.31)	58.5

TOWN OF GRAND LAKE
 BALANCE SHEET
 MAY 31, 2023

Section 10, Item A.

CAPITAL IMPROVEMENT FUND

<u>ASSETS</u>			
90-100000	CASH IN COMBINED CASH FUND	(20,689.55)
90-109100	COLOTRUST		740,865.18
90-117000	ACCOUNTS RECEIVABLE		57,615.08
90-117500	ACCOUNTS RECIVABLE - AR		.00
			<u>777,790.71</u>
	TOTAL ASSETS		<u>777,790.71</u>
<u>LIABILITIES AND EQUITY</u>			
<u>LIABILITIES</u>			
90-200000	ACCOUNTS PAYABLE GENERAL		.00
			<u>.00</u>
	TOTAL LIABILITIES		.00
<u>FUND EQUITY</u>			
90-270000	SURPLUS FUND		280,500.00
90-275000	RETAINED EARNINGS - PRIOR		473,734.75
	UNAPPROPRIATED FUND BALANCE:		
	REVENUE OVER EXPENDITURES - YTD		23,555.96
			<u>23,555.96</u>
	BALANCE - CURRENT DATE		<u>23,555.96</u>
	TOTAL FUND EQUITY		<u>777,790.71</u>
	TOTAL LIABILITIES AND EQUITY		<u>777,790.71</u>

TOWN OF GRAND LAKE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

CAPITAL IMPROVEMENT FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>CIF REVENUES</u>					
90-344-110 SALES & USE TAX 1%	.00	87,313.87	584,250.00	496,936.13	14.9
90-344-140 INTEREST REVENUES	3,231.93	14,767.09	6,000.00	(8,767.09)	246.1
90-344-160 MISC REVENUE	.00	.00	.00	.00	.0
90-344-310 CO TREE GRANT	.00	.00	.00	.00	.0
90-344-910 DOLA 2017 TIER II PHASE 1	.00	.00	.00	.00	.0
90-344-920 DOLA 2017 TIER II PHASE 2	.00	.00	.00	.00	.0
TOTAL CIF REVENUES	3,231.93	102,080.96	590,250.00	488,169.04	17.3
 <u>CIF OTHER REVENUES</u>					
90-391-360 TXFR IN FROM WATER ENTERPRISE	.00	.00	.00	.00	.0
TOTAL CIF OTHER REVENUES	.00	.00	.00	.00	.0
TOTAL FUND REVENUE	3,231.93	102,080.96	590,250.00	488,169.04	17.3

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2023

Section 10, Item A.

CAPITAL IMPROVEMENT FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>CAP IMP FUND OPERATIONS</u>					
90-431-870 CONTINGENCY	.00	.00	300.00	300.00	.0
90-431-999 TABOR REQ'D EMERGENCY RESERVE	.00	.00	.00	.00	.0
TOTAL CAP IMP FUND OPERATIONS	.00	.00	300.00	300.00	.0
<u>CIF EXPENSES</u>					
90-444-300 EV EXPENSES	.00	.00	.00	.00	.0
90-444-310 COLORADO TREE COALITION EXPENS	.00	.00	.00	.00	.0
TOTAL CIF EXPENSES	.00	.00	.00	.00	.0
<u>CAP IMP FUND DEBT SERVICE</u>					
90-831-471 SALES TAX BONDS - PRINCIPAL	.00	.00	120,000.00	120,000.00	.0
90-831-472 SALES TAX BONDS - INTEREST	78,525.00	78,525.00	157,050.00	78,525.00	50.0
TOTAL CAP IMP FUND DEBT SERVICE	78,525.00	78,525.00	277,050.00	198,525.00	28.3
<u>CAP IMP FUND CAPITAL</u>					
90-931-200 CAPITAL PAVEMENT	.00	.00	263,000.00	263,000.00	.0
90-931-201 CAPITAL BOARDWALKS	.00	.00	50,000.00	50,000.00	.0
90-931-910 STREETScape	.00	.00	.00	.00	.0
90-931-912 STREETScape-MAINTENANCE	.00	.00	.00	.00	.0
90-931-915 STREETScape PLAN/PROJECT MAN	.00	.00	.00	.00	.0
90-931-916 STREETScape- BELOW GROUND	.00	.00	.00	.00	.0
90-931-917 STREETScape-ABOVE GROUND	.00	.00	.00	.00	.0
90-931-918 STREETScape- MISC.	.00	.00	.00	.00	.0
90-931-919 STREETScape-LANDSCAPING	.00	.00	.00	.00	.0
TOTAL CAP IMP FUND CAPITAL	.00	.00	313,000.00	313,000.00	.0
TOTAL FUND EXPENDITURES	78,525.00	78,525.00	590,350.00	511,825.00	13.3
NET REVENUE OVER EXPENDITURES	(75,293.07)	23,555.96	(100.00)	(23,655.96)	23556.

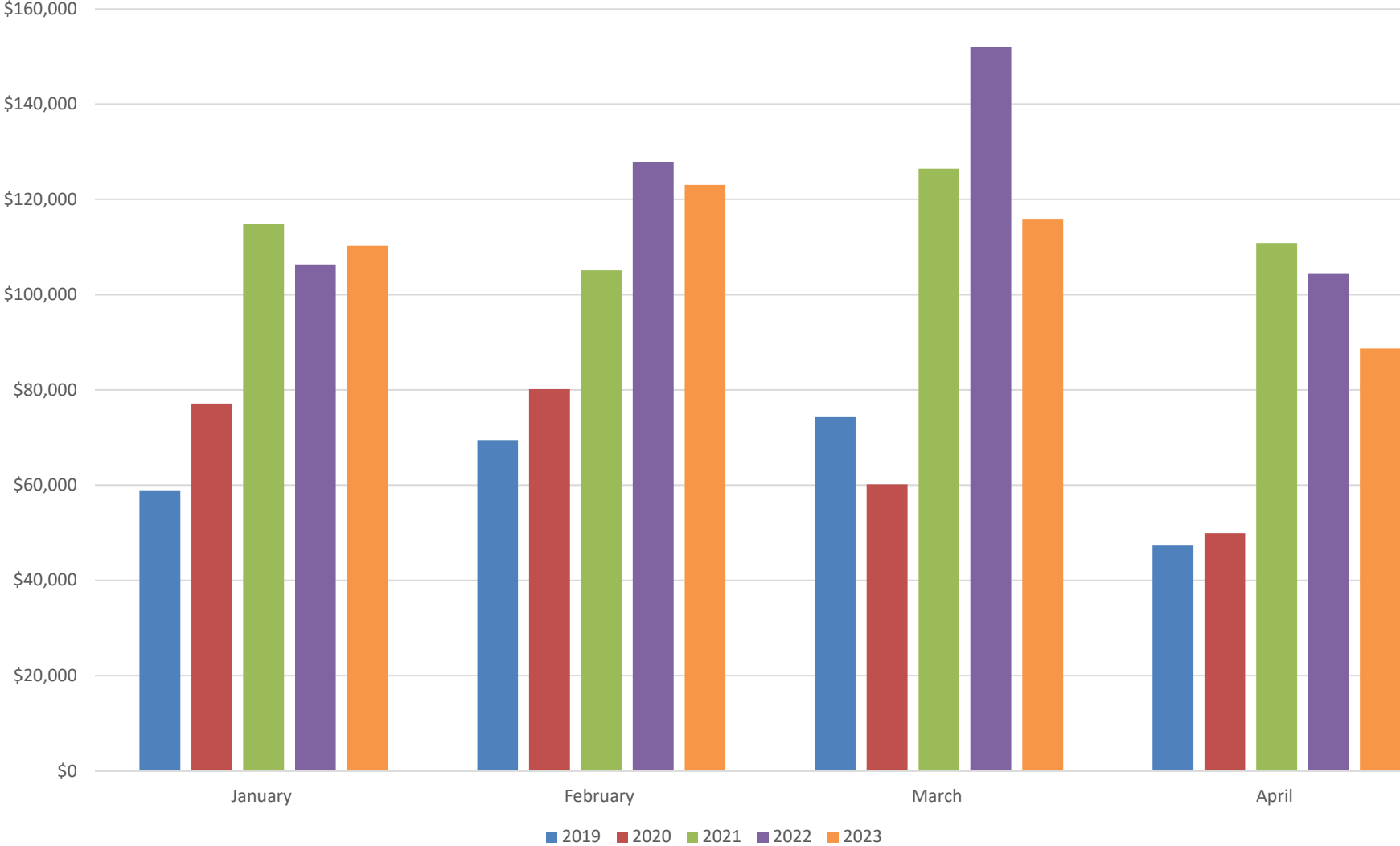
**4% SALES TAX CASH FLOW REPORT:
TOWN OF GRAND LAKE
FISCAL YEAR 2023**

Sales Month	2023	2022	2021	Fiscal Year 2020	2019
January	\$110,248	\$106,350	\$114,888	\$77,149	\$58,933
February	\$123,072	\$127,918	\$105,125	\$80,166	\$69,478
March	\$115,936	\$151,941	\$126,469	\$60,184	\$74,443
April	\$88,692	\$104,344	\$110,867	\$49,912	\$47,378
May		\$172,788	\$164,901	\$104,689	\$92,138
June		\$360,464	\$377,346	\$277,913	\$240,589
July		\$472,409	\$442,768	\$346,264	\$304,721
August		\$369,399	\$370,626	\$335,005	\$254,709
September		\$324,475	\$304,337	\$318,513	\$322,285
October		\$181,308	\$164,428	\$118,313	\$110,559
November		\$100,997	\$109,224	\$85,868	\$65,583
December		\$129,464	\$132,476	\$125,334	\$95,751

YEAR TO DATE CASH FLOW COMPARISON

	Year to Date Total	Percent of Budget	Percent change from previous Year to Date	Dollar change from previous Year to Date	Budgeted Amount
2023	\$437,948	18.73%	-10.72%	\$ (52,604.11)	\$2,337,968
2022	\$490,552	19.93%	7.26%	\$ 33,202.88	\$2,461,018
2021	\$457,349	26.26%	71.03%	\$ 189,937.57	\$1,741,825
2020	\$267,412	16.12%	6.87%	\$ 17,179.63	\$1,659,230
2019	\$250,232	17.89%	0.00%	\$ -	\$1,398,967

4% SALES TAX CASH FLOW 2023 YTD through April



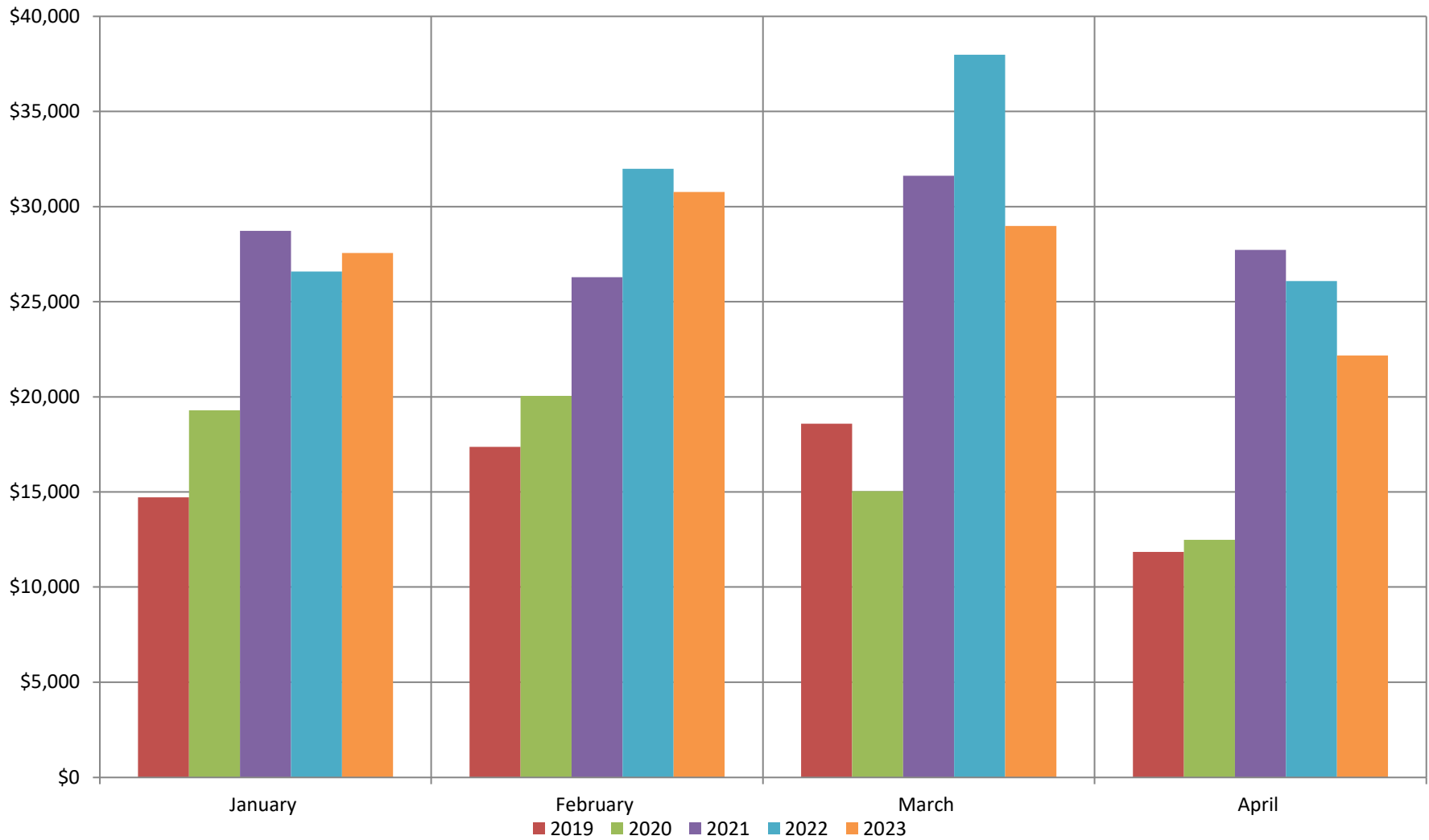
**1% SALES TAX CASH FLOW REPORT:
TOWN OF GRAND LAKE
FISCAL YEAR 2023**

Sales Month	2023	2022	2021	2020	FISCAL YEAR 2019
January	\$27,562	\$26,587	\$28,722	\$19,287	\$14,712
February	\$30,768	\$31,979	\$26,281	\$20,042	\$17,367
March	\$28,984	\$37,985	\$31,617	\$15,046	\$18,583
April	\$22,173	\$26,086	\$27,717	\$12,478	\$11,844
May		\$43,197	\$41,225	\$26,172	\$23,035
June		\$90,116	\$94,336	\$69,478	\$60,147
July		\$118,102	\$110,692	\$86,566	\$76,180
August		\$92,350	\$92,656	\$83,751	\$63,677
September		\$81,119	\$76,084	\$79,628	\$80,571
October		\$45,327	\$41,107	\$29,578	\$27,640
November		\$25,249	\$27,306	\$21,467	\$16,396
December		\$32,366	\$33,119	\$31,333	\$23,938

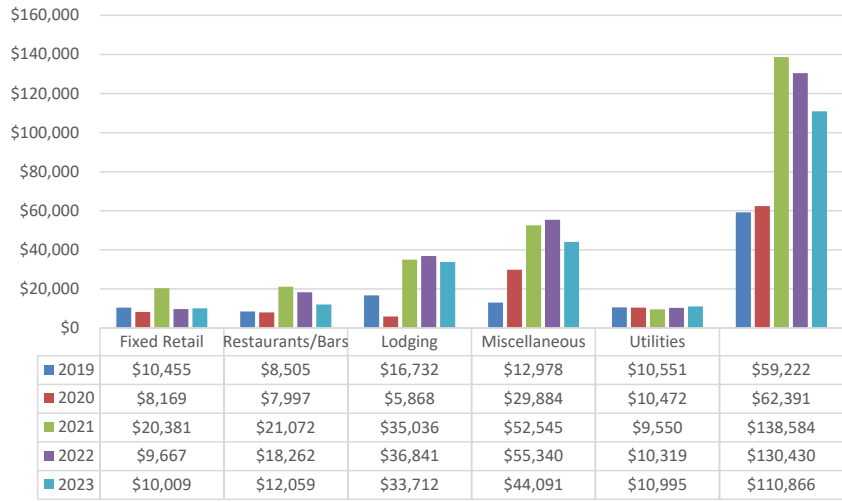
YEAR TO DATE CASH FLOW COMPARISON

	Year to Date Total	Percent of Budget	Percent change from previous Year to Date	Dollar change from previous Year to Date	Budgeted Amount
2023	\$109,487	18.74%	-10.72%	\$ (13,151)	\$584,250.00
2022	\$122,638	19.93%	7.26%	\$ 8,301	\$615,252.00
2021	\$114,337	26.28%	71.03%	\$ 47,484	\$435,000.00
2020	\$66,853	15.00%	6.95%	\$ 4,347	\$445,635.00
2019	\$62,506	17.56%	#DIV/0!	\$ 62,506	\$355,882.00

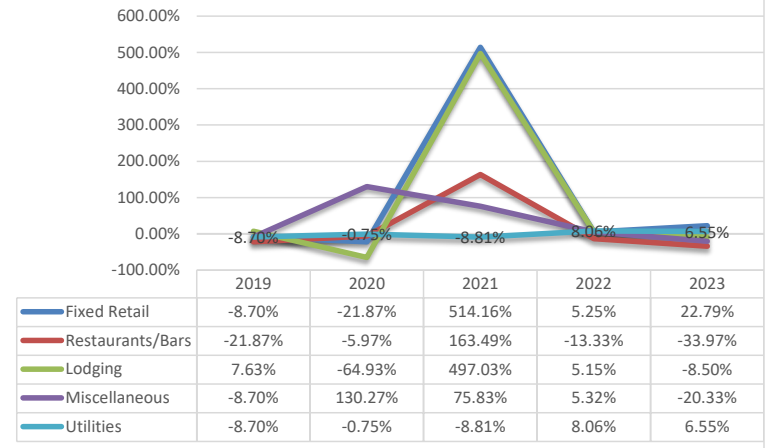
1% SALES TAX CASH FLOW 2023 YTD through April



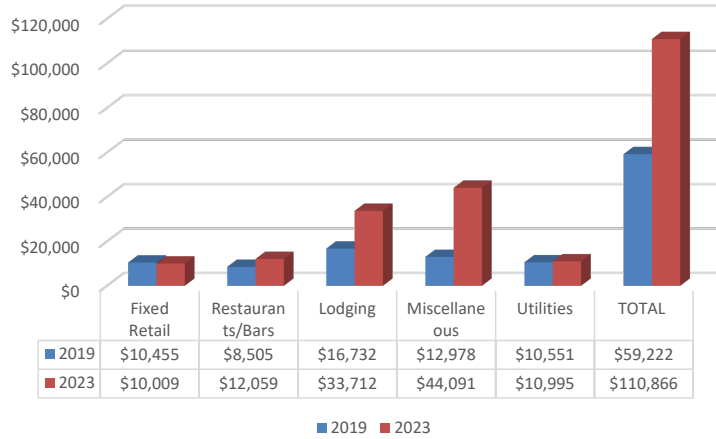
April sales tax by industry 2019 through 2023



% change from previous April



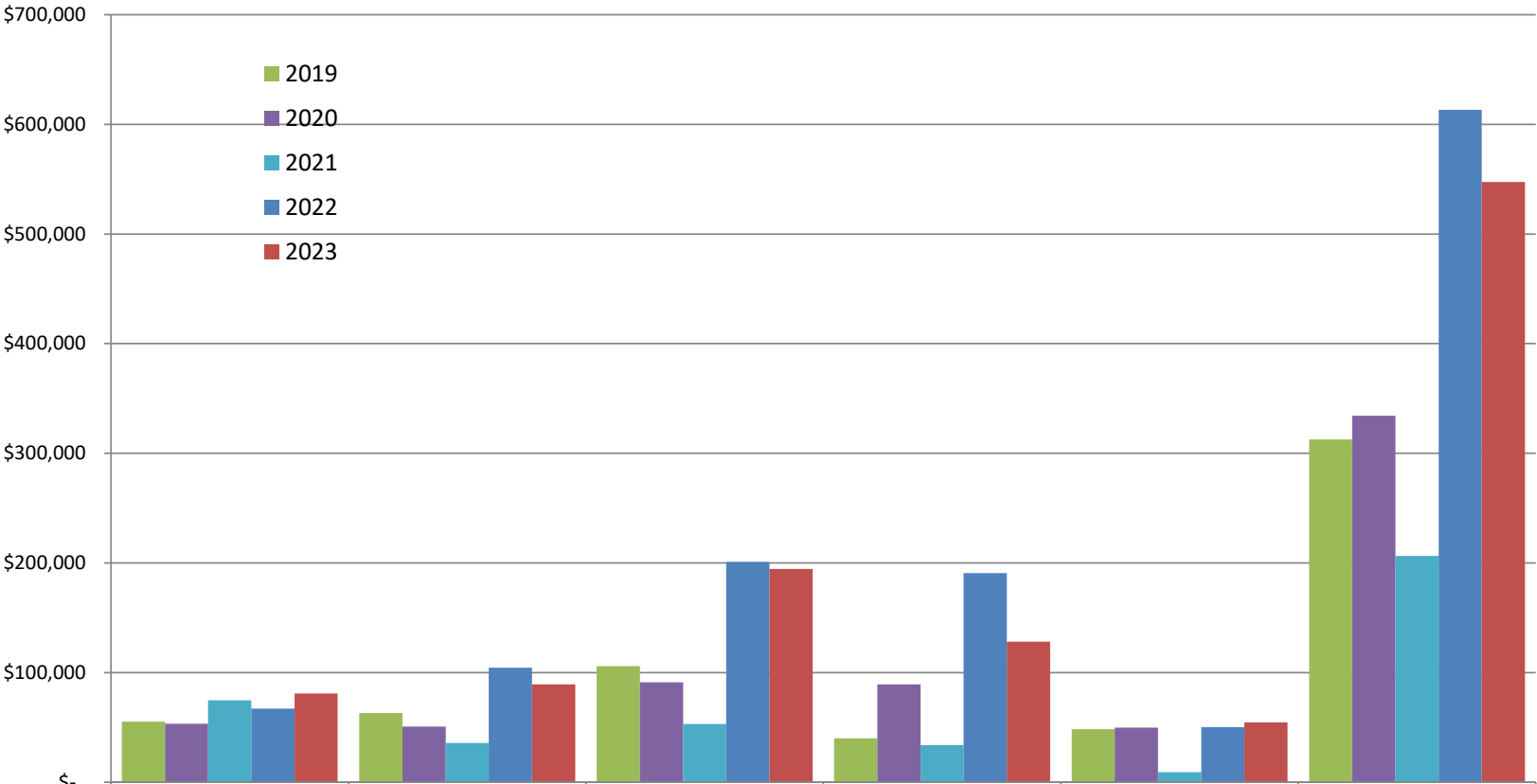
April sales Tax Growth by \$ from 2019 to 2023



% of change from April 2019 to April 2023



TOWN OF GRAND LAKE Sales Tax Collection by Industry for Year to Date 2019-2023 January through April YTD



	Fixed Retail	Restaurants/Bars	Lodging	Miscellaneous	Utilities	Total Year To Date
2019	\$55,297	\$63,106	\$105,871	\$40,031	\$48,436	\$312,741
2020	\$53,226	\$50,706	\$91,188	\$89,304	\$49,843	\$334,268
2021	\$74,625	\$35,732	\$53,045	\$33,752	\$9,152	\$206,307
2022	\$67,160	\$104,436	\$200,838	\$190,628	\$50,149	\$613,209
2023	\$80,990	\$89,301	\$194,521	\$128,139	\$54,493	\$547,445



1026 Park Ave · PO Box 99
Grand Lake, CO 80447
970-627-3435
www.townofgrandlake.com

June 26, 2023

To: Mayor Kudron and Board of Trustees
From: Caitrin Irish, Administrative Assistant/Permit Technician
RE: Special Event Permit Request – *Troublesome Fest Showcase*

PURPOSE

Fire on the Mountain, represented by Stephanie Conners, has partnered with Grandview Mountain Lodge, represented by Fawn M. Calvin-Braleay, ('the Applicant') in submitting a Special Event Permit Application for consideration.

BACKGROUND INFORMATION

The Applicant is requesting to hold a musical showcase, titled Troublesome Fest Showcase, to select a local artist to open for Troublesome Fest in September 2023.

The Event is proposed to be held on Saturday, July 8th from 8:00AM to 10:00PM and Sunday, July 9th from 8:00AM to 10:00PM. The completion time will most likely be sooner on Sunday as the event itself will only be held from 8:00AM to approximately 1:00PM, the remaining time will be used for event clean up. The event will close Vine Street between Grand Ave and Park Ave, allowing the stage to be set up on the Grand Ave end of Vine Street and pedestrians to enjoy the showcase from the Grandview outdoor seating to the street. The applicant is requesting assistance from public works closing Vine Street. Request have also been made for candlestick cones, rope, garbage cans, and a dumpster. Porta-potties will be provided by the applicant. Electricity will be provided to the event by Grandview Mountain Lodge and a generator.

Because this is a first-time event, action by the Board of Trustees is required.

Attached you will find the Special Event Permit Application, approval of the event site plan by the Grand Lake Fire Chief-Seth St. Germain, purposed site plan, detailed public works request, certificate of liability insurance, state of Colorado sales tax and Grand Lake business licenses.

MUNICIPAL CODE

In accordance with the Town of Grand Lake Municipal Code, Chapter 11, Article 6, Section 3(C) Special Event Permit Application Review and Approval:

11-6-3(C)2(b) - Approval by Board of Trustees
If approval is not obtained by 11-6-3(C)2(a) Approval by the Mayor, The Board of Trustees shall review the SEP application.

11-6-3(C)1 - Review Considerations
The following factors shall be considered prior to approval of a SEP:
(a) The predominant use of the primary facility being used; and
(b) The proposed event and the event hours; and
(c) Neighborhood compatibility; and
(d) Effect of the proposed event on the community; and
(e) The Town's anticipated cost in staff time and equipment use; and
(f) The benefit to non-profit from the event; and



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- (g) The benefit to local businesses from the event; and
- (h) Duplication of services or sale items; and
- (i) Nature of the past event issues or similar past event issues.

The Board shall review and may approve the application based on 11-6-3(C)1 - Review Considerations. The Board, at its discretion, may require one or more of the following:

1. Require review of the SEP at a Public Hearing; and/or
2. Permit all or only a portion of the SEP application; and/or
3. Impose permit conditions on the event.

STAFF COMMENTS

All required documentation has been received, including payment of the damage deposit. Staff believes that this event is not in conflict with the consideration factors listed above and should be a successful positive event for the Town of Grand Lake, Grandview Mountain Lodge, Fire on the Mountain Organization, and community. Staff believes that this event should not require a public hearing.

STAFF RECOMMENDATION

Staff recommends approval and execution of the Special Event Permit as presented.

BOARD DISCUSSION

The Board should review and discuss the application, taking into consideration the factors listed above and input from the Applicant. Additionally, the Board should decide if a public hearing is necessary.

BOARD ACTION

The Board should approve, modify, deny, or table the Special Event Permit Application. Staff has attached suggested motions for your consideration.

Suggested motions are provided below for your consideration:

I move to authorize Mayor Kudron to sign the Special Event Permit for the proposed event known as Troublesome Fest Showcase as presented, upon confirmation from Staff that all other application requirements have been met and the Permit is ready for signature.

Or

I move to authorize Mayor Kudron to sign the Special Event Permit for the proposed event known as Troublesome Fest Showcase with the following conditions, _____, and upon confirmation from Staff that all other application requirements have been met and the Permit is ready for signature.

Or

I move to deny the Special Event Permit for the proposed event known as Troublesome Fest Showcase based on the following factors _____.



Town Of Grand Lake Special Event Permit (SEP) Application

For a one-day Special Event, this application must be submitted at least 30 days prior. If the special event is for more than one day or involves liquor, this application must be submitted at least 90 days prior. This application must be submitted in full, with all required supporting documentation, to be considered for approval.

For questions contact the town: Phone: 970-627-3435 Email: town@toglco.com

A permit will not be issued if the applicant is delinquent on any accounts of the Town or any of its enterprise funds.

Contact Information

Contact Person Name: Fawn M. Calvin-Bradley Phone Number: _____
 Address: 725 Grand Ave. City: Grand Lake
 State: CO Zip: 80447 Email: _____

Organization or Entity Information

Organization: Grandview Mountain Lodge Phone Number: _____
 Address: 725 Grand Ave City: Grand Lake
 State: CO Zip: 80447 Email: _____

Event Information

Event Name: Troublesome Fest Showcase Dates of Event: 7/8 - 7/9/2023
 Is this the first occurrence of the event? Yes No
 During Event Contact: _____ Phone Number: _____
 Post Event Clean-up Contact: _____ Phone Number: _____

Event Details

Document Check List The following items must be submitted with the application. If no applicable, please note NA.

Documents	Included in Application	Received By Town
Site Plan – Including the following:		✓
Dimensions and Locations of Specific Activities		✓
Delineation for Liquor Service & Consumption		✓
Ingress and Egress Points		✓
Off-Street Parking and Track Circulation		✓
Location of Any Signage		✓
Trash Can/Dumpster Location		✓
Restrooms/Porta-Potties Location		✓
Copies of Colorado and Grand Lake Sales Tax Licenses		✓
Copy of Government or Non-Profit Status		✓
Copy of Grand Lake Business License (or Peddler’s Application)		✓
Copy of Liquor License Application or License		✓
Endorsed Liability Insurance - Town of Grand Lake Listed as Additional Insured		✓
*Refundable Damage Deposit of \$100.00		✓
Any Additional Information or Documents Which Pertain to the Event or this Application		✓

Event Details Continued

Please answer the following questions in detail. If more space is needed to adequately respond to the questions, please attach them to this application; note in the space given where to find the response in the additional documentation.

What is the precise nature of the event: To choose a local artist to open Troublesome Fest in September by providing a music showcase.

Detail the itinerary (dates & times) for event and clean-up: 8am July 8th to 10pm July 9th 4 hour shows with remaining time for set & cleanup.

List all Town facilities or parks to be used for the event: Vine street between Grand Ave and Park Ave.

State the compatibility with the surrounding properties and how the event will impact the neighboring businesses. Comments from surrounding businesses may be requested. Event is meant to draw business to the other side of town to help businesses.

List exact dates, times, and locations of requested street closures or blocking of parking spaces: All of Vine St and Parking between Grand and Park Ave

What is the anticipated impact to on-street parking: NO parking on Vine Street to allow safety of event guests.

Detail planned signage for the event including dimensions of signs, locations, dates placed & removed: UP 6/15 DOWN 7/10 Banners will be placed on stage and at Grand View.

Detail trash and waste plan, including placement & removal or containers and post event clean up: Dumpsters, and Portapotties will be provided and removed

List any special requests or services to be provided by the town such as electricity sprinkler shut-off, sound system use, marquee announcement, use of Town Park kiosk: Public Works request included in package

By signing below the applicant acknowledges they have received, reviewed, and understands the requirements set forth in Municipal Code Chapter 11: Municipal Property Regulations, including the notes below*. The applicant further acknowledges the information contained on the application is true and correct and that submission of false information shall be cause for the SEP to be immediately revoked without notice or hearing. During the event, the SEP shall be available and presented upon demand at the location of the Special Event.

- * Clean-up must be completed within 24 hours of the end of the event. If this is not accomplished the Town Staff will finish the clean-up resulting in a \$50.00 per hour per staff member charge to the even organization and no refunding of the damage deposit.
- * No stakes may be used in any town park
- * No alcohol is allowed unless a Special Event Liquor Permit has been issued

[Signature]
Signature

6/1/2023
Date

STAFF USE ONLY			
Date Received:	<u>6/1/2023</u>	Damage Deposit Paid:	<u>CI</u>
Liability Insurance Received:	<u>CI</u>	Liquor Permit Received:	<u>App - 6/1</u>
		Payment Type:	<u>CK542</u>
		Staff Reviewed:	<u>CI</u>



GRAND LAKE FIRE PROTECTION DISTRICT



DATE: 06-12-2023

TO: Whom it may concern / Grand Lake Board of Trustees

RE: Local Artist Showcase in Grand Lake Colorado

FROM: Fire Chief Seth St. Germain

The attached event site plan for the Local Artist Showcase was reviewed and approved by the Grand Lake Fire Protection District, Fire Chief.

If you have any questions, please feel free to contact Chief Seth St. Germain –

- Email – sstgermain@grandlakefire.org
- Office phone – 970-627-8428 ext. 101
- Cell phone –

FIRE CHIEF



Public Works Requests

Local Artist Showcase

Date: Saturday, July 8th and Sunday, July 9th, 2023

Location: Grand View Mountain Lodge/Vine Street

Contacts for Event:

Stephanie Conners:

Fawn:

Road Closure-Vine Street from Grand Avenue to Park Avenue will be closed from 8:00 am on Saturday until 10:00 pm on Sunday.

10-12 Candlestick Cones and Rope will be needed for our liquor boundary to be marked on Vine Street. We will have entrance openings on Grand Avenue, Park Avenue, and from the alley's.

We would like to request a dumpster to be placed on the North side of Vine Street on the morning of the 8th.

We would also like to request 6 garbage cans that we will place along Vine Street on the morning of the 8th.

We will provide three porto john's that will be placed by the dumpster on the North end of Vine Street. One will be handicap.

Power will be connected to Grand View Mountain Lodge and we will be using a generator to run the sound and lights.

THANK YOU!!!!



June 26, 2023

Applicant: Grand Arts Council

Initiated by: Alan Walker & Jim Cervenka

Presented By: Alayna Carrell, Town Clerk

Introduction: An application for a Special Event Liquor Permit was received from the Grand Arts Council with supporting documentation, and appropriate fees.

The request is to sell malt, vinous and spirituous liquor by the drink for consumption on the premises only for their event, "Bluegrass Concert" to be held July 29, 2023, from 5:00 p.m. to 9:00 p.m. at the Grand Lake Community House, located at 1025 Grand Avenue. The Grand Arts Council qualifies for a Special Events Liquor Permit as it is incorporated with the State of Colorado as a non-profit and has not received more than 15 Special Events Liquor License Permits for 2023, this is their third request.

The Board must investigate the application and could deny the permit if its issuance would injure the public welfare by reason of the nature or location of the special event, or failure of the applicant to conduct past special events in compliance with applicable laws and regulations.

Neighborhood Boundaries: The town limits of Grand Lake are the neighborhood boundaries. The proposed location is at the Grand Lake Community House, located at 1025 Grand Avenue, which is more than 500 feet from any educational institution; therefore, State Statute does not prohibit liquor from being sold from this location.

Financial Details: The respective license fees have been paid.

Background Check: The application was turned over to the Grand County Sheriff's Office, they found no adverse information that would affect the issuance of the license.

Legal Requirements:

Posting: Notice of Hearing was posted, June 15, 2023, at: Grand Lake Community House, 1025 Grand Ave.

Attachments: Application for a Special Events Permit & a Diagram of the Premises

Staff Recommendation

Staff recommends the Town Board approve the Grand Arts Council Special Event Liquor Permit, for their event "Bluegrass Concert" on July 29, 2023 at the Grand Lake Community House, 1025 Grand Avenue.

Town of Grand Lake
 1026 Park Avenue
 P.O. Box 99
 Grand Lake, CO 80447

Application for a Special Events Permit

Departmental Section 11, Item B.



State Only Permit/State Property

In order to qualify for a Special Events Permit, You Must Be a Qualifying Organization Per 44-5-102 C.R.S. and One of the Following (See back for details.)

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> Social | <input type="checkbox"/> Athletic | <input type="checkbox"/> Philanthropic Institution |
| <input type="checkbox"/> Fraternal | <input type="checkbox"/> Chartered Branch, Lodge or Chapter | <input type="checkbox"/> Political Candidate |
| <input type="checkbox"/> Patriotic | <input type="checkbox"/> National Organization or Society | <input type="checkbox"/> Municipality Owned Arts Facilities |
| <input type="checkbox"/> Political | <input type="checkbox"/> Religious Institution | |

LIAB Type of Special Event Applicant is Applying for:

2110 Malt, Vinous And Spirituous Liquor \$25.00 Per Day

2170 Fermented Malt Beverage \$10.00 Per Day

DO NOT WRITE IN THIS SPACE

Liquor Permit Number _____

1. Name of Applicant Organization or Political Candidate State Sales Tax Number (Required)

Grand Arts Council

2. Mailing Address of Organization or Political Candidate (include street, city/town and ZIP) P O Box 762 Grand Lake, CO 80447	3. Address of Place to Have Special Event (include street, city/town and ZIP) Grand Lake Community House 1025 Grand Ave Grand Lake, CO 80447
--	---

4. Authorized Representative of Qualifying Organization or Political Candidate

Alan Walker

Date of Birth _____ Phone Number _____

Authorized Representative's Mailing Address (if different than address provided in Question 2.) _____

5. Event Manager

Jim Cervenka

Date of Birth _____ Phone Number _____

Event Manager Home Address (Street, City, State, ZIP) _____

Email Address of Event Manager _____

6. Has Applicant Organization or Political Candidate been Issued a Special Event Permit this Calendar Year?

No Yes How many days? three

7. Is the premises for which your event is to be held currently licensed under the Colorado Liquor or Beer codes?

No Yes License Number _____

8. Does the Applicant Have Possession or Written Permission for the Use of The Premises to be Licensed? Yes No

List Below the Exact Date(s) for Which Application is Being Made for Permit

Date	Hours From	To	Date	Hours From	To	Date	Hours From	To	Date	Hours From	To
07/29/23	5:00 p.m.	9:00.m.									

Oath of Applicant

I declare under penalty of perjury in the second degree that I have read the foregoing application and all attachments thereto, and that all information therein is true, correct, and complete to the best of my knowledge.

Signature [Signature] Title **Treasurer** Date 06/11/23

Report and Approval of Local Licensing Authority (City or County)

The foregoing application has been examined and the premises, business conducted and character of the applicant is satisfactory, and we do report that such permit, if granted, will comply with the provisions of Title 44, Article 5, C.R.S., as amended.

THEREFORE, THIS APPLICATION IS APPROVED.

Local Licensing Authority (City or County) City County Telephone Number of City/County Clerk _____

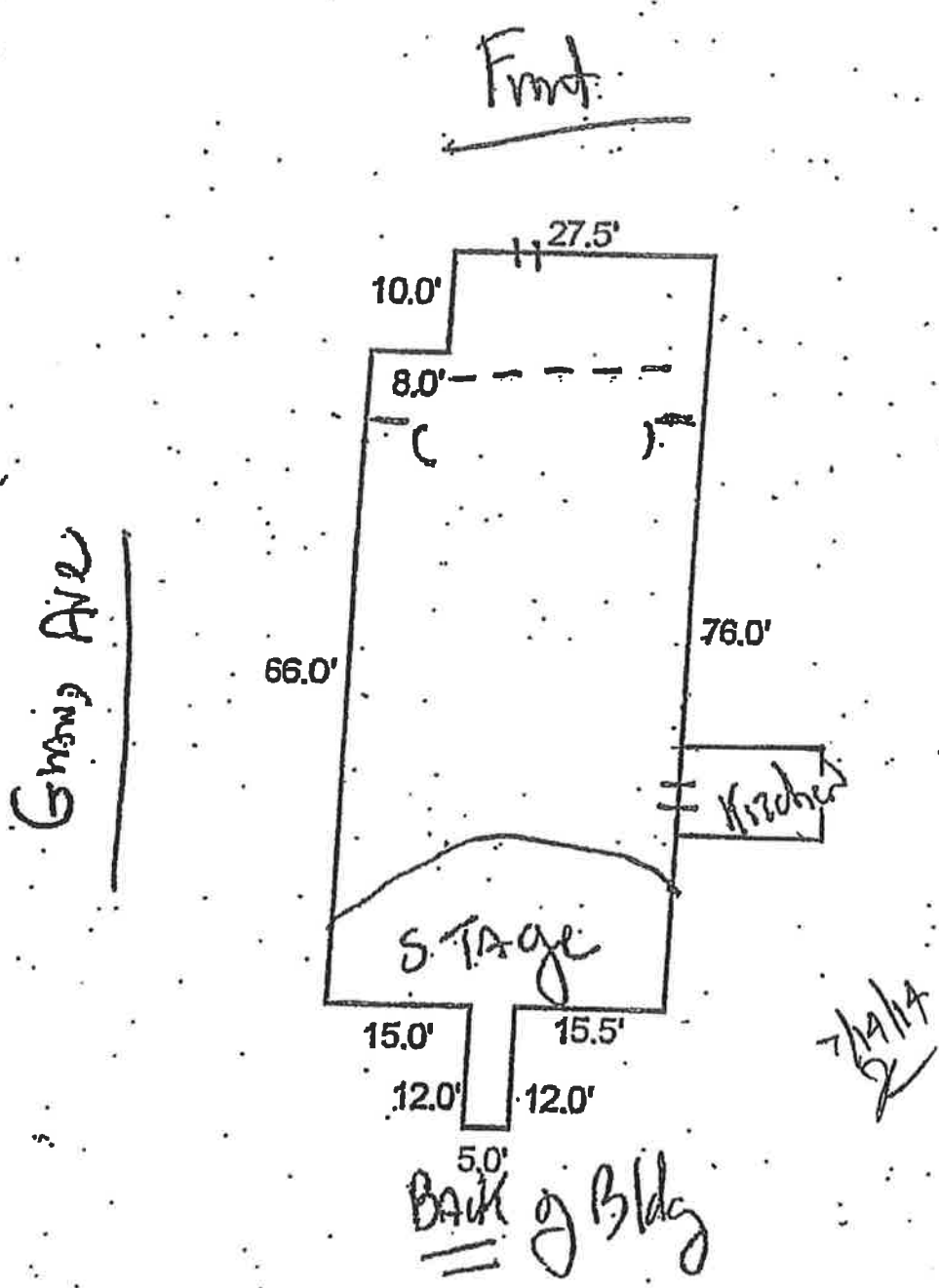
Signature _____ Title _____ Date _____

DO NOT WRITE IN THIS SPACE - FOR DEPARTMENT OF REVENUE USE ONLY

Liability Information			
License Account Number	Liability Date	State	Total
		-750 (999)	\$

(Instructions on Reverse Side)

Grand Lake Community House





June 26, 2023

Applicant: Fire on the Mountain, Inc.

Initiated by: Stephanie Conners

Presented By: Alayna Carrell, Town Clerk

Introduction: An application for a Special Event Liquor Permit was received from Fire on the Mountain, Inc., with supporting documentation, and appropriate fees.

The request is to sell malt, vinous and spirituous liquor by the drink for consumption on the premises only for their event, "Local Artist Showcase" to be held July 8, 2023, and July 9, 2023, from 10:00 a.m. to 10:00 p.m. at 725 Grand Avenue. Fire on the Mountain, Inc., qualifies for a Special Events Liquor Permit as it is incorporated with the State of Colorado as a non-profit and has not received more than 15 Special Events Liquor License Permits for 2023, this is their second request.

The Board must investigate the application and could deny the permit if its issuance would injure the public welfare by reason of the nature or location of the special event, or failure of the applicant to conduct past special events in compliance with applicable laws and regulations.

Neighborhood Boundaries: The town limits of Grand Lake are the neighborhood boundaries. The proposed location is at 725 Grand Avenue, which is more than 500 feet from any educational institution; therefore, State Statute does not prohibit liquor from being sold from this location.

Financial Details: The respective license fees have been paid.

Background Check: The application was turned over to the Grand County Sheriff's Office, they found no adverse information that would affect the issuance of the license.

Legal Requirements:

Posting: Notice of Hearing was posted, June 16, 2023, at: 725 Grand Avenue

Attachments: Application for a Special Events Permit & a Diagram of the Premises

Staff Recommendation

Staff recommends the Town Board approve the Fire on the Mountain, Inc., Special Event Liquor Permit, for their event "Local Artist Showcase" on July 8th & July 9th, 2023.

Town of Grand Lake
1026 Park Avenue
P.O. Box 99
Grand Lake, CO 80447

Application for a Special Events Permit

Departmental U Section 11, Item C.

State Only Permit/State Property

In order to qualify for a Special Events Permit, You Must Be a Qualifying Organization Per 44-5-102 C.R.S. and One of the Following (See back for details.)

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> Social | <input type="checkbox"/> Athletic | <input checked="" type="checkbox"/> Philanthropic Institution |
| <input type="checkbox"/> Fraternal | <input type="checkbox"/> Chartered Branch, Lodge or Chapter | <input type="checkbox"/> Political Candidate |
| <input type="checkbox"/> Patriotic | <input type="checkbox"/> National Organization or Society | <input type="checkbox"/> Municipality Owned Arts Facilities |
| <input type="checkbox"/> Political | <input type="checkbox"/> Religious Institution | |

LIAB Type of Special Event Applicant is Applying for:	DO NOT WRITE IN THIS SPACE
2110 <input checked="" type="checkbox"/> Malt, Vinous And Spirituous Liquor \$25.00 Per Day	Liquor Permit Number
2170 <input type="checkbox"/> Fermented Malt Beverage \$10.00 Per Day	

1. Name of Applicant Organization or Political Candidate <i>Fire On The Mountain Inc</i>		State Sales Tax Number (Required)
2. Mailing Address of Organization or Political Candidate (include street, city/town and ZIP) <i>PO Box 1903 Grand Lake, CO 80447</i>	3. Address of Place to Have Special Event (include street, city/town and ZIP) <i>725 Grand Ave Grand Lake, CO 80447</i>	

4. Authorized Representative of Qualifying Organization or Political Candidate <i>Stephanie Connors</i>		Date of Birth	Phone Number
Authorized Representative's Mailing Address (if different than address provided in Question 2)			

5. Event Manager <i>Stephanie Connors</i>		Date of Birth	Phone Number
Event Manager Home Address (Street, City, State, ZIP)		Email Address of Event Manager	

6. Has Applicant Organization or Political Candidate been Issued a Special Event Permit this Calendar Year? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes How many days? <i>2</i>	7. Is the premises for which your event is to be held currently licensed under the Colorado Liquor or Beer codes? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes License Number _____
--	---

8. Does the Applicant Have Possession or Written Permission for the Use of The Premises to be Licensed? Yes No

List Below the Exact Date(s) for Which Application is Being Made for Permit

Date	Hours From	To	Date	Hours From	To	Date	Hours From	To	Date	Hours From	To	Date	Hours From	To
<i>7/8/23</i>	<i>10:00 a.m.</i>	<i>10:00 p.m.</i>	<i>7/9/23</i>	<i>10:00 a.m.</i>	<i>10:00 p.m.</i>									

Oath of Applicant

I declare under penalty of perjury in the second degree that I have read the foregoing application and all attachments thereto, and that all information therein is true, correct, and complete to the best of my knowledge.

Signature <i>Stephanie Connors</i>	Title <i>Executive Director</i>	Date <i>6/16/23</i>
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Report and Approval of Local Licensing Authority (City or County)

The foregoing application has been examined and the premises, business conducted and character of the applicant is satisfactory, and we do report that such permit, if granted, will comply with the provisions of Title 44, Article 5, C.R.S., as amended.

THEREFORE, THIS APPLICATION IS APPROVED.

Local Licensing Authority (City or County)	<input type="checkbox"/> City <input type="checkbox"/> County	Telephone Number of City/County Clerk
Signature	Title	Date

DO NOT WRITE IN THIS SPACE - FOR DEPARTMENT OF REVENUE USE ONLY

Liability Information			
License Account Number	Liability Date	State	Total
		-750 (999)	\$.



GRAND LAKE FIRE PROTECTION DISTRICT

Section 11, Item C.



DATE: 06-12-2023

TO: Whom it may concern / Grand Lake Board of Trustees

RE: Local Artist Showcase in Grand Lake Colorado

FROM: Fire Chief Seth St. Germain

The attached event site plan for the Local Artist Showcase was reviewed and approved by the Grand Lake Fire Protection District, Fire Chief.

If you have any questions, please feel free to contact Chief Seth St. Germain –

- Email – [sstgermain@grandlakefire.org](mailto:ssstgermain@grandlakefire.org)
- Office phone – 970-627-8428 ext. 101
- Cell phone –

FIRE CHIEF

201 WEST PORTAL ROAD • P.O. BOX 1408 GRAND LAKE CO. 80447 • (970)-627-8428



Public Works Requests

Local Artist Showcase

Date: Saturday, July 8th and Sunday, July 9th, 2023

Location: Grand View Mountain Lodge/Vine Street

Contacts for Event:

Stephanie Conners:

Fawn:

Road Closure-Vine Street from Grand Avenue to Park Avenue will be closed from 6:00 am on Saturday until 10:00 pm on Sunday.

10-12 Candlestick Cones and Rope will be needed for our liquor boundary to be marked on Vine Street. We will have entrance openings on Grand Avenue, Park Avenue, and from the alley's.

We would like to request a dumpster to be placed on the North side of Vine Street on the morning of the 8th.

We would also like to request 8 garbage cans that we will place along Vine Street on the morning of the 8th.

We will provide three porto john's that will be placed by the dumpster on the North end of Vine Street. One will be handicap.

Power will be connected to Grand View Mountain Lodge and we will be using a generator to run the sound and lights.

THANK YOU!!!!



June 26, 2023

Applicant: The Grand Lake Area Chamber of Commerce

Initiated by: Emily Hagen & Stephanie Conners

Presented By: Alayna Carrell, Town Clerk

Introduction: An application for a Special Event Liquor Permit was received from the Grand Lake Area Chamber of Commerce with supporting documentation, and appropriate fees.

The request is to sell malt, vinous and spirituous liquor, as well as fermented malt beverages by the drink for consumption on the premises only for their event, "Buffalo Days Paint & Sip" to be held August 18, 2023, from 2:00 p.m. to 6:00 p.m. at the Grand Lake Center, located at 301 Marina Drive. The Grand Lake Area Chamber of Commerce qualifies for a Special Events Liquor Permit as it is incorporated with the State of Colorado as a non-profit and has not received more than 15 Special Events Liquor License Permits for 2023, this is their third request.

The Board must investigate the application and could deny the permit if its issuance would injure the public welfare by reason of the nature or location of the special event, or failure of the applicant to conduct past special events in compliance with applicable laws and regulations.

Neighborhood Boundaries: The town limits of Grand Lake are the neighborhood boundaries. The proposed location is at the Grand Lake Center, located at 301 Marina Drive, which is more than 500 feet from any educational institution; therefore, State Statute does not prohibit liquor from being sold from this location.

Financial Details: The respective license fees have been paid.

Background Check: The application was turned over to the Grand County Sheriff's Office, they found no adverse information that would affect the issuance of the license.

Legal Requirements:

Posting: Notice of Hearing was posted, June 15, 2023, at: Grand Lake Center, 301 Marina Drive

Attachments: Application for a Special Events Permit & a Diagram of the Premises

Staff Recommendation

Staff recommends the Town Board approve the Grand Lake Area Chamber of Commerce Special Event Liquor Permit, for their event "Buffalo Days Paint & Sip" on August 18, 2023 at the Grand Lake Center, 301 Marina Drive.

Town of Grand Lake
1026 Park Avenue
P.O. Box 99
Grand Lake, CO 80447

Application for a Special Events Permit

Departmental Use Only

Section 11, Item D.



State Only Permit/State Property

In order to qualify for a Special Events Permit, You Must Be a Qualifying Organization Per 44-5-102 C.R.S. and One of the Following (See back for details.)

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> Social | <input type="checkbox"/> Athletic | <input checked="" type="checkbox"/> Philanthropic Institution |
| <input type="checkbox"/> Fraternal | <input type="checkbox"/> Chartered Branch, Lodge or Chapter | <input type="checkbox"/> Political Candidate |
| <input type="checkbox"/> Patriotic | <input type="checkbox"/> National Organization or Society | <input type="checkbox"/> Municipality Owned Arts Facilities |
| <input type="checkbox"/> Political | <input type="checkbox"/> Religious Institution | |

LIAB Type of Special Event Applicant Is Applying for:	DO NOT WRITE IN THIS SPACE
2110 <input checked="" type="checkbox"/> Malt, Vinous And Spirituous Liquor \$25.00 Per Day	Liquor Permit Number
2170 <input checked="" type="checkbox"/> Fermented Malt Beverage \$10.00 Per Day	

1. Name of Applicant Organization or Political Candidate
 The Grand Lake Area Chamber Of Commerce State Sales Tax Number (Required)

2. Mailing Address of Organization or Political Candidate (include street, city/town and ZIP) PO Box 429 Grand Lake, CO 80447	3. Address of Place to Have Special Event (include street, city/town and ZIP) 301 Marina Drive Grand Lake, CO 80447
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4. Authorized Representative of Qualifying Organization or Political Candidate
 Emily Hagen Date of Birth Phone Number

Authorized Representative's Mailing Address (if different than address provided in Question 2.)

5. Event Manager
 Stephanie Conners Date of Birth Phone Number

Event Manager Home Address (Street, City, State, ZIP) Email Address of Event Manager
stephanie@grandlakechamber.com

6. Has Applicant Organization or Political Candidate been Issued a Special Event Permit this Calendar Year? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes How many days? <u>3</u>	7. Is the premises for which your event is to be held currently licensed under the Colorado Liquor or Beer codes? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes License Number _____
--	---

8. Does the Applicant Have Possession or Written Permission for the Use of The Premises to be Licensed? Yes No

List Below the Exact Date(s) for Which Application is Being Made for Permit

Date	Hours From	To	Date	Hours From	To	Date	Hours From	To	Date	Hours From	To
8/18/23	2:00 pm.	6:00 pm.									

Oath of Applicant

I declare under penalty of perjury in the second degree that I have read the foregoing application and all attachments thereto, and that all information therein is true, correct, and complete to the best of my knowledge.

Signature <i>Emily Hagen</i>	Title EXEC. DIRECTOR	Date 6.6.23
---------------------------------	-------------------------	----------------

Report and Approval of Local Licensing Authority (City or County)

The foregoing application has been examined and the premises, business conducted and character of the applicant is satisfactory, and we do report that such permit, if granted, will comply with the provisions of Title 44, Article 5, C.R.S., as amended.
THEREFORE, THIS APPLICATION IS APPROVED.

Local Licensing Authority (City or County) City County Telephone Number of City/County Clerk

Signature	Title	Date
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DO NOT WRITE IN THIS SPACE - FOR DEPARTMENT OF REVENUE USE ONLY

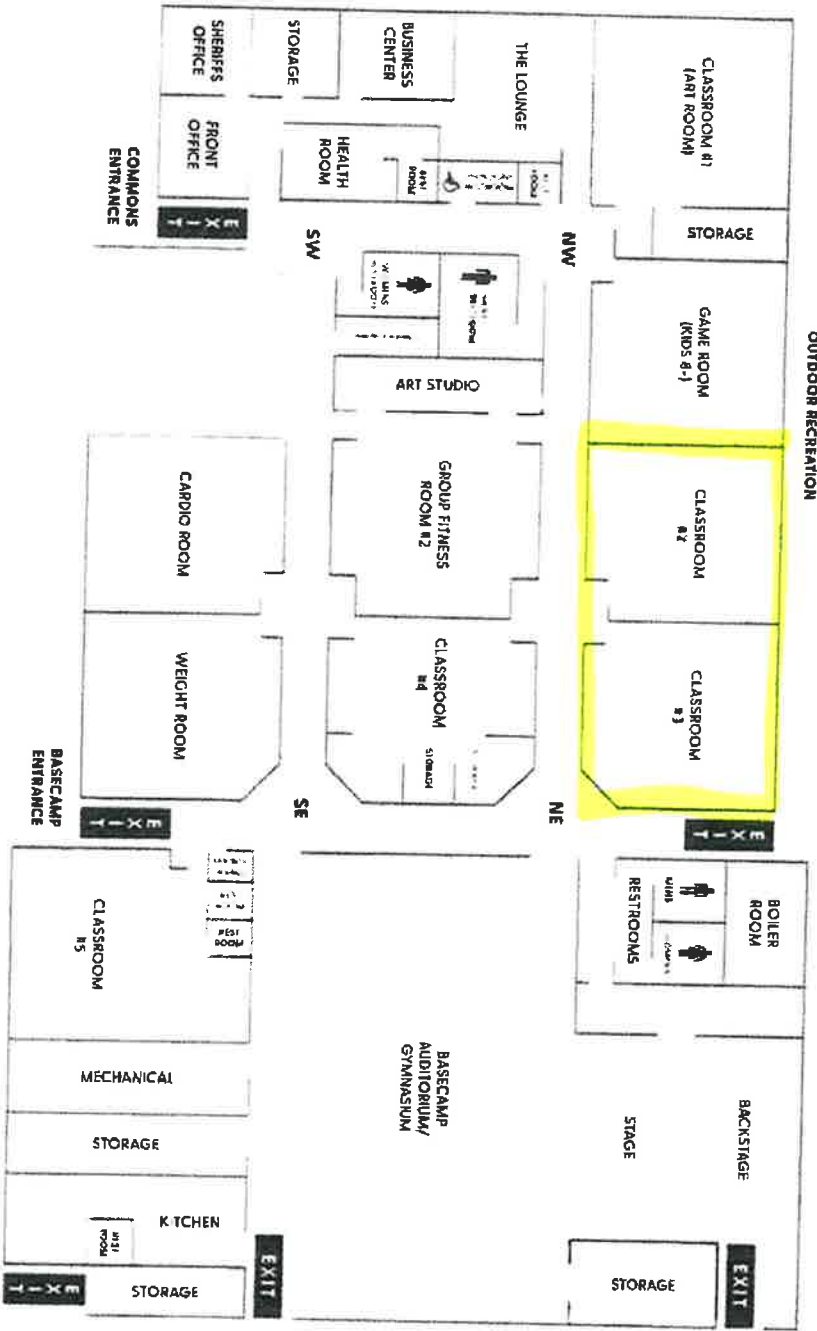
Liability Information			
License Account Number	Liability Date	State	Total
		-750 (999)	\$

GRAND LAKE CENTER MAP



- ⑥ BASECAMP
- ⑥ COMMONS

EXHIBIT A



PARKING LOT

NOT TO SCALE



To: Town of Grand Lake Mayor and Trustees
From: Heike Wilson, Town Treasurer
Re: AUTHORIZING CASH ACCOUNT AND SAFE DEPOSIT BOX SIGNERS

Date: 06/24/23

Background: Currently all of the Town of Grand Lake’s bank accounts require two signers. Current bank account signers are Stephan J. Kudron, Mayor; Ernie Bjorkman, Mayor Pro-Tem; Mike Arnston, Financial Trustee; John F. Crone, Town Manager. Since Ernie Bjorkman has resigned from his Trustee position and Christina Bergquist has been appointed as Mayor Pro-Tem we need to update bank account signers.

Online bank access will remain the same with Stephan J. Kudron, Mayor, John F. Crone, Town Manager, and Heikela Wilson, Treasurer.

Safe Deposit Box signers will remain the same with Stephan J Kudron, Mayor, John F. Crone, Town Manaager, and Alayna Carrell, Town Clerk.

Recommendation: Ernie Bjorkman will be removed as a signer and Christina Bergquist will be added.

Bank account signers will be Stephan J. Kudron, Mayor; Christina Bergquist, Mayor Pro-Tem; Mike Arnston, Financial Trustee; John F. Crone, Town Manager.

Recommended Motion

I Move to approve Resolution 18-2023 AUTHORIZING CASH ACCOUNT AND SAFE DEPOSIT BOX SIGNERS

-Or-

I Move to approve Resolution 18-2023 AUTHORIZING CASH ACCOUNT AND SAFE DEPOSIT BOX SIGNERS with the Following Changes:

**TOWN OF GRAND
LAKE RESOLUTION
NO. 18-2023**

**A RESOLUTION AUTHORIZING CASH ACCOUNT AND SAFE DEPOSIT
BOX SIGNERS**

WHEREAS, the Town of Grand Lake Board of Trustees (the "Board) policy is to require two signers on all checks, and

WHEREAS, the Town currently has cash accounts at the following entities:

- United Business Bank: 1 Money Market Account
- United Business Bank: 1 Checking Account
- U.S. Bank: 2 Checking Accounts
- CSAFE: 2 Money Market Funds
- ColoTrust: 1 Money Market Fund
- Midwest: 1 Checking Account

WHEREAS, cash account current authorized signers are Stephan J. Kudron, Mayor; Ernie Bjorkman, Mayor Pro-Tem; Mike Arnston, Financial Trustee; John F. Crone, Town Manager; and

WHEREAS, the Town currently has a safe deposit box at United Business Bank; and

WHEREAS, United Business Bank suggests and the Board of Trustees desire two designees at a time be authorized to access the box;

NOW THEREFORE BE IT RESOLVED BY THE GRAND LAKE BOARD OF TRUSTEES AS FOLLOWS:

THAT, Stephan J. Kudron, Mayor; Christian Bergquist, Mayor Pro-Tem; Mike Arnston, Financial Trustee; John F. Crone, Town Manager will be signers on cash accounts; and

THAT, Stephan J. Kudron, Mayor; John F. Crone, Town Manager and Alayna Carrell, Clerk will continue to be authorized designees for the safe deposit box; and

THAT, Stephan J. Kudron, Mayor; John F. Crone, Manager and Heikela Wilson, Treasurer will be continue as authorized online banking full access users; and

THAT, Heikela Wilson, Treasurer will continue as authorized to request information on cash accounts; and

THAT, Heikela Wilson, Treasurer will continue as authorized to set up, initiate and approve ACH transactions for the purpose of payroll, water customer payments and loan payments; and

THAT, any previously authorized users not listed above will be removed from the accounts.

DULY MOVED, SECONDED, AND ADOPTED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE THIS 26th DAY OF June 2023.

(SEAL)

Votes Approving:
Votes Opposing:
Votes Abstaining:
Absent:

ATTEST:

**BOARD OF TRUSTEES OF THE
TOWN OF GRAND LAKE,
COLORADO**

Alayna Carrell, Town Clerk

Stephan J. Kudron, Mayor



Date: 06/26/2023
To: Mayor Kudron and Board of Trustees
From: Kimberly White, Community Development Director

Re: RESOLUTION 19-2023; A RESOLUTION TO APPROVE A LOT CONSOLIDATION OF LOTS 5-8, BLOCK 20, TOWN OF GRAND LAKE, MORE COMMONLY REFERRED TO AS 612 GRAND AVE.



Purpose

The Town has received a lot consolidation request application from Gary Bien to consolidate four contiguous legal lots into one. This request requires Planning Commission recommendation and Board review. On June 21st, 2023, the Planning Commission voted to recommend that the Board approve the lot consolidation.

Municipal Code

M.C. 12-6-8 (B) Lot Consolidations

Any property owner requesting to combine two or more contiguous legal lots in a previously recorded subdivision, planned development, or traditional residential development, which are owned by the same person or entity must apply for a Lot Consolidation to be submitted for review by the Planning Commission and approval by the Board of Trustees.

1. Lot Consolidations are defined as meeting all of the following criteria

P.O. BOX 99, GRAND LAKE, COLORADO 80447-0099
PH. 970/627-3435
FAX 970/627-9290
E-MAIL: town@townofgrandlake.com



- a. *Affecting property that was previously subdivided into legally recognized lots or parcels*
 - b. *Not relocating or reconfiguring previously established lot lines*
 - c. *Not resulting in a new lot that had previously been separate lots divided by a public or private road*
 - d. *Not creating or resulting in the creation of a lot or parcel of land that would violate or fail to conform to any applicable zoning or other standard or regulation including, but not limited to, lot area, minimum frontage, building height, setbacks, density, public or private road or private drive standards, parking, or access.*
 - e. *Not altering public right-of-way or easements reserved for drainage or utilities of any kind located on the combined lots*
2. *Submittal Requirements*
- a. *The applicant shall provide the following submission materials:*
 - 1. *Application Form*
 - 2. *Application fee or deposit*
 - 3. *Proof of ownership in the form of a deed of title*
 - 4. *Project description (narrative) including the following:*
 - a. *Detailed description of lot and block numbers, new location of adjusted lot line with project coordinates, and resulting lot acreages*
 - b. *Detailed description of type, size, and location of existing structures on all lots.*
 - 5. *A list of and addresses for all owners of adjacent property and all owners of easements over, through, or across the property.*
 - 6. *Lot Consolidation Plat (24" x 34") prepared by a registered land surveyor and drawn to a scale of no less than 1" = 50' (see 12-9-2 (E) and 12-9-11 (K) for specific items)*
3. *Review Procedures*
- a. *The Town Planner will have fourteen (14) days from date of submission to determine completeness. Upon acceptance by the Town Planner for submission completeness, the Lot Consolidation request shall be reviewed by the Planning Commission at the next regularly scheduled public meeting. After receipt of recommendation by the Planning Commission, the Board of Trustees shall review the Lot Consolidation request at their next regularly scheduled public meeting.*
4. *Review Criteria*
- a. *The Planning Commission and Board of Trustees shall apply the following review criteria in considering an application. No application shall be approved unless the Board of Trustees determines that all criteria have been met:*
 - 1. *The combined lot(s) are legal lots as defined in section 12-6-8(A)1*
 - 2. *The combined lot(s) would not subsequently create additional lots other than the resultant lot(s)*
 - 3. *The lot consolidation would not adversely affect existing access, drainage, utility easements, or rights-of-way*

P.O. BOX 99, GRAND LAKE, COLORADO 80447-0099

PH. 970/627-3435

FAX 970/627-9290

E-MAIL: town@townofgrandlake.com



4. **The lot consolidation would not adversely affect adjacent properties and the property owners' enjoyment of their property*

5. *Any covenants, deed restrictions, or other conditions of approval that apply to the original lots must also apply to the resultant lot(s)*

** For regulations governing maximum permitted floor area of structures on properties with combined lots, see sections 12-2-10(C) to 12-2-18(C).*

5. *Procedure Following Approval*

a. Where the Board of Trustees has determined that a proposed Lot Consolidation complies with the requirements of these regulation, the Final Lot Consolidation Plat shall be endorsed by the Chair of the Planning Commission and the Mayor of the Town and thereafter the Town Clerk shall file the approved Plat with the Town and with the Grand County Clerk and Recorder.

6. *In Perpetuity*

a. Once a Lot Consolidation Plat has been approved, filed, and recorded, the resultant lot(s) are to be considered one (or more) new lot(s), in perpetuity, never to be sold separately or mortgaged separately. Only upon reapplication with the Town to re-subdivide the resultant lot(s) again can these lot(s) be sold or mortgaged separately.

Staff Comments

The applicant has provided all of the appropriate submission materials as part of the submission package, including an application fee payment, deed of title, a list of adjacent property owners and easements (none), and a proposed lot consolidation plat (exhibit A). The property complies with all of the requirements for lot consolidation.

Staff believes the applicant meets the criteria for approval by the Board in the following ways:

- The combined lots as shown on the proposed plat meet all the attributes as defined under section 12-6-8(A)
- No other lots are created other than the one consolidated lot
- The driveway, existing right of way, site drainage, and public utilities are not adversely affected by this lot consolidation
- The Applicant has an existing non-conforming structure which spans lots 5-7 and the parking and snow storage is located on lot 8. The structure is otherwise permitted under the zone district standards.
- No deed restrictions or conditions are listed on the Applicant's warranty. Staff is unaware of any other covenants or restrictions if they exist.

Recommendation

Staff recommends that the Board allow the lot consolidation of Lots 5-8, Block 20, Town of Grand Lake, also known as 612 Grand Ave. in order to resolve the existing non-conformance of the building built across multiple lots.

P.O. BOX 99, GRAND LAKE, COLORADO 80447-0099
 PH. 970/627-3435
 FAX 970/627-9290
 E-MAIL: town@townofgrandlake.com



Suggested Motions For Lot Consolidation Request:

- 1. I move to adopt resolution 19-2023, as presented.

Or

- 2. I move to adopt resolution 19-2023, With The Following Modifications

_____.

Or

- 3. I Move To Deny The Request As Presented.

Name	Address	City, State, Zip	date received
ASPENFOX, LLC	5435 FAR VIEW CT	WINDSOR, CO, 80550	
ATYPICAL PROPERTIES LLC	80 WILDEWOOD DR	NEDERLAND, CO, 80466	Returned
CARVALHO, ROBERT A	PO BOX 1694	GRAND LAKE, CO, 80447	
FELIX, JAMES R	2127 COPPER CREEK DR UNIT A	FORT COLLINS, CO, 80528	
FRY HOWARD H JR	609 LAKE AVE	GRAND LAKE, CO, 80447	Returned
KALDONSKI, BARBARA & WOJCIECH	PO BOX 1760	GRAND LAKE, CO, 80447	6/2/2023
KIRKS MOUNTAIN ADVENTURES, LLC	PO BOX 1662	ESTES PARK, CO, 80517	6/2/2023
LOO, THE SARAH E TRUST DTD 3/20/07	15 DUTCH CREEK DR	LITTLETON, CO, 80123	5/27/2023
LYBRAND, ROBERT D & MARY LOUISE	3548 AMHERST AVE	DALLAS, TX, 75225	
MOUNTAIN MONGRELS, LLC	PO BOX 1611	GRAND LAKE, CO, 80447	5/31/2023
PETERSON, DANIEL L	2008 TOUR DE FRANCE CV	AUSTIN, TX, 78733	
QWEST COMMUNICATIONS CORP	1801 CALIFORNIA ST FL 25	DENVER, CO, 80202	Returned
REYNOLDS, BRIAN S & GRETCHEN R	747 COUNTY ROAD 4480	GRAND LAKE, CO, 80447	6/2/2023
RIVER MOUNTAIN, LLC &	260 JOSEPHINE ST STE 600	DENVER, CO, 80206	6/2/2023
SEAHORN CHRISTOPHER	1645 JACKSON ST	DENVER, CO, 80206	6/9/2023
SLOTTER, KATIE JO	1520 S ASH ST	DENVER, CO, 80222	Returned
TRINITY CHURCH IN THE PINES	PO BOX 676	GRAND LAKE, CO, 80447	6/1/2023
YATES CHARLES E & MURNANE PAMELA M	989 20TH ST UNIT 468	SAN FRANCISCO, CA, 94107	5/31/2023

WARRANTY DEED

THIS DEED, made this 5th day of October, 2018, between

BRIAN J. SCHAEFER

whose address is PO Box 9431, Breckenridge, CO 80424-9431, GRANTOR(S), and

381 Cortez Street Sterling, CO 80751

KIRKS MOUNTAIN ADVENTURES LLC, A COLORADO LIMITED LIABILITY COMPANY

whose address is P.O. Box 1662, Estes Park, CO 80517, GRANTEE(S):

WITNESS, that the grantor(s), for and in consideration of the sum of THREE HUNDRED FIFTY THOUSAND AND 00/100 DOLLARS (\$350,000.00), the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm unto the grantees, grantee's heirs and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the County of Grand and State of Colorado, described as follows:

Lots 5, 6, 7, and 8,
Block 20
TOWN OF GRAND LAKE,

also known by street and number as: 612 Grand Avenue, Grand Lake, CO 80447

TOGETHER with all and singular, the hereditaments and appurtenances thereunto belonging, or in anywise appurtenant, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances, unto the grantee, grantee's heirs and assigns forever. The grantor, for the grantor, grantor's heirs, and personal representatives, does covenant, grant, bargain and agree to and with the grantee, grantee's heirs and assigns, that at the time of the ensembling and delivery of these presents, grantor is well seized of the premises above conveyed, has good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and has good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except general taxes for the current and subsequent years, and except easements, covenants, conditions, restrictions, reservations, and rights of way of record, if any.

The grantor shall and will WARRANT AND FOREVER DEFEND the above-bargained premises in the quiet and peaceable possession of the grantees, grantee's heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.

B. Schaefer
Brian J. Schaefer

RUBY A. FACCHINELLO
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID #19964001797
MY COMMISSION EXPIRES 01/31/2020

State of Colorado }
County of Logan } §

The foregoing instrument was acknowledged, subscribed and sworn to before me this 5th day of October, 2018 by Brian J. Schaefer

My Commission Expires: 01/31/20

Witness my Hand and Official Seal
Ruby A. Facchinello
Notary Public

STATEMENT OF AUTHORITY

- This STATEMENT OF AUTHORITY relates to entity named
KIRKS MOUNTAIN ADVENTURES LLC, A COLORADO LIMITED LIABILITY COMPANY
and is executed on behalf of the entity pursuant to the provisions of Section 38-30-172, C.R.S.
- The type of entity is a : **Limited Liability Company**
- The entity is formed under the laws of the state of **Colorado**
- The mailing address of the entity is:
**P.O. Box 1662
Estes Park, CO 80517**
- The name and position of each person authorized to execute instruments conveying, encumbering, or otherwise affecting title to real property on behalf of the entity is/are:
**Gary Bien, Member
Kirk Bien, Member**
- The authority of each of the foregoing person(s) to bind the entity is
 not limited (check one)
 limited as follows:

- Other matters concerning the manner in which the entity deals with interests in the property:

Kirks Mountain Adventures LLC, a Colorado limited liability company

X By: [Signature]
Gary Bien, Member

X By: [Signature]
Kirk Bien, Member

State of: Colorado
County of: Huerfano §

The foregoing instrument was acknowledged, subscribed and sworn to before me this 4th day of October, 2018 by Gary Bien, Member and Kirk Bien, Member of Kirks Mountain Adventures LLC, a Colorado limited liability company.

My commission expires: 05-13-2021 [Signature]
Notary Public

LORI GAGLIO
Notary Public
State of Colorado
Notary ID: 20054018919
My Commission Expires 05/13/2021

**TOWN OF GRAND LAKE
BOARD OF TRUSTEES
RESOLUTION NO. 19-2023**

**A RESOLUTION APPROVING A LOT CONSOLIDATION OF LOTS 5-8, BLOCK 20,
TOWN OF GRAND LAKE, MORE COMMONLY REFERRED TO AS 612 GRAND
AVENUE**

WHEREAS, Gary Bien (the “Applicant”) is the owner of certain real property located within the Town of Grand Lake, more particularly described as follows:

Lot 5-8, Block 20, Town of Grand Lake Subdivision, Grand Lake, Colorado, also known as: 612 Grand Ave, Grand Lake, Colorado 80447 (the “Property”); and

WHEREAS, the Applicant has submitted an application seeking approval of a lot consolidation (“the Application”), pursuant to Section 12-6-8(B) of the Town Code; and

WHEREAS, Section 12-6-8(B)(4) of the Town Code provides that the Planning Commission and the Board of Trustees are to apply the following criteria in considering an application to consolidate lots:

1. The combined lots are legal lots as defined in section 12-6-8(A)(1).
2. The combined lots would not subsequently create additional lots other than the resultant lots.
3. The consolidation would not adversely affect existing access, drainage, utility easements, or rights-of-way.
4. The lot consolidation would not adversely affect adjacent properties and the property owners’ enjoyment of their property.
5. Any covenants, deed restrictions, or other conditions of approval that apply to the original lots must also apply to the resultant lots.

WHEREAS, following proper notice, the Application was presented to and considered by the Planning Commission at its regular meeting on June 21st, 2023; and

WHEREAS, Planning Commission has recommended approval of the Application; and

WHEREAS, based on the Application, the representations of the Applicant to the Planning Commission and the comments of the public, the Planning Commission finds:

1. The combined lots are legal lots as defined in section 12-6-8(A)(1).
2. The combined lots would not subsequently create additional lots other than the resultant lots.
3. The consolidation would not adversely affect existing access, drainage, utility easements, or rights-of-way.
4. The lot consolidation would not adversely affect adjacent properties and the property owners’ enjoyment of their property.
5. Any covenants, deed restrictions, or other conditions of approval that apply to the original lots must also apply to the resultant lots.

WHEREAS, the Board of Trustees (the “Board”) reviewed the Application request at a regularly

scheduled meeting.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE, COLORADO AS FOLLOWS:

THAT, The Board of Trustees recommends that the Application be approved subject to the conditions set forth below:

1. Payment by Applicant of all legal, engineering and administrative fees incurred by the Town in connection with review, processing, consideration and approval of the Application
2. Compliance by the Applicant with all representations made to the Planning Commission during all public hearings or meetings related to the Application
3. The resultant lot is to be considered one new lot in perpetuity, never to be sold or mortgaged separately without the reapplication and approval from the Town to re-subdivide. This limitation shall be noted on the face of the Lot Consolidation Plat prior to recording.

THAT, regarding severability: If any Article, Section, paragraph, sentence, clause, or phrase of this Resolution is held to be unconstitutional or invalid for any reason, such decision shall not affect the validity of the remaining portions of this Resolution. The Board of Trustees declares that it would have passed this Resolution and each part or parts thereof irrespective of the fact that any one part or parts be declared unconstitutional or invalid; and

THAT, regarding repeal: Existing resolutions or parts of resolutions covering the same matters as embraced in this Resolution are hereby repealed and all resolutions or parts of resolutions inconsistent with the provisions of this Resolution are hereby repealed; and

THAT, the approved Plat shall be recorded with the Grand County Clerk and Recorder within six months of approval by the Board of Trustees.

DULY MOVED, SECONDED, AND APPROVED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE, COLORADO, THIS 26th DAY OF JUNE, 2023.

(S E A L)

Votes Approving:	0
Votes Opposed:	0
Absent:	0
Abstained:	0

ATTEST:

 Alayna Carrell
 Town Clerk

TOWN OF GRAND LAKE

 Stephan Kudron
 Mayor

DEDICATION:

Know all people by these presents:

That Kirks Mountain Adventures LLC is the owner of that real property in the Town of Grand Lake, Colorado, described as follows:

Lots 5 through 8, Block 20, Town of Grand Lake.

That they have caused said real property to be laid out and surveyed as Amended Lot 5, Consolidation Plat of Lots 5 through 8 Block 20, Town of Grand Lake, and do hereby cause said property to become one single Lot.

In witness whereof, Gary Bien has caused his name to be hereunto subscribed this ____ day of _____, 20____.

Gary Bien

State of Colorado)

County of _____) ss

The foregoing instrument was acknowledged before me this ____ day of _____, 20____, by Gary Bien as authorized representative of Kirks Mountain Adventures, LLC

My Commission Expires:

Notary Public

PLANNING COMMISSION CERTIFICATE

APPROVED THIS ____ day of _____, A.D. 20____, Town Planning Commission, Grand Lake, Colorado.

CHAIR: _____
Chairman

TOWN BOARD OF TRUSTEES CERTIFICATE

APPROVED THIS ____ day of _____, 2023 by the Board of Trustees, Grand Lake, Colorado. This Approval does not guarantee that the size or soil or flooding conditions of any Lot shown hereon are such that a building permit shall be issued. This approval is with the understanding that all expenses involving necessary improvements for all utility services, street improvements, paving, grading, landscaping, curbs, gutters, street lights, street signs, and sidewalks shall be financed by others and not the Town of Grand Lake. Also, that the Town of Grand Lake does not assume any responsibility for the correctness or accuracy of any information disclosed on this plat nor any representations or information presented to the Town which induced the Town to give this certificate.

ATTEST
CLERK _____ MAYOR _____
Town Clerk Mayor

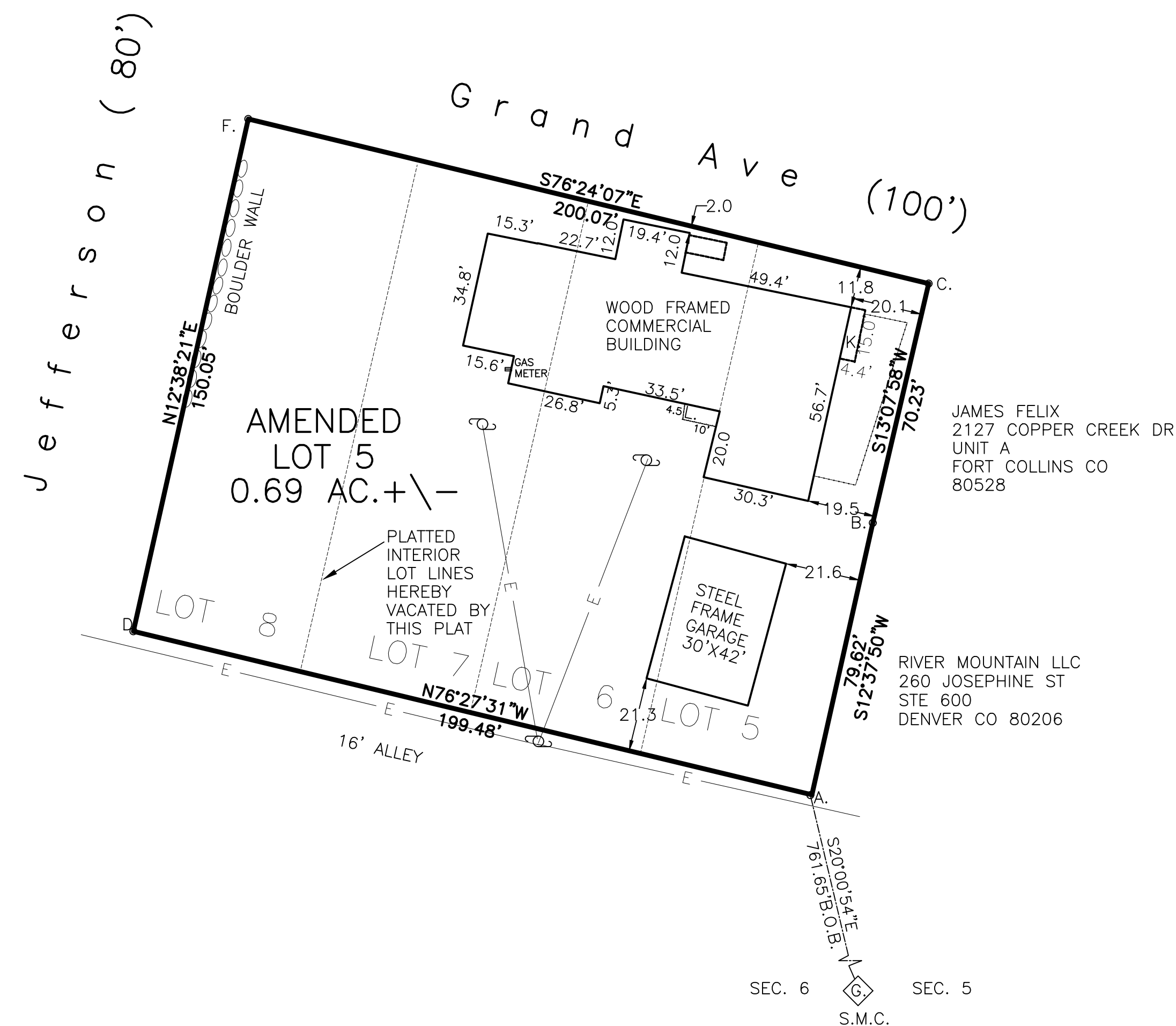
SURVEYOR'S CERTIFICATE

I hereby certify that this Consolidation Plat of Lots 5 through 8, Block 20, Town of Grand Lake shows the result of a field survey done by me or under my responsible charge, based on facts known to me, and that this plat complies with applicable statutes set forth in Title 38, Article 51, Colorado Revised Statutes, and that the monuments required by these statutes and the Town of Grand Lake subdivision regulations have been set on the ground.

Warren Dale Ward, Colorado PLS NO. 25971

CONSOLIDATION PLAT

612 Grand Avenue
Of Lots 5-8, Block 20, Town
of Grand Lake, Grand County,
Colorado, Part of Sec. 6,
Township 3 North, Range 75
West of the 6th P.M.

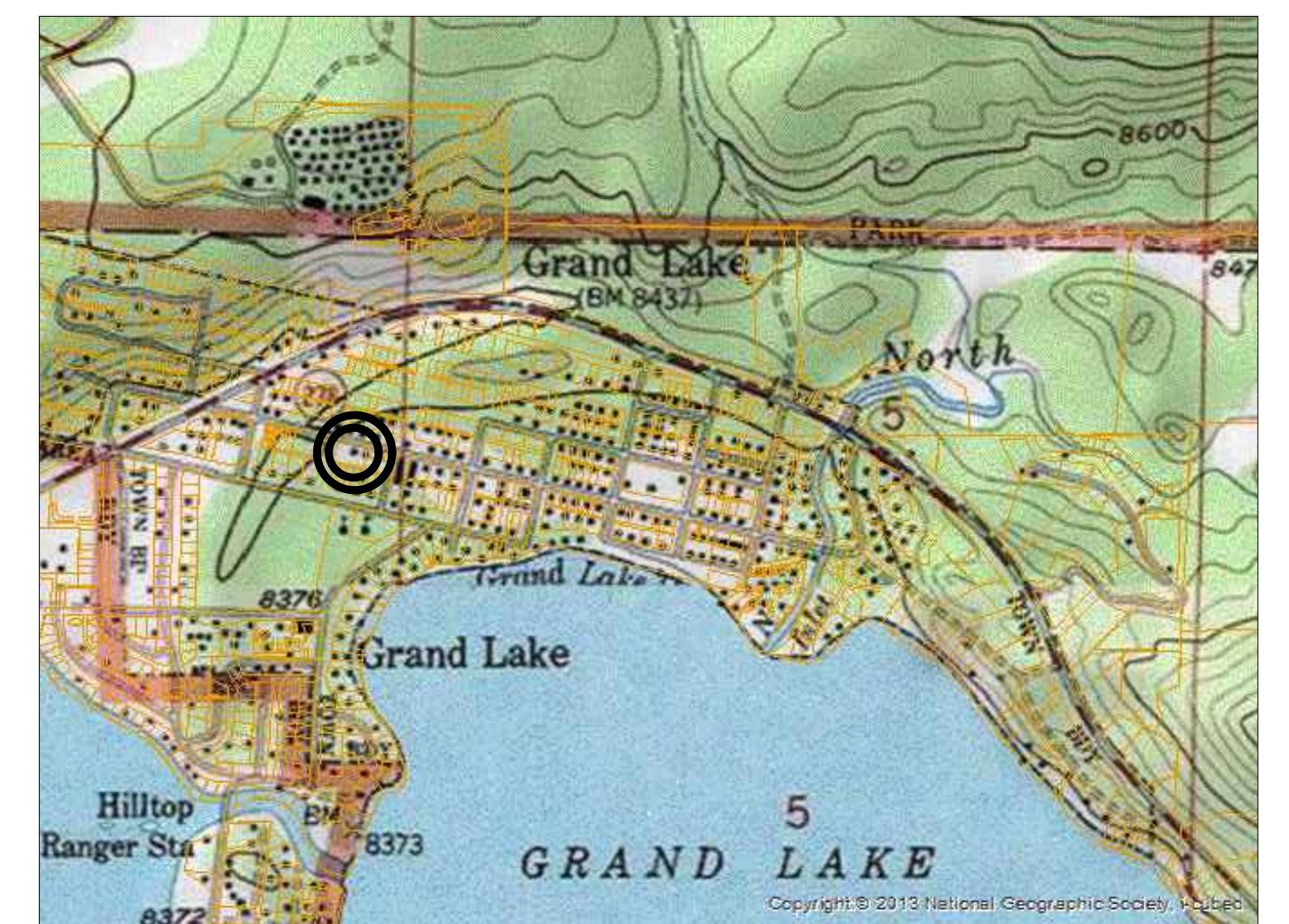


NOTES:

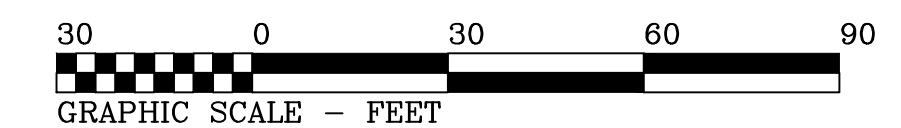
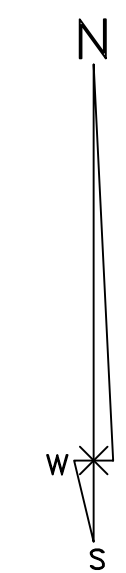
- 1. For title, reference to a title insurance commitment is recommended.
- 2. Property shown is zoned Commercial C.
- 3. Applicant: Kirks Mountain Adventures, PO Box 1662, Estes Park, CO 80517

KEY:

- A. - Found boat spike/washer, LS 3660
- B. - Found bent aluminum capped, 1/2" rebar scribed ls 25971
- C. - Found 1/2" rebar
- D. - Found 3/8" rebar
- E. - Overhead service line
- F. - Found aluminum capped, 1/2" rebar scribed ls 25971
- G. - Extant PLSS corner noted, found 1950 USBR Brass cap



VICINITY MAP - NO SCALE



BASIS OF BEARINGS: S20°00'54"E, from the S.E. Corner of Lot 5, to the special meander corner of Sec. 5 and Sec. 6, monumented as shown, derived with GPS/RTK.

Azimuth Survey Company P.O.Box 653 Fraser, Colorado 80442 f800-725-2734 p970-531-1120	
CONSOLIDATION PLAT 612 Grand Avenue Of Lots 5-8, Block 20, Town of Grand Lake, Grand County, Colorado	
05-25-23	SCALE: 1 IN = 30 FT BY: ww JOB: A14-25



Grand Lake Board of Trustees

2023 Three-Mile Plan

TO: Mayor Kudron and Trustees
FROM: Kimberly White, Community Development Director
DATE: 6/26/2023
RE: Consideration to Adopt 2022 Three-Mile Plan as 2023 Three-Mile Plan

Attachments: Three-Mile Plan and map; Resolution 20-2023

Background:

In 1987, the Colorado legislature limited municipal annexations to no more than three-miles beyond a current boundary in any given year and required that a municipality adopt an annexation master plan for the three-mile area prior to any annexation (commonly referred to as a Three-Mile Plan).

Purpose:

The Purpose of the three-mile plan is to address the specific statutory requirements of C.R.S. 31- 12-105. The Three-Mile plan provides future direction for the Town to consider where they would like to annex

Analysis:

The Town of Grand Lake Three-Mile Plan was updated and adopted on June 13th, 2022. This plan is adopted periodically as per Colorado Revised Statute 31-12-105 and must be updated prior to annexation of land into the municipality. The attached plan has no changes from the plan adopted in 2022, and Town Staff is requesting that the Board certify that the plan is applicable for 2023.

Proposed Motion:

I move to adopt Resolution 20-2023 to adopt the 2023 Three-Mile Plan.

Or

I move to adopt Resolution 20-2023 to adopt the 2023 Three-Mile Plan with the following conditions:

Or

I move to deny Resolution 20-2023.

**TOWN OF GRAND LAKE
BOARD OF TRUSTEES**

RESOLUTION NO. 20-2023

**A RESOLUTION OF THE GRAND LAKE BOARD OF TRUSTEES TO ADOPT THE
TOWN OF GRAND LAKE THREE-MILE AREA PLAN**

WHEREAS, C.R.S. § 31-12-105 requires that the Town of Grand Lake (the "Town") have a three-mile area plan in place prior to the annexation of land to the Town; and

WHEREAS, On December 2nd, 2020, the Planning Commission moved to adopt PC Resolution 12-2020, a resolution recommending approval of the Town of Grand Lake Three-Mile Area Plan; and

WHEREAS, On December 14th, 2020, the Board of Trustees of the Town of Grand Lake (the "Board") approved the Three-Mile Area Plan in Resolution 31-2020 (the "Plan"); and

WHEREAS, the Board ratified and approved the Plan for 2022 on June 13, 2022 in Resolution No. 18-2022; and

WHEREAS, the Board does not perceive a need to make any changes in the Plan for 2023; and

WHEREAS, the Board desires to ratify and approve the 2020 Three Mile Plan as the Town of Grand Lake’s 2023 Three-Mile Plan without any changes.

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

1. The Board of Trustees hereby approves the Town of Grand Lake Three-Mile Area Plan attached hereto as **Exhibit A**.
2. Town staff is authorized and directed record Exhibit A with the Grand County Clerk and Recorder as the 2023 Three-Mile Area Plan for the Town of Grand Lake, Colorado.
3. Severability: If any Article, Section, paragraph, sentence, clause, or phrase of this Resolution is held to be unconstitutional or invalid for any reason, such decision shall not affect the validity of the remaining portions of this Resolution. The Board of Trustees declares that it would have passed this Resolution and each part or parts thereof irrespective of the fact that any one part or parts be declared unconstitutional or invalid.
4. Repeal: Existing Resolutions or parts of Resolutions covering the same matters as embraced in this Resolution are hereby repealed and all Resolutions or parts of Resolutions inconsistent with the provisions of this Resolution are hereby repealed, except that this repeal shall not affect or prevent the prosecution or punishment of any person for any act done or committed in violation of any Resolution hereby repealed prior to the taking effect of this Resolution.

**DULY MOVED, SECONDED, AND ADOPTED BY THE BOARD OF TRUSTEES OF THE TOWN
OF GRAND LAKE, COLORADO THIS 26TH DAY OF JUNE, 2023.**

(S E A L)

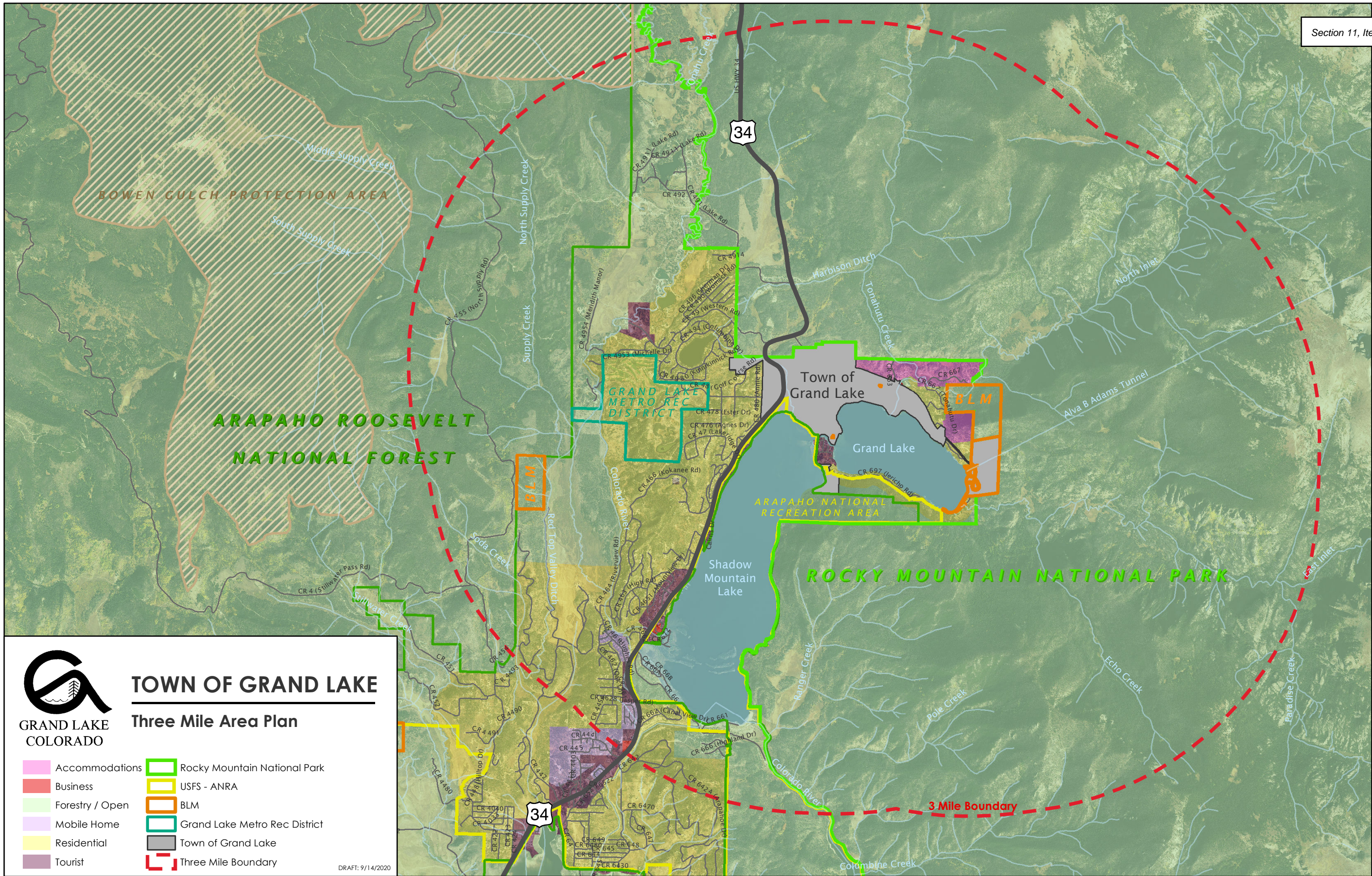
Votes Opposed:
Absent:
Abstained:

ATTEST:

**BOARD OF TRUSTEES FOR THE
TOWN OF GRAND LAKE**

Alayna Carrell
Town Clerk

Steve Kudron
Mayor



TOWN OF GRAND LAKE

GRAND LAKE
COLORADO

Three Mile Area Plan

- | | |
|-----------------|-------------------------------|
| Accommodations | Rocky Mountain National Park |
| Business | USFS - ANRA |
| Forestry / Open | BLM |
| Mobile Home | Grand Lake Metro Rec District |
| Residential | Town of Grand Lake |
| Tourist | Three Mile Boundary |

DRAFT: 9/14/2020

INTRODUCTION

Annexation of unincorporated land into an incorporated municipality is an agreement between a willing land owner and a willing local government. Exceptions may include either 1) single parcels that are eligible for annexation as an enclave, or 2) multiple parcels that are subject to an annexation election. In most cases the Town is approached by a land owner interested in annexation to Grand Lake. Motivations typically include access to the Town's water system, obtaining other municipal services, and the potential for higher density or intensity of property development. An annexation petition is submitted, often with a pre-annexation agreement negotiated in advance, and the technical process of annexation is governed by procedures contained in state statute.

The Town of Grand Lake Three Mile Area Plan is prepared to comply with Section 31-12-105(1)(e)(I) of the Colorado Revised Statutes, as follows:

...Prior to the completion of any annexation within the Three Mile area, the municipality shall have in place a plan for that area, which generally describes the proposed location, character, and extent of streets, subways, bridges, waterways, waterfronts, parkways, playgrounds, squares, parks, aviation fields, other public ways, grounds, open spaces, public utilities, and terminals for water, light, sanitation, transportation, and power to be provided by the municipality and the proposed land uses for the area. Such plan shall be updated at least once annually..."

All annexations shall be in conformance with the provisions of Section 31-12-101 et. seq. of the Colorado Revised Statutes. The Three Mile Area Plan shall be reviewed and updated annually, incorporating any municipal boundary adjustments and related three-mile area boundary adjustments as necessary.

LOCATION, EXTENT AND CHARACTER OF THREE MILE AREA

The proposed location, extent and character of relevant plan components include but are not limited to:

STREETS AND BRIDGES

County and local roads and bridges service primarily residential and tourist accommodation traffic within the Three Mile area. US Highway 34 transects the Three Mile Area and accommodates high traffic flows in the summer and fall months with Rocky Mountain National Park traffic, peaking at 61,299 vehicles in July 2019. Traffic volume is significantly lower in the winter and spring when Trail Ridge Road is closed, with only 1676 vehicles counted at the Grand Lake entrance in February 2020.

WATERWAYS AND WATERFRONTS

The entirety of Grand Lake and Shadow Mountain Reservoir are located within the Three Mile Area and offer year-round recreational opportunities.

OPEN SPACES, PARKS AND PLAYGROUNDS

The majority of open space in the Three Mile Area is federally-owned and maintained public land: Rocky Mountain National Park, United States Forest Service/Arapahoe National Recreation Area, and the Bureau of Land Management. Open space also includes property managed by the Grand Lake Metropolitan Recreation District, and private land areas that due to environmental constraints (e.g., designated floodplains) are very unlikely to develop. Local playgrounds, squares, parks and other recreational facilities are abundant within the Town of Grand Lake.

PUBLIC AND MUNICIPAL UTILITIES

Three Lakes Water & Sanitation District provides wastewater treatment service to the community of Grand Lake and the surrounding areas. The Town of Grand Lake provides water service within its incorporated area. Other local utility providers within the Three Mile Area include Mountain Park Electric, Xcel Energy (gas), CenturyLink (telephone/internet), and Comcast (cable/internet).

PROPOSED LAND USE

The proposed land use for the Three Mile Area is classified into the following six categories:

FORESTRY OPEN

The purpose of the Forestry and Open land use designation is to protect lands suitable for forestry, mining and recreation after additional permitting. Higher impact uses are allowed when permitted and mitigated properly. Low density single-family residential uses are permitted in the Forestry and Open land use designation. Federal or State land would generally not be considered for annexation by the Town. If annexed, lands designated as Forestry Open would potentially be zoned into the Town's Open Space (OS) zoning district.

RESIDENTIAL

The purpose of the Residential land use designation is to provide areas for single-family and multi-family residential use; to ensure other community facilities are available to properly serve said residential developments; to leave ample area available for on-site parking, recreational and outdoor activity areas; and to protect the existing character of the designated area. If annexed, lands designated as Residential would potentially be zoned into one of eight Town zoning districts: Residential Estate (RE); Single Family Residential - Low Density (RSL); Single Family Residential - Medium Density (RSM); Single Family Residential - High Density (RSH); Multiple Family Residential - Low Density (RML); Multiple Family Residential District - Medium Density (RMM); or Multiple Family Residential - High Density (RMH).

MOBILE HOME

The purpose of the Mobile Home land use designation is to allow the use and placement of mobile homes and travel trailers on either a permanent or temporary basis. Other residential uses are also permitted in the Mobile Home land use designation. If annexed, lands designated as Mobile Home would potentially be zoned into the Town's Mobile Home Residential (HM) zoning district.

BUSINESS

The purpose of the Business land use designation is to provide areas designed for retail shopping convenience of residents and visitors. The Business land use designation provides a wide range of commercial uses, including wholesale, business services, and light manufacturing. If annexed, lands designated as Business would potentially be zoned into the Town's Commercial (C) zoning district.

TOURIST

The purpose of the Tourist land use designation is to provide areas to accommodate related retail businesses to serve the traveling and recreation oriented public, mainly located along US Highway 34. Residential uses are permitted in the Tourist land use designation. If annexed, lands designated as Tourist would potentially be zoned into the Town's Resort (RT) zoning district.

ACCOMMODATIONS

The purpose of the Accommodations land use designation is to provide lodging facilities with accessory uses to serve the traveling public, mainly to be located along federal and state highways. Residential uses are permitted in the Accommodations land use designation. If annexed, lands designated as Accommodations would potentially be zoned into the Town's Resort (RT) zoning district.

ANNEXATION POLICIES

The following five annexation policies are intended to ensure the logical extension of the Town boundaries, so that Grand Lake will expand in a directed and fiscally sound manner.

1. All annexations shall be in conformance with the provisions of Section 31-12-101 et. seq. of the Colorado Revised Statutes. The Three Mile Area Plan shall be reviewed and updated annually, incorporating any municipal boundary adjustments and related three-mile area boundary adjustments as necessary.
2. All annexations shall be in conformance with the Town's adopted Comprehensive Plan. The Land Use Plan Map in the Comprehensive Plan identifies three potential future Town growth areas. Future annexations should be limited to these three areas, along with any individual parcel currently contiguous to Town boundaries that meets the annexation criteria below.
3. Annexation is an agreement between a willing land owner and a willing local government (the Town of Grand Lake). The Town and property owner shall enter into a pre-annexation agreement as a precursor to any annexation. Pre-annexation agreements establish the conditions of annexation and provide the Town and property owner with a set of negotiated obligations upon annexation.
4. Evaluate annexations based upon their impact on the local tax base and value to the residents of the community. Typically, the annexation of property that has potential for commercial development will provide a greater cost benefit to the Town than the annexation of residential properties. In addition, the annexation of County roads would involve costs associated with future road maintenance, whereas annexations of US 34 would still be maintained by CDOT. A fiscal impact analysis is recommended when considering any annexation petition. An increased tax base should not be the sole determinant, yet be a major objective in ensuring services and facilities desired by Grand Lake citizens that are financially supported and achieve stated land use policies.
5. Carefully consider annexation of enclaves and other areas that are largely surrounded by the Town. There may be one or more unincorporated properties that have been surrounded by Town boundaries for at least three years. Three years is the minimum time requirement that a municipality may unilaterally annex an enclave without property owner consent. Municipalities occasionally annex enclaves in order to avoid problems associated with different zoning requirements and/or the provision of multiple local government services. The cost/benefit may be negligible however, and such annexations can be very controversial with property owners. A fiscal impact analysis, along with a robust public outreach/education effort, is strongly recommended prior to initiating an enclave annexation.

ANNEXATION CRITERIA

The following criteria should be used by Town officials to determine which parcels of land may be desirable for annexation:

- Consider those parcels that are contiguous to current Town boundaries and can be served by Grand Lake with little or only minimal adverse impacts.
- Consider those parcels that offer an opportunity to broaden the housing stock of the Town, and help provide housing for all economic segments of the community.
- Consider those parcels that can broaden the Town's commercial or tourism base, and help provide employment opportunities and retail services to area residents.
- Do not consider parcels that would be difficult to access or serve with public facilities and services due to natural constraints, such as floodplains, steep slopes, wetlands or other similar features, unless such annexation will further natural resource, recreation, open space, historic preservation, wildlife protection, scenic protection, and/or educational objectives.
- Do not consider parcels with existing rural residential uses unless such parcel is in need of water service due to environmental concerns, and/or poor water quality or quantity.



Grand Lake Board of Trustees

Public Hearing (Quasi-Judicial) Resolution 21-2023; A Resolution of The Board of Trustees of The Town of Grand Lake Setting Forth Findings of Fact and Determinations Regarding the 8.98 Acres Parcel Known as the "Love Tract" Annexation

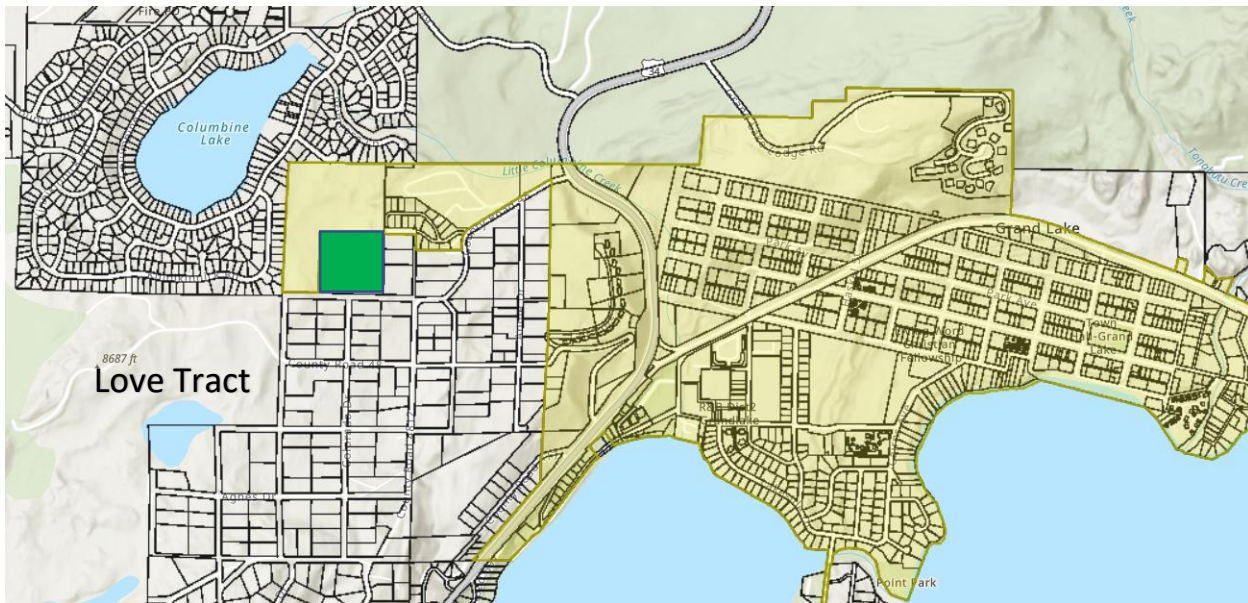
TO: Mayor Kudron and the Trustees
FROM: Kimberly White, Community Development Department
DATE: 06/26/2023

RE: Public Hearing (Quasi-Judicial) Resolution 21-2023; A Resolution of The Board of Trustees of The Town of Grand Lake Setting Forth Findings of Fact and Determinations Regarding the 8.98 Acres Parcel Known as the "Love Tract" Annexation

Public Hearing Process:

The public hearing should be conducted as follows:

1. Open the Public Hearing.
2. Allow staff to present the matter.
3. Allow the applicant to address the Board.
4. Take all public comment.
5. Close the Public Hearing.
6. Have The Board discuss amongst themselves.
7. Board makes a motion.



Purpose:

Review a petition for annexation from the owner of the 8.98 Acre parcel known as the "Love" Tract. If the parcel is found to meet the requirements stated below, the Trustees will adopt a Resolution 21-2023, a Resolution setting forth the findings of fact for said annexation. Colorado Revised Statute 31-12-108 states that a public hearing before the Board of Trustees is required to determine findings of fact and conclusions as to the eligibility of the property for annexation to the Town of Grand Lake, Colorado.

Background:

The Town received a petition for annexation from Genette Simpkins, Revocable Living Trust (the “Applicant”) for property located adjacent to the 21-acre Matthews parcel, known as the “Love Tract” Parcel **Exhibit A** (“the Property”).

Annexation generally involves the following three steps:

Step 1 – Receipt of petition and setting of eligibility hearing. – Complete

In this step, the Town receives the petition for annexation from the property owner and sets the matter for what is typically referred to as an “eligibility hearing” where the Board considers whether the property meets the requirements of the statutes C.R.S. §31-12-107. Step 1, adopting Resolution 13-2023 setting the eligibility hearing date is what the Board did on Monday, April 24, 2023.

Specifically, the Town received a petition for annexation from Genette Simpkins, Revocable Living Trust (the “Applicant”) for property located adjacent to the 21-acre Matthews parcel, known as the “Love Tract” Parcel **Exhibit A** (“the Property”).

Step 2 – Eligibility hearing and resolution – Current Step

This is the step the Board will be undertaking at the eligibility hearing that it will set through Resolution 13-2023 for June 26th, 2023. In order for the Property to be deemed to be eligible for annexation, the Board must consider and make findings regarding the criteria set forth in **Colorado Revised Statute 31-12-105**, such as whether the Property is 1/6 contiguous to the existing Town boundaries, whether there is a commonality of interests between the Town and the Property, etc.

Step 3 – Annexation and zoning of the Property

If, at the eligibility hearing that will be held on June 26th, 2023 the Board finds the Property is eligible to be annexed and confirms that finding by adopting an eligibility resolution, then the matter will be set for hearing at which the Board will undertake the third step of the annexation process. Simply because a parcel of property is eligible to be annexed does not obligate the Board to annex the property. Annexation is a purely discretionary matter that is up to the Board to decide. Therefore the third step, which will be taken up at what is typically referred to as the “annexation hearing” is for the Board to decide (1) whether it wants to annex the Property, (2) if it does, what is the appropriate zoning for the Property (you will have received a recommendation as to zoning from the Planning Commission) and (3) what other terms and conditions does the Board wish to impose on the annexation (this is usually reflected in an annexation agreement that has been negotiated between the Town and the property owner prior to the annexation hearing).

If, at the annexation hearing, the Board decides it wishes to annex the property, then the Board will usually adopt an annexation ordinance that (1) approves annexation of the property into the Town, (2) zones the property, and (3) approves the annexation agreement. If all the necessary work has been done in advance, Steps 2 and 3 can be combined into a single hearing.

Analysis:

Staff properly noticed the Public Hearing in the local newspaper once per week for four consecutive weeks and attached the Middle Park Times affidavit below. Per C.R.S. § 31-12-105(1)(e.3), Neighboring properties were noticed of pending annexation and right to petition for annexation. A copy of the published notice, together with a copy of the resolution and petition as filed, was sent on May 30th, 2023 by registered mail to the board of county commissioners, county attorney, and to the fire, sanitation, and school districts.

Colorado Revised Statute §31-12-104 and 105 and Findings to be made by the Board of Trustees:

(Staff comments in blue)

1. The Property boundary is contiguous with existing Town of Grand Lake boundaries for a distance of not less than one-sixth of the perimeter of the area proposed to be annexed. **This is shown on the annexation map (Exhibit A)**
2. A community of interest exists between the area proposed to be annexed and the Town of Grand Lake, Colorado. **The applicant has initiated the request for annexation.**
3. The area proposed to be annexed is urban or will be urbanized in the near future. **The proposed use is residential estates and is currently zoned “residential” in the County.**
4. The area proposed to be annexed is integrated or is capable of being integrated with the Town of Grand Lake, Colorado. **Pursuant to C.R.S. § 31-12-104(1)(b), the fact that the area proposed to be annexed has the contiguity with the annexing municipality shall be a basis for a finding of compliance with these requirements.**
5. As a result of the proposed annexation, no land held in identical ownership, whether consisting of one tract or parcel of real estate or two or more contiguous tracts of real estate, would be divided into separate tracts or parcels without the written consent of the landowner or landowners thereof, unless such tracts or parcels are separated by a dedicated street, road or other public way. **Only one tract of land is proposed to be annexed in it’s entirety and would not result in a bisection of adjacent properties.**
6. As a result of the proposed annexation, no land held in identical ownership, whether consisting of one tract or parcel of real estate or two or more contiguous tracts or parcels of real estate comprising twenty (20) acres or more which, together with the buildings and improvements situated thereon, has a valuation for assessment in excess of \$200,000 for ad valorem tax purposes for the year next preceding the annexation, would be included without the written consent of the landowners. **This does not apply to this situation as it is only 8.98 acres and is only one tract.**
7. No annexation proceedings have been commenced for the annexation to another municipality of part or all of that territory proposed to be annexed. **No other municipality is proposing to annex this property.**
8. The proposed annexation of the real estate will not result in the detachment of area from any school district and the attachment of the same to another school district. **The property will remain in the same school district.**
9. The petition for annexation of the real estate meets the requirements of law and is in proper order for annexation for the property proposed to be annexed. **The attached petition meets the requirements set forth.**
10. The proposed annexation will not have the effect of extending a municipal boundary more than three (3) miles in any direction from any point of the Town boundary in any one year, or to the extent the proposed annexation extends beyond such three (3) mile limit, confining the annexation to such three (3) mile limit would have the effect of dividing a parcel of property held in identical ownership and at least fifty (50%) percent of the said property is within the three (3) mile limit. **The property is within the three-mile plan boundary (Exhibit C).**
11. The entire width of any public street or alley to be annexed is included within the proposed annexation. **There are no partial widths being created with this proposed annexation.**

- 12. The proposed annexation would not result in denial of reasonable access to landowners, owners of easements, or owners of franchises to use the Town's public ways. [Access to the property is outlined on the attached annexation map \(Exhibit A\) and will not be altered.](#)
- 13. The petition was signed by owners of 100% of the property to be annexed exclusive of streets and alleys. [The petition was signed by 100% of the owners \(Exhibit B\)](#)

Motion:

The Board of Trustees moves to adopt Resolution 21-2023; Setting Forth Findings of Fact and Determinations Regarding the 8.98 Acres Parcel Known as the "Love Tract" Annexation.

Or

Move to Deny the Resolution 21-2023 due to the following deficiencies_____

OFFICIAL AD PROOF

This is the proof of your ad scheduled to run in **Middle Park Times** on the dates indicated below. If changes are needed, please contact us prior to deadline at **(970) 887-3334**.

Notice ID: Jkpg8f3aFv7SNdLoetIH | **Proof Updated: May. 30, 2023 at 11:07am MDT**
 Notice Name: Love Annexation-eligibility notice 4 weeks | Publisher ID: 275017

See Proof on Next Page

This is not an invoice. Below is an estimated price, and it is subject to change. You will receive an invoice with the final price upon invoice creation by the publisher.

FILER	FILING FOR
K White	Middle Park Times
kwhite@toglco.com	
(970) 627-3435	

Columns Wide: 1	Ad Class: Legals
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05/25/2023: Other Notice	42.50
06/01/2023: Other Notice	30.91
06/08/2023: Other Notice	30.91
06/15/2023: Other Notice	30.92
Affidavit Fee	4.00

	Subtotal	\$139.24
	Tax	\$0.00
	Processing Fee	\$13.92
	Total	\$153.16

NOTICE OF A PUBLIC HEARING CONCERNING THE ELIGIBILITY OF CERTAIN PROPERTY FOR ANNEXATION KNOWN AS THE LOVE TRACT ANNEXATION. NOTICE IS HEREBY GIVEN pursuant to C.R.S. § 31-12-106(2), that the Town Board of Trustees of the Town of Grand Lake will hold a public hearing on June 26th, 2023 at 6:00 PM to consider whether the property generally known as the Love Tract Annexation, and more particularly described in Resolution No. 13-2023 approved April 24, 2023 (the "Substantial Compliance Resolution"), which property consists of approximately 8.98 acres and includes public rights-of-way as more particularly described in the petitions for annexation (the "Subject Property"), meets the applicable requirements of Section 30 of Article II of the Colorado Constitution and C.R.S. § 31-12-104 and C.R.S. § 31-12-105, and is eligible for annexation to the Town of Grand Lake. Copies of the Petition for Annexation concerning the Subject Property and the corresponding annexation maps at the Grand Lake Town Hall. All interested persons will be given an opportunity to be heard. The hearing will be held in the Town Hall, 1026 Park Ave., Grand Lake at the above date and time. Further information concerning this matter may be obtained by contacting the Town of Grand Lake Community Development Department at planner@toglco.com. A copy of the Substantial Compliance Resolution is published in full below.

/s/ Alayna Carrell
Town Clerk

**RESOLUTION NO. 13-2023
A RESOLUTION REGARDING SUBSTANTIAL COMPLIANCE OF A PETITION FOR ANNEXATION FILED BY THE GENETTE SIMPKINS REVOCABLE LIVING TRUST REGARDING AN 8.98 ACRE PARCEL KNOWN AS THE "LOVE TRACT" AND SETTING THE MATTER FOR A PUBLIC HEARING**

WHEREAS, the Genette Simpkins Revocable Living Trust ("the Petitioner"), filed with the Town Clerk a Petition For Annexation dated January 31, 2023 ("the Petition"); and **WHEREAS**, the Board of Trustees of the Town of Grand Lake reviewed such Petition at its meeting held on April 24, 2023;

FINDINGS

The Board of Trustees hereby finds and concludes that the Petition substantially complies with Section 31-12-107(1), C.R.S., and that a public hearing should be held to determine if the proposed annexation complies with Section 31-12-104 and Section 31-12-105, C.R.S., or such parts thereof as may be required to establish eligibility under the terms of Section 31-12-101, C.R.S., et seq.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRANBY, COLORADO, AS FOLLOWS:

That a public hearing shall be set for June 12th, 2023 beginning at 6:00 P.M. or as soon thereafter as the matter may be heard, with such hearing to be conducted at the Grand Lake Town Hall, 1026 Park Ave., Grand Lake, Colorado. The purpose of such hearing shall be to consider the Petition for Annexation and to determine whether the statutes referred to above have been complied with, whether the property is eligible for annexation, and whether the area proposed to be annexed meets the requirements of Section 31-12-104 and 31-12-105, C.R.S.

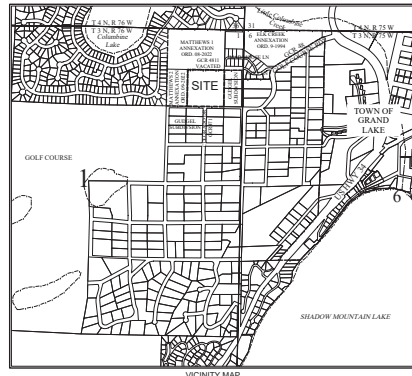
MOVED, SECONDED AND ADOPTED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE, COLORADO THIS 24TH DAY OF APRIL, 2023.

PUBLISHED IN THE MIDDLE PARK TIMES ON THURSDAY, MAY 25, 2023, THURSDAY, JUNE 1, 2023, THURSDAY, JUNE 8, 2023 AND THURSDAY, JUNE 15, 2023.

LOVE TRACT ANNEXATION MAP

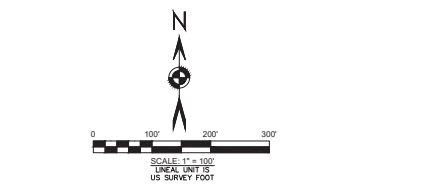
A METES AND BOUNDS TRACT OF LAND DESCRIBED AT RECEPTION 2015-000641

A TRACT OF LAND IN THE NE/4NE/4 (LOT 1) OF SECTION 1, TOWNSHIP 3 NORTH, RANGE 76 WEST OF THE 6th PRINCIPAL MERIDIAN,
COUNTY OF GRAND, STATE OF COLORADO
(VACANT LAND)



SURVEY NOTES:

1. THIS ANNEXATION MAP IS NOT A BOUNDARY SURVEY OR SHALL IT BE CONSTRUED AS A BOUNDARY DETERMINATION OF OWNERSHIP AND/OR OCCUPATION. THIS ANNEXATION IS 8.98 ACRES PER DEED RECORDED AT RECEPTION 2005-000641 HAVING A DEED CLOSURE OF 1:20333.7.
2. THE FOLLOWING DOCUMENTS WERE UTILIZED IN THE PREPARATION OF THIS ANNEXATION MAP. GRAND COUNTY CLERKS RECORDS:
 - a. BOOK 102 PAGE 265, WARRANTY DEED, MATTHEWS TO MATTHEWS, FILED JANUARY 19, 1986.
 - b. BOOK 104 PAGE 265, WARRANTY DEED, MATTHEWS TO BEYER, FILED OCTOBER 4, 1984.
 - c. RECEPTION 10971, PLAT OF GUGDEL SUBDIVISION, RECORDED NOVEMBER 9, 1994.
 - d. BOOK 92 PAGE 150, RIGHT OF WAY DEED, CLIFTON B. HOWARD TO THE BOARD OF COUNTY COMMISSIONERS, FILED SEPTEMBER 25, 1981.
 - e. BOOK 116 PAGE 354, WARRANTY DEED, ESTATE OF CLIFTON B. HOWARD TO MATTHEWS, RECORDED MAY 4, 1995.
 - f. RECEPTION 9914, PLAT OF AMENDED PLAT TO GUGDEL SUBDIVISION, RECORDED FEBRUARY 24, 1994.
 - g. RECEPTION 110970, PLAT OF COLUMBINE LAKE, RECORDED MAY 21, 1993.
 - h. RECEPTION 2021-00076, AMENDED PLAT TO GUGDEL SUBDIVISION, RECORDED MARCH 10, 2021. SUBJECT VESTING DEED WITH PROPERTY DESCRIPTION USING CALLS TO THE COLUMBINE LAKE MONUMENTS DONE JUNIOR AND WRITTEN BY LS1415 BY LAND SURVEY DEPOSIT (LSD).
 - i. RECEPTION 2022-008429, COUNTY RESOLUTION TO VACATE A PORTION OF THE 60' WIDE RIGHT-OF-WAY DESCRIBED ON RIGHT-OF-WAY DEED BOOK 92 PAGE 150.
 - j. RECEPTION 2022-008430, QUIT CLAIM DEED TO THE TOWN OF GRAND LAKE FOR A PORTION A THE 60' WIDE RIGHT-OF-WAY DESCRIBED ON RIGHT-OF-WAY DEED BOOK 92 PAGE 150.
 - k. RECEPTION 110970, PLAT OF COLUMBINE LAKE, RECORDED MAY 21, 1993.
 - l. GRAND COUNTY SURVEY DEPOSIT (LSD).
 - m. LS461, DEPOSIT DATE DECEMBER 12, 1995, IMPROVEMENT SURVEY PLAT BY PLS 11415 DATED 12/5/1995.
 - n. LS2418, DEPOSIT DATE OF JULY 14, 2021, IMPROVEMENT SURVEY PLAT BY PLS 30663 DATED 11/16/2021. TITLE COMMITMENT.
 - o. COMMITMENT No. 119815-C ISSUED BY TITLE COMPANY OF THE ROCKIES AS AGENTS FOR WESTCO LAND TITLE INSURANCE COMPANY WITH AN EFFECTIVE DATE OF FEBRUARY 27, 2023.
3. THE BASIS OF BEARING FOR THIS ANNEXATION MAP IS ALONG THE NORTH LINE OF THE LOVE TRACT, BETWEEN FOUND #5 REBAR WITH 1.5" DIA. ALUMINUM CAPS STAMPED "PLS 11415" AS SHOWN HEREON HAVING A BEARING OF N 89°02'00" W, AS MEASURED BY RTN/GPS METHOD ON NOVEMBER 6, 2020. LINEAR UNITS SHOWN ARE U.S. SURVEY FOOT.
4. REFERENCED IS HEREBY MADE TO THE LAND SURVEY DEPOSIT (LSD2418), FOR MATHEW BOUNDARY INFORMATION.
5. THE STIPULATION AND CONSENT AGREEMENT AT RECEPTION 2009-001100 AND 2009-001101 RESPECTIVELY, DETAILS ACCESS FROM AND TO THE STANLEY PROPERTY. BULLET ITEM 12 STATES, THERE SHALL BE NO ROAD OR DRIVEWAY FROM THE STANLEY PROPERTY ONTO THE 30' WIDE STRIP IMMEDIATELY TO THE NORTH OF TRACTS 32 AND 17, GUGDEL SUBDIVISION.



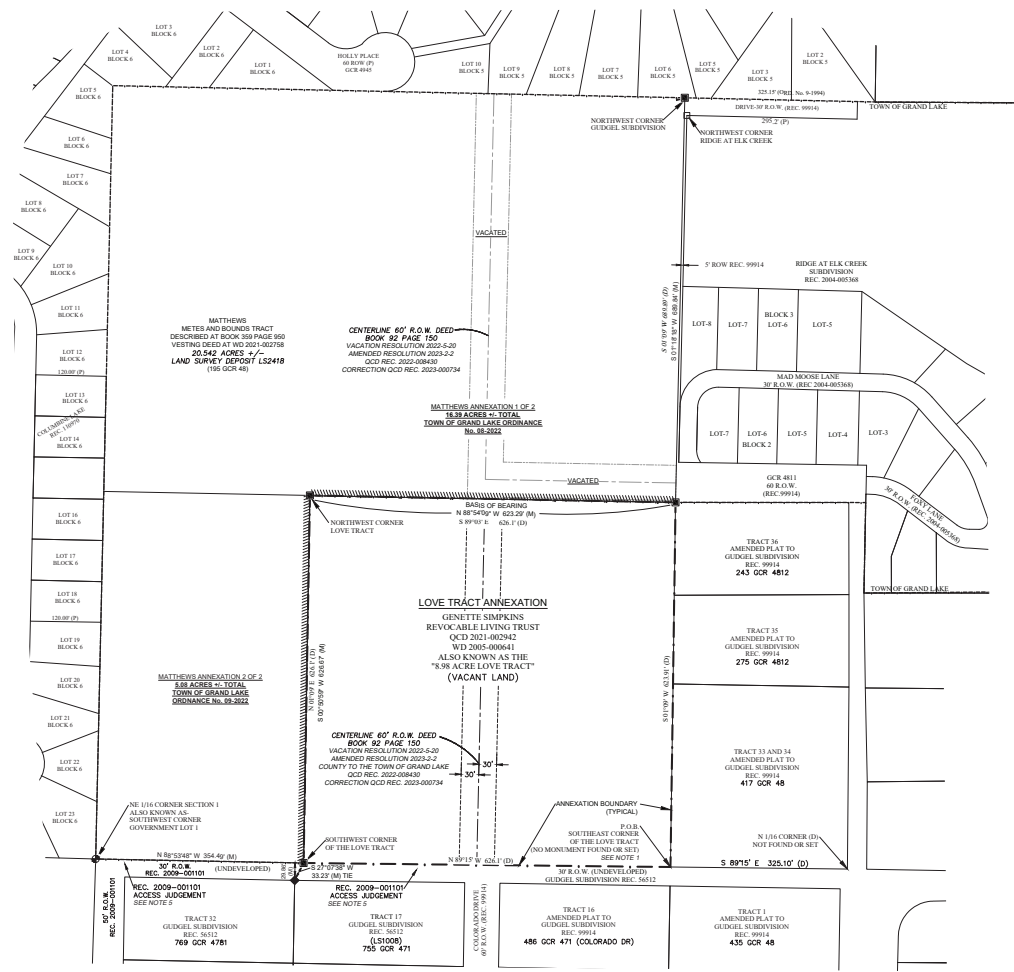
- LEGEND**
- FOUND 30" LONG #5 REBAR WITH 3.25" DIA. ALUMINUM CAP STAMPED PLS 30663, AS DESCRIBED
 - FOUND SECTION CORNER AS DESCRIBED
 - FOUND #5 REBAR WITH 1.5" DIA. ALUMINUM CAP STAMPED PLS 11415, AS SHOWN ON LS461
 - FOUND #5 REBAR WITH YELLOW PLASTIC CAP STAMPED "DES PLS 26298", AT GRADE
 - POINT AS DESCRIBED
 - (P) - PLAT REC. 110970 BEARING AND DISTANCES
 - (M) - FIELD MEASURED
 - (C) - DEED INFORMATION
 - DIA. - DIAMETER
 - GCR - GRAND COUNTY ROAD
 - REC - RECEPTION
 - R.O.W. - RIGHT-OF-WAY
 - QCD - QUITCLAIM DEED
 - WD - WARRANTY DEED
 - - EXISTING TOWN LIMITS
 - ||||| - CONTIGUOUS BOUNDARY

SURVEYORS CERTIFICATE

I, KEITH E. LUTTRELL, A PROFESSIONAL LAND SURVEYOR LICENSED TO PRACTICE IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT NOT LESS THAN ONE-SIXTH (1/6) OF THE PERIMETER OF THE AREA PROPOSED TO BE ANNEXED TO THE TOWN OF GRAND LAKE, IS CONTIGUOUS WITH THE BOUNDARIES OF THE ANNEXING MUNICIPALITY AND THAT THIS ANNEXATION MAP SUBSTANTIALLY COMPLIES WITH THE COLORADO REVISED STATUTES AND THE TOWN OF GRAND LAKE, COLORADO CODES APPLICABLE THERE TO, AND THAT THIS ANNEXATION MAP WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, IT IS BASED UPON MY KNOWLEDGE, INFORMATION AND BELIEF, IT IS IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE AND THAT IT IS NOT A WARRANTY OR WARRANTY EITHER EXPRESSED OR IMPLIED.

KEITH E. LUTTRELL, PLS 36063
FOR AND ON BEHALF OF
PEAK TO PEAK LAND
SURVEYING & MAPPING, INC.

FOR REVIEW



LOVE TRACT ANNEXATION CALCULATION

TOTAL PERIMETER TO ANNEX = 2,502.7'
1/8 PERIMETER REQUIRED = 417.0'
CONTIGUITY LENGTH = 1,255.2'

TOTAL AREA = 88.98 ACRES

PROPERTY DESCRIPTION: (PER BOOK WARRANTY DEED REC. 2015-000641)

A TRACT OF LAND IN THE NE/4NE/4 (LOT 1) OF SECTION 1, TOWNSHIP 3 NORTH, RANGE 76 WEST OF THE 6TH P.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SE CORNER OF THIS TRACT WHENCE THE N1/16 CORNER BEING SAID SECTION 1, TOWNSHIP 3 NORTH, RANGE 76 WEST OF THE 6TH P.M., AND SECTION 6, TOWNSHIP 3 NORTH, RANGE 76 WEST OF THE 6TH P.M., BEARS SOUTH 89°15' EAST, FOR A DISTANCE OF 325.1 FEET;

THENCE RUNNING ALONG THE N1/16TH LINE OF SECTION 1, NORTH 89°15' WEST FOR A DISTANCE OF 626.1 FEET TO THE SW CORNER OF THIS TRACT;

THENCE NORTH 1°09' EAST, FOR A DISTANCE OF 626.1 FEET TO THE NW CORNER OF THIS TRACT;

THENCE S 89°15' EAST, FOR A DISTANCE OF 626.1 FEET TO THE NE CORNER OF THIS TRACT AND THE INTERSECTION WITH THE WEST LINE OF GUGDEL SUBDIVISION;

THENCE ALONG SAID WEST LINE OF GUGDEL SUBDIVISION SOUTH 01°09' WEST, FOR A DISTANCE OF 623.91 FEET, MORE OR LESS TO THE POINT OF BEGINNING.

EXCEPT THAT PORTION CONVEYED TO THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GRAND AND STATE OF COLORADO BY INSTRUMENT RECORDED SEPTEMBER 20, 1944 IN BOOK 92 AT PAGE 150.

GRAND COUNTY ASSESSOR DATA:

PARCEL NUMBER 1191-011-00-002

VACANT LAND

ZONED GRAND COUNTY RESIDENTIAL

INCLUDED IN THE THREE LAKES DESIGN AND REVIEW AREA AND THE GRAND COUNTY URBAN GROWTH AREA 2

TRUSTEES STATEMENT:

APPROVED FOR ANNEXATION BY ORDINANCE No. _____

ADDED BY THE TOWN OF GRAND LAKE BOARD OF TRUSTEES ON THIS _____ DAY OF _____, 20____.

BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE

MAYOR _____ DATE _____

ATTEST:

TOWN CLERK _____ DATE _____

TOWN ATTORNEY _____ DATE _____

ORDINANCE No. _____ EFFECTIVE DATE _____

NOT VALID WITHOUT ORIGINAL SIGNATURE AND SEAL

Peak to Peak Land
Surveying & Mapping, Inc.

P.O. Box 100
Kremmling, Colorado 80469
970-724-0724

LOVE TRACT ANNEXATION MAP

A METES AND BOUNDS TRACT OF LAND
DESCRIBED AT RECEPTION 2015-000641
A TRACT OF LAND IN THE NE/4NE/4 (LOT 1) OF SECTION 1,
TOWNSHIP 3 NORTH, RANGE 76 WEST OF THE 6th P.M.,
COUNTY OF GRAND, STATE OF COLORADO
(VACANT LAND)

Draftsman: JL Checked by: KL Date: 03/09/2023 Job no.: 22-0161STANLEY

PETITION FOR ANNEXATION
TO
CITY/TOWN OF Grand Lake, COLORADO

TO: THE CITY/TOWN CLERK AND THE CITY/TOWN COUNCIL OF THE CITY/TOWN OF Grand Lake, COLORADO

RE: ANNEXATION OF LAND COMMONLY KNOWN AS The Love Tract

THE UNDERSIGNED PETITIONER(S) in accordance with Title 31, Article 12, Part 1, of the Colorado Revised Statutes, as amended (commonly known as the Municipal Annexation Act of 1965), hereby petitions the City/Town of Grand Lake, Colorado, for annexation to the City/Town of Grand Lake of the unincorporated area more particularly described hereafter, and in support of this Petition, the undersigned Petitioner(s) allege(s) and state(s) the following:

1. That it is desirable and necessary that such area described in **Exhibit A**, attached hereto and incorporated herein by reference, be annexed to the City/Town of Grand Lake.
2. That the area sought to be annexed to the City/Town of Grand Lake meets all the requirements of Sections 31-12-104 and 31-12-105, C.R.S., as amended, of the Municipal Annexation Act of 1965, in that:
 - (a) Not less than one-sixth (1/6th) of the perimeter of the area proposed to be annexed is contiguous with the City/Town of Grand Lake.
 - (b) A community of interest exists between the area proposed to be annexed and the City/Town of Grand Lake.
 - (c) The area proposed to be annexed is urban or will be urbanized in the near future.
 - (d) The area proposed to be annexed is integrated with, or is capable of being integrated with the City/Town of Grand Lake.
 - (e) No land within the area proposed to be annexed and which is held in identical ownership, whether consisting of one tract or parcel of real estate or two or more contiguous tracts or parcels of real estate, meets either of the following:
 - (1) Such separate tract or parcel is being divided by the requested annexation without the written consent of the landowner or landowners thereof, unless such tracts or parcels are separated by a dedicated street, road or other public way, and to the extent a tract or parcel is so divided, this petition is intended to evidence such consent; or
 - (2) If such a separate tract or parcel comprises twenty (20) acres or more and which, together with the buildings and improvements situated thereon, such tract or parcel has an assessed value in excess of Two Hundred Thousand Dollars (\$200,000.00) for ad valorem tax purposes for the year next preceding the annexation, is included within the area proposed to be annexed without the written consent of the landowner or landowners thereof.
 - (f) The annexation of the area proposed to be annexed will not result in the detachment of area from any school district and the attachment of such area to another school district.
 - (g) No annexation proceedings have been commenced for the annexation to another municipality of any part or all of the area proposed to be annexed to the City/Town hereunder nor is any part of said area presently a part of any incorporated city, town or city and county.
 - (h) The requirements of Sections 31-12-104 and 31-12-105, C.R.S., as amended, exist or have been met.
 - (i) The annexation of the area proposed to be annexed will not have the effect of extending the boundary of the City/Town of Grand Lake more than three miles in any direction from any point of the City's/Town's boundary in any one year.

- (j) In establishing the boundaries of the area proposed to be annexed, where a portion of a platted street or alley is annexed, the entire width of said street or alley is included with the area annexed.
- (k) Reasonable access shall not be denied to landowners, owners of easements, or the owners of franchises adjoining a platted street or alley to be annexed by the City/Town but is not bounded on both sides by the City/Town.

(l) [Please Check the Appropriate Line:]

The area proposed to be annexed comprises **more than ten (10) acres** and, therefore, the City's/Town's preparation of an Impact Report as provided for in Section 31-12-108.5, C.R.S., as amended, is required unless waived by the board of county commissioners for _____ County, Colorado in accordance with Section 31-12-108.5, C.R.S.

OR

The area proposed to be annexed comprises **ten (10) acres or less** and, therefore, the City's/Town's preparation of an Impact Report as provided for in Section 31-12-108.5, C.R.S., as amended, is not required

3. That accompanying this Petition are four (4) copies of the annexation map containing the following information:

- (a) a written legal description of the boundaries of the area proposed to be annexed;
- (b) a map showing the boundary of the area proposed to be annexed, prepared by and containing the seal of a land surveyor;
- (c) with the annexation boundary map there is shown the location of each ownership tract in unplatted land, and if part or all of the area is platted, then the boundaries and the plat numbers of plots or of lots and blocks are shown; and
- (d) next to the boundary of the area proposed to be annexed is drawn the contiguous boundary of the City/Town, and the contiguous boundary of any other municipality abutting the area proposed to be annexed and the dimensions thereof.

4. That the Petitioner(s) signed this Petition for Annexation not more than 180 days prior to the date of the filing of this Petition for Annexation with the City/Town Clerk.

5. That the undersigned Petitioner(s) comprises at least fifty percent (50%) of all of the landowners of the area to be proposed to be annexed, exclusive of streets and alleys.

6. That upon the Annexation Ordinance becoming effective, all lands within the area sought to be annexed shall become subject to all ordinances, resolutions, rules and regulations of the City/Town of Grand Lake, except for general property taxes of the City/Town of Grand Lake which shall become effective on January 1 of the next succeeding year following passage of the Annexation Ordinance.

7. That this Petition for Annexation includes the signature(s) of all Petitioner(s) proposing the annexation, the mailing address of each Petitioner, the legal description of the land owned by each Petitioner, and the date of signing of each signature. The legal description of land owned by each undersigned Petitioner is identified in **Exhibit A**.

THEREFORE, THE PETITIONER(S), as the owner(s) of the property described in Exhibit A, respectfully requests that the City/Town Council of the City/Town of Grand Lake, Colorado, approve the annexation of the area proposed to be annexed, and the Petitioner(s) do(es) hereby consent to the annexation of the property described in Exhibit A.

PETITIONER:

Genette Simpkins Revocable Living Trust
RLT, a _____ (type of entity)

By:

Genette Simpkins
Name: Genette Simpkins

Title: Trustee

Date of Signature: 01/31, 2023

As the Owner of Property Described in Exhibit A.

Mailing Address:

45-238 Kokokahi Pl
Kaneohe, HI 96744

AFFIDAVIT OF CIRCULATOR

The undersigned, being of lawful age, who being first fully sworn upon oath, deposes and says that the undersigned was a circulator of the foregoing Petition for Annexation of lands to the City/Town of Grand Lake, Colorado, and that the signature immediately above this Affidavit was witnessed by affiant and is the true signature of the person whose it purports to be.

By:

Genette Simpkins
Circulator

STATE OF Hawaii)
COUNTY OF Honolulu) ss.

City of

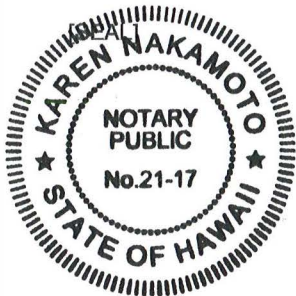
The foregoing Affidavit of Circulator was subscribed and sworn to before me this 31st day of January, 2023 by Genette Simpkins.

Witness my hand and official seal.

My commission expires: 4/11/2025

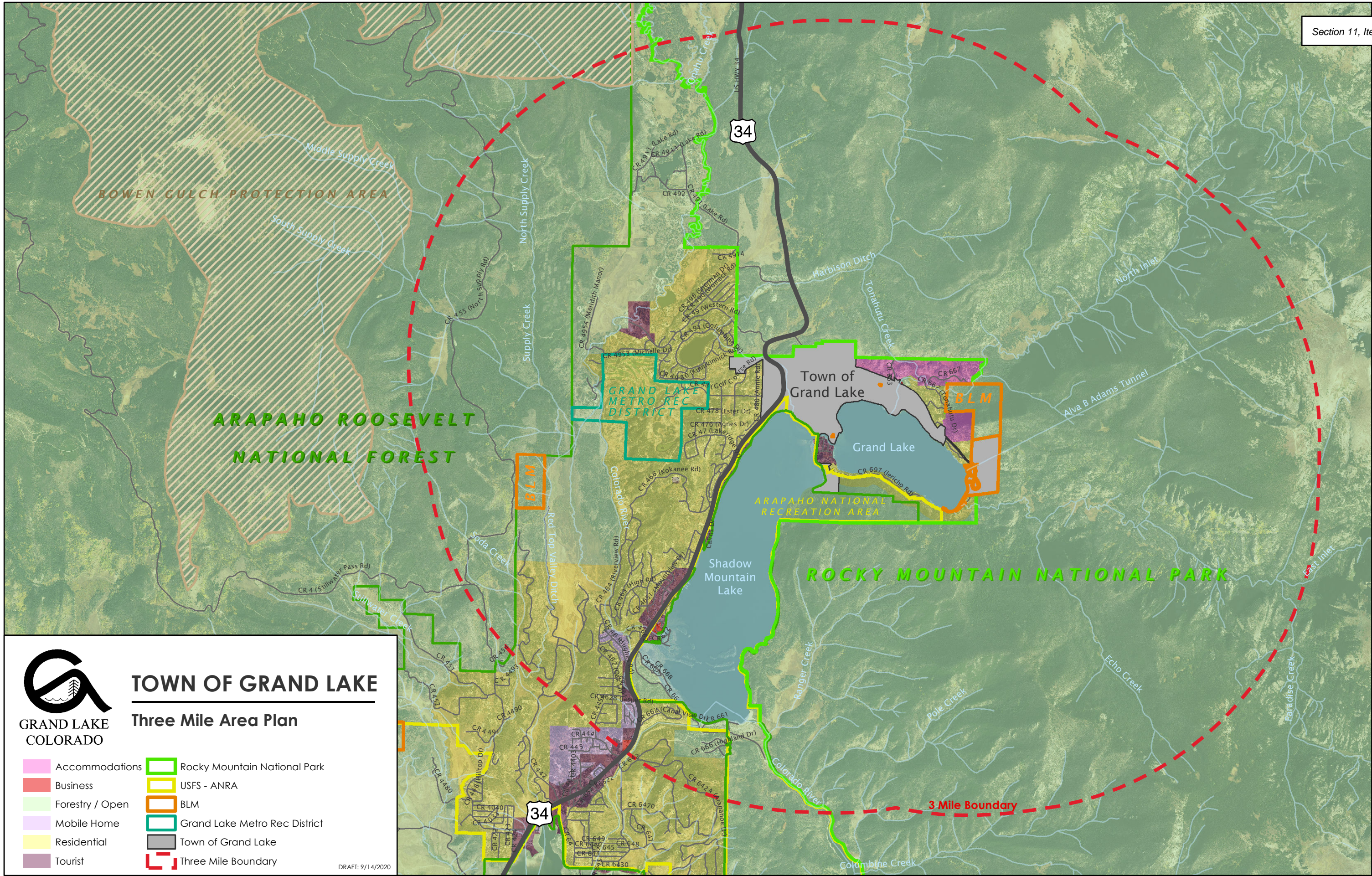
By:

Karen Nakamoto
Notary Public



Doc. Date: NA # Pages: 3
Karen Nakamoto First Circuit
Doc. Description: Petition for Annexation
To City/Town of Grand Lake, Colorado
Karen Nakamoto 1/31/2023
Notary Signature Date

NOTARY CERTIFICATION



SPECIAL POWER OF ATTORNEY

I, Genette L. Simpkins, of Genette Simpkins Revocable Living Trust, hereby appoint Thomas D. Stanley of Colorado, as my attorney-in-fact ("Agent") to exercise the powers and discretions described below.

My agent shall have full power and authority to act on my behalf but only to the extent permitted by this Special Power of Attorney. My Agent's powers shall include the power to:

1. Annex 8.98 acre parcel into town of Grand Lake.
2. Includes acquisition of water rights, subdivision of parcel and easement to town.

I hereby grant to my Agent the full right, power, and authority to perform every act, deed, and thing necessary or advisable to be done regarding the above powers, as fully as I could do if I were personally present and acting.

My Agent shall not be liable for any loss that results from a judgment error that was made in good faith. However, my Agent shall be liable for willful misconduct or the failure to act in good faith while acting under the authority of this Power of Attorney. A successor Agent shall not be liable for acts of a prior Agent.

No person who relies in good faith on the authority of my Agent as empowered under this instrument shall incur any liability to me, my estate or my personal representative. I authorize my Agent to indemnify and hold harmless any third party who accepts and acts under the authority granted by this document.

If any part of any provision of this instrument shall be invalid or unenforceable under applicable law, such part shall be ineffective to the extent of such invalidity only, without in any way affecting the remaining parts of such provision or the remaining provisions of this instrument.

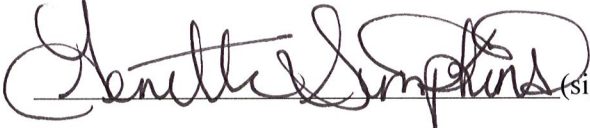
My Agent shall be entitled to reasonable compensation for any services provided as my Agent. My Agent shall be entitled to reimbursement of all reasonable expenses incurred as a result of carrying out any provision of this Power of Attorney. The compensation for acting as my Agent shall be \$ To be determined.


My Agent shall provide an accounting for all funds handled and all acts performed as my Agent as required under state law or upon my request or the request of any authorized personal representative, fiduciary or court of record acting on my behalf.


This Power of Attorney shall become effective immediately. This Power of Attorney shall continue effective until my death or until I lack sufficient mental competence to understand and handle my financial and personal affairs. This Power of Attorney may be revoked by me at any time by providing written notice to my Agent.

Dated May 25, 2021 at Honolulu, Hawaii.

Genette Simpkins (name)

 (signature)

Witness 1 Signature: 
Name: Kevin Simpkins
City: Honolulu
State: Hawaii

Witness 2 Signature: 
Name: Korey Peters
City: Honolulu
State: Hawaii

City of STATE OF Hawaii
COUNTY OF Honolulu

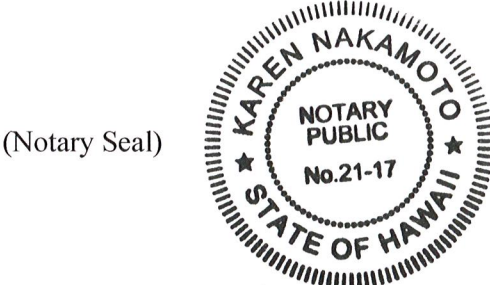
On 25th day of May 2021 before me, Karen Nakamoto, personally
appeared Kevin Simpkins and Gene & Corey Peters

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same
in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Hawaii
that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

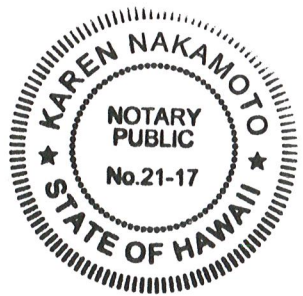
Karen Nakamoto
Signature of Notary Public



Doc. Date: 5/25/2021 # Pages: 3
Karen Nakamoto First Circuit
Doc. Description: Special power
of Attorney

Karen Nakamoto 5/25/2021
Notary Signature Date

NOTARY CERTIFICATION





TITLE COMPANY
of the rockies

721 Grand Avenue, Suite B
P.O. Box 1939
Grand Lake, CO 80447
Phone: 970-627-0400 Fax: 877-239-2981

COMMITMENT TRANSMITTAL

Commitment Ordered By:

Andrea Cox
RE/MAX Resorts of Grand County
P.O. Box 39
728 Grand Avenue
Grand Lake, CO 80447
Phone: 970-627-1000 Fax: 970-627-8881
email:
andrea@rkymtnhi.com;shurie@grandmtnremax.com;rebecca@grandmtnremax.com

Inquiries should be directed to:

Authorized Officer or Agent
Title Company of the Rockies
721 Grand Avenue, Suite B
P.O. Box 1939
Grand Lake, CO 80447
Phone: 970-627-0400 Fax: 877-239-2981

Commitment Number:

1119815-C

Buyer's Name(s):

Purchaser with contractual rights under a purchaser agreement with the vested owner identified at item 4 below

Seller's Name(s):

Genette Simpkins Revocable Living Trust
, Grand Lake, CO 80447

Property:

Subd: Metes & Bounds 76 all 8.98 AC in Lot 1 SEC1 T3N R76 Desc B/203 P/256 - Grand County, CO

COPIES / MAILING LIST

Purchaser with contractual rights under a purchaser agreement with the vested owner identified at item 4 below Genette Simpkins Revocable Living Trust

COLORADO NOTARIES MAY REMOTELY NOTARIZE REAL ESTATE DEEDS AND OTHER DOCUMENTS USING REAL-TIME AUDIO-VIDEO COMMUNICATION TECHNOLOGY. YOU MAY CHOOSE NOT TO USE REMOTE NOTARIZATION FOR ANY DOCUMENT.

Service Beyond Expectation in Colorado for: Eagle, Garfield, Grand, Pitkin and Summit Counties. (Limited Coverage: Jackson, Lake, Park and Routt Counties)
Locations In: Avon/Beaver Creek, Basalt, Breckenridge, Grand Lake and Winter Park. (Closing Services available in Aspen and Glenwood Springs).



TITLE COMPANY
of the rockies

721 Grand Avenue, Suite B
P.O. Box 1939
Grand Lake, CO 80447
Phone: 970-627-0400 Fax: 877-239-2981
www.titlecorockies.com

Commitment Ordered By:

Andrea Cox
RE/MAX Resorts of Grand County
P.O. Box 39
728 Grand Avenue
Grand Lake, CO 80447
Phone: 970-627-1000 Fax: 970-627-8881
email:
andrea@rkymtnhi.com;shurie@grandmtnremax.com;reb
ecca@grandmtnremax.com

Inquiries should be directed to:

Authorized Officer or Agent
Title Company of the Rockies
721 Grand Avenue, Suite B
P.O. Box 1939
Grand Lake, CO 80447
Phone: 970-627-0400 Fax: 877-239-2981

Commitment Number:

1119815-C

Buyer's Name(s):

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Genette Simpkins Revocable Living Trust

Property:

, Grand Lake, CO 80447
Subd: Metes & Bounds 76 all 8.98 AC in Lot 1 SEC1 T3N R76 Desc B/203 P/256 - Grand
County, CO

TITLE CHARGES

These charges are based on issuance of the policy or policies described in the attached Commitment for Title Insurance, and includes premiums for the proposed coverage amount(s) and endorsement(s) referred to therein, and may also include additional work and/or third party charges related thereto.

If applicable, the designation of "Buyer" and "Seller" shown below may be based on traditional settlement practices in Grand County, Colorado, and/or certain terms of any contract, or other information provided with the Application for Title Insurance.

Owner's Policy Premium:	\$0.00
Loan Policy Premium:	\$0.00
Additional Lender Charge(s):	
Additional Other Charge(s):	\$25.00
Tax Certificate:	
Total Endorsement Charge(s):	
TBD Charge(s):	\$250.00
TOTAL CHARGES:	\$275.00

Service Beyond Expectation in Colorado for: Eagle, Garfield, Grand, Pitkin and Summit Counties. (Limited Coverage: Jackson, Lake, Park and Routt Counties)
Locations In: Avon/Beaver Creek, Basalt, Breckenridge, Grand Lake and Winter Park. (Closing Services available in Aspen and Glenwood Springs).

COMMITMENT FOR TITLE INSURANCE

Issued by



as agent for

Westcor Land Title Insurance Company

SCHEDULE A

Reference:

Commitment Number: 1119815-C

1. Effective Date: **February 27, 2023, 7:00 am** Issue Date: **March 07, 2023**

2. Policy (or Policies) to be issued:

ALTA® 2021 Owner's Policy Policy Amount: *Amount to be Determined*
Premium: *Amount to be Determined*

Proposed Insured: **Purchaser with contractual rights under a purchaser agreement with the vested owner identified at item 4 below**

3. The estate or interest in the Land at the Commitment Date is **Fee Simple**.

4. The Title is, at the Commitment Date, vested in:
Genette Simpkins Revocable Living Trust

5. The Land is described as follows:

FOR LEGAL DESCRIPTION SEE SCHEDULE A CONTINUED ON NEXT PAGE

For Informational Purposes Only - APN: **R168240 / 119101100002**

Countersigned
Title Company of the Rockies, LLC

By: *Mike Mulligan*

Mike Mulligan

Commitment No: 1119815-C

SCHEDULE A (continued)**LEGAL DESCRIPTION**

The Land referred to herein is located in the County of Grand, State of Colorado, and described as follows:

A tract of land in the NE1/4 NE1/4 (Lot 1) of Section 1, Township 3 North, Range 76 West of the 6th P.M., being more particularly described as follows:

Beginning at the SE corner of this tract whence the N1/16 Corner between said Section 1, Township 3 North, Range 76 West of the 6th P.M. and Section 6, Township 3 North, Range 75 West of the 6th P.M. bears South 89°15' East, for a distance of 325.1 feet;

Thence running along the N1/16 line of said Section 1, North 89°15' West for a distance of 626.1 feet to the SW corner of this tract;

Thence North 01'09" East, for a distance of 626.1 feet to the NW corner of this tract;

Thence South 89°03' East, for a distance of 626.1 feet to the NE corner of this tract and the intersection with the West line of Gudgel Subdivision;

Thence along said West line of Gudgel Subdivision South 01°09' West, for a distance of 623.91 feet, more or less, to the point of beginning.

EXCEPT that portion conveyed to the Board of County Commissioners of the County of Grand and State of Colorado by instrument recorded September 20, 1944 in [Book 92 at Page 150](#).

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Commitment No: 1119815-C

COMMITMENT FOR TITLE INSURANCE

Issued by

Westcor Land Title Insurance Company

**SCHEDULE B, PART I
Requirements**

All of the following Requirements must be met:

1. The Proposed Insured must notify the Company in writing of the name of any party not referred to in this Commitment who will obtain an interest in the Land or who will make a loan on the Land. The Company may then make additional Requirements or Exceptions.
2. Pay the agreed amount for the estate or interest to be insured.
3. Pay the premiums, fees, and charges for the Policy to the Company.
4. Documents satisfactory to the Company that convey the Title or create the Mortgage to be insured, or both, must be properly authorized, executed, delivered, and recorded in the Public Records.

THE COMPANY RESERVES THE RIGHT TO CONDUCT AN ADDITIONAL SEARCH OF THE RECORDS IN THE OFFICE OF THE CLERK AND RECORDER FOR GRAND COUNTY, COLORADO FOR JUDGMENT LIENS, TAX LIENS OR OTHER SIMILAR OR DISSIMILAR INVOLUNTARY MATTERS AFFECTING THE GRANTEE OR GRANTEES, AND TO MAKE SUCH ADDITIONAL REQUIREMENTS AS IT DEEMS NECESSARY, AFTER THE IDENTITY OF THE GRANTEE OR GRANTEES HAS BEEN DISCLOSED TO THE COMPANY.

NOTE: THIS COMMITMENT IS ISSUED UPON THE EXPRESS AGREEMENT AND UNDERSTANDING THAT THE APPLICABLE PREMIUMS, CHARGES AND FEES SHALL BE PAID BY THE APPLICANT IF THE APPLICANT AND/OR ITS DESIGNEE OR NOMINEE CLOSES THE TRANSACTION CONTEMPLATED BY OR OTHERWISE RELIES UPON THE COMMITMENT, ALL IN ACCORDANCE WITH THE RULES AND SCHEDULES OF RATES ON FILE WITH THE COLORADO DEPARTMENT OF

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Commitment No: **1119815-C**

INSURANCE.

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Commitment No: 1119815-C

SCHEDULE B, PART II
Exceptions

Some historical land records contain Discriminatory Covenants that are illegal and unenforceable by law. This Commitment and the Policy treat any Discriminatory Covenant in a document referenced in Schedule B as if each Discriminatory Covenant is redacted, repudiated, removed, and not republished or recirculated. Only the remaining provisions of the document will be excepted from coverage.

The Policy will not insure against loss or damage resulting from the terms and conditions of any lease or easement identified in Schedule A, and will include the following Exceptions unless cleared to the satisfaction of the Company:

1. Any facts, right, interests, or claims which are not shown by the Public Records but which could be ascertained by an inspection of said Land or by making inquiry of persons in possession thereof.
2. Easements or claims of easements, not shown by the Public Records.
3. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land.
4. Any lien, or right to a lien for services, labor or material heretofore or hereafter furnished, imposed by law and not shown by the Public Records.
5. Defects, liens, encumbrances, adverse claims or other matters, if any created, first appearing in the Public Records or attaching subsequent to the effective date hereof, but prior to the date of the proposed insured acquires of record for value the estate or interest or mortgage thereon covered by this Commitment.
6. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
7. Reservation, exceptions and rights of way, as contained in United States Patent, recorded February 18, 1926 in [Book 53 at Page 620](#).
8. Terms, agreements, provisions, conditions and obligations as contained in Stipulation recorded February 5, 2009 at [Reception No. 2009001100](#).

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Commitment No: **1119815-C**

9. Terms, agreements, provisions, conditions and obligations as contained in Consent Judgment recorded February 5, 2009 at [Reception No. 2009001101](#).
10. Terms, agreements, provisions, conditions and obligations as contained in Temporary Variance Agreement by and between Three Lakes Water and Sanitation district and Stanley & Simpkins Investments, LLC, recorded October 13, 2010 at [Reception No. 2010008031](#), recorded August 16, 2012 at [Reception No. 2012006058](#), recorded September 23, 2014 at [Reception No. 2014006161](#) and recorded August 10, 2017 at [Reception No. 2017006345](#).

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DISCLOSURE STATEMENTS

Note 1: Colorado Division of Insurance Regulations 3-5-1, Paragraph C of Article VII, requires that "Every Title entity shall be responsible for all matters which appear of record prior to the time of recording whenever the Title entity conducts the closing and is responsible for recording or filing of legal documents resulting from the transaction which was closed." (Gap Protection)

Note 2: Exception No. 4 of Schedule B, Section 2 of this Commitment may be deleted from the Owner's Policy to be issued hereunder upon compliance with the following conditions:

1. The Land described in Schedule A of this commitment must be a single-family residence, which includes a condominium or townhouse unit.
2. No labor or materials may have been furnished by mechanics or materialmen for purpose of construction on the Land described in Schedule A of this Commitment within the past 13 months.
3. The Company must receive an appropriate affidavit indemnifying the Company against unfiled mechanic's and materialmen's liens.
4. Any deviation from conditions A through C above is subject to such additional requirements or Information as the Company may deem necessary, or, at its option, the Company may refuse to delete the exception.
5. Payment of the premium for said coverage.

Note 3: The following disclosures are hereby made pursuant to §10-11-122, C.R.S.:

- (i) The subject real property may be located in a special taxing district;
- (ii) A certificate of taxes due listing each taxing jurisdiction shall be obtained from the County Treasurer or the County Treasurer's authorized agent; and
- (iii) Information regarding special districts and the boundaries of such districts may be obtained from the County Commissioners, the County Clerk and Recorder, or the County Assessor.

Note 4: If the sales price of the subject property exceeds \$100,000.00, the seller shall be required to comply with the disclosure or withholding provisions of C.R.S. §39-22-604.5 (Non-resident withholding).

Note 5: Pursuant to C.R.S. §10-11-123 Notice is hereby given:

- (a) If there is recorded evidence that a mineral estate has been severed, leased or otherwise conveyed from the surface estate then there is a substantial likelihood that a third party holds some or all interest in oil, gas, other minerals, or geothermal energy in the property, and
- (b) That such mineral estate may include the right to enter and use the property without the surface owner's permission.

Note 6: Effective September 1, 1997, C.R.S. §30-10-406 requires that all documents received for recording or filing in the clerk and recorder's office shall contain a top margin of at least one inch and a left, right and bottom margin of at least one-half inch the clerk and recorder may refuse to record or file any document that does not conform.

Note 7: Our Privacy Policy:

We will not reveal nonpublic personal customer information to any external non-affiliated organization unless we have been authorized by the customer, or are required by law.

Note 8: Records:

Regulation 3-5-1 Section 7 (N) provides that each title entity shall maintain adequate documentation and

records sufficient to show compliance with this regulation and Title 10 of the Colorado Revised Statutes for a period of not less than seven (7) years, except as otherwise permitted by law.

Note 9: Pursuant Regulation 3-5-1 Section 9 (F) notice is hereby given that “A title entity shall not earn interest on fiduciary funds unless disclosure is made to all necessary parties to a transaction that interest is or has been earned. Said disclosure must offer the opportunity to receive payment of any interest earned on such funds beyond any administrative fees as may be on file with the division. Said disclosure must be clear and conspicuous, and may be made at any time up to and including closing.”

Be advised that the closing agent will or could charge an Administrative Fee for processing such an additional services request and any resulting payee will also be subjected to a W-9 or other required tax documentation for such purpose(s).

Be further advised that, for many transactions, the imposed Administrative Fee associated with such an additional service may exceed any such interest earned.

Therefore, you may have the right to some of the interest earned over and above the Administrative Fee, if applicable (e.g., any money over any administrative fees involved in figuring the amounts earned).

Note 10: Pursuant to Regulation 3-5-1 Section 9 (G) notice is hereby given that “Until a title entity receives written instructions pertaining to the holding of fiduciary funds, in a form agreeable to the title entity, it shall comply with the following:

1. The title entity shall deposit funds into an escrow, trust, or other fiduciary account and hold them in a fiduciary capacity.
2. The title entity shall use any funds designated as “earnest money” for the consummation of the transaction as evidenced by the contract to buy and sell real estate applicable to said transaction, except as otherwise provided in this section. If the transaction does not close, the title entity shall:
 - (a) Release the earnest money funds as directed by written instructions signed by both the buyer and seller; or
 - (b) If acceptable written instructions are not received, uncontested funds shall be held by the title entity for 180 days from the scheduled date of closing, after which the title entity shall return said funds to the payor.
3. In the event of any controversy regarding the funds held by the title entity (notwithstanding any termination of the contract), the title entity shall not be required to take any action unless and until such controversy is resolved. At its option and discretion, the title entity may:
 - (a) Await any proceeding; or
 - (b) Interplead all parties and deposit such funds into a court of competent jurisdiction, and recover court costs and reasonable attorney and legal fees; or
 - (c) Deliver written notice to the buyer and seller that unless the title entity receives a copy of a summons and complaint or claim (between buyer and seller), containing the case number of the lawsuit or lawsuits, within 120 days of the title entity's written notice delivered to the parties, title entity shall return the funds to the depositing party. ”

Title Company of the Rockies

Disclosures

All documents received for recording or filing in the Clerk and Recorder's office shall contain a top margin of at least one inch and a left, right and bottom margin of at least one half of an inch. The Clerk and Recorder will refuse to record or file any document that does not conform to the requirements of this section. Pursuant to C.R.S. 30-10-406(3)(a).

The company will not issue its policy or policies of title insurance contemplated by this commitment until it has been provided a Certificate of Taxes due or other equivalent documentation from the County Treasurer or the County Treasurer's authorized agent; or until the Proposed Insured has notified or instructed the company in writing to the contrary. Pursuant to C.R.S. 10-11-122.

No person or entity that provides closing and settlement services for a real estate transaction shall disburse funds as a part of such services until those funds have been received and are available for immediate withdrawals as a matter of right. Pursuant to C.R.S. 38-35-125(2).

The Company hereby notifies the proposed buyer in the current transaction that there may be recorded evidence that the mineral estate, or portion thereof, has been severed, leased, or otherwise conveyed from the surface estate. If so, there is a substantial likelihood that a third party holds some or all interest in the oil, gas, other minerals, or geothermal energy in the subject property. Such mineral estate may include the right to enter and use the property without the surface owner's permission. Pursuant to C.R.S. 10-11-123.

If this transaction includes a sale of property and the sales price exceeds \$100,000.00, the seller must comply with the disclosure/withholding requirements of said section. (Nonresident withholding) Pursuant to C.R.S. 39-22-604.5.

Notice is hereby given that: The subject property may be located in a special taxing district. A Certificate of Taxes due listing each taxing jurisdiction shall be obtained from the County Treasurer or the County Treasurer's authorized agent. Information regarding special districts and the boundaries of such districts may be obtained from the Board of County Commissioners, the County Clerk and Recorder, or the County Assessor. Pursuant to C.R.S. 10-11-122.

Notice is hereby given that: Pursuant to Colorado Division of Insurance Regulation 8-1-2;

"Gap Protection" -When this Company conducts the closing and is responsible for recording or filing the legal documents resulting from the transaction, the Company shall be responsible for all matters which appear on the record prior to such time or recording or filing; and

"Mechanic's Lien Protection" - If you are the buyer of a single family residence, you may request mechanic's lien coverage to be issued on your policy of Insurance. If the property being purchased has not been the subject of construction, improvements or repairs in the last six months prior to the date of this commitment, the requirements will be payment of the appropriate premium and the completion of an Affidavit and Indemnity by the seller. If the property being purchased was constructed, improved or repaired within six months prior to the date of this commitment the requirements may involve disclosure of certain financial information, payment of premiums, and indemnity, among others. The general requirements stated above are subject to revision and approval by the Company. Pursuant to C.R.S. 10-11-122.

Notice is hereby given that an ALTA Closing Protection Letter is available, upon request, to certain parties to the transaction as noted in the title commitment. Pursuant to Colorado Division of Insurance Regulation 8-1.

Nothing herein contained will be deemed to obligate the Company to provide any of the coverages referred to herein unless the above conditions are fully satisfied.

ALTA COMMITMENT FOR TITLE INSURANCE
issued by
WESTCOR LAND TITLE INSURANCE COMPANY
(ALTA Adopted 07-01-2021)

NOTICE

IMPORTANT—READ CAREFULLY: THIS COMMITMENT IS AN OFFER TO ISSUE ONE OR MORE TITLE INSURANCE POLICIES. ALL CLAIMS OR REMEDIES SOUGHT AGAINST THE COMPANY INVOLVING THE CONTENT OF THIS COMMITMENT OR THE POLICY MUST BE BASED SOLELY IN CONTRACT.

THIS COMMITMENT IS NOT AN ABSTRACT OF TITLE, REPORT OF THE CONDITION OF TITLE, LEGAL OPINION, OPINION OF TITLE, OR OTHER REPRESENTATION OF THE STATUS OF TITLE. THE PROCEDURES USED BY THE COMPANY TO DETERMINE INSURABILITY OF THE TITLE, INCLUDING ANY SEARCH AND EXAMINATION, ARE PROPRIETARY TO THE COMPANY, WERE PERFORMED SOLELY FOR THE BENEFIT OF THE COMPANY, AND CREATE NO EXTRACONTRACTUAL LIABILITY TO ANY PERSON, INCLUDING A PROPOSED INSURED.

THE COMPANY'S OBLIGATION UNDER THIS COMMITMENT IS TO ISSUE A POLICY TO A PROPOSED INSURED IDENTIFIED IN SCHEDULE A IN ACCORDANCE WITH THE TERMS AND PROVISIONS OF THIS COMMITMENT. THE COMPANY HAS NO LIABILITY OR OBLIGATION INVOLVING THE CONTENT OF THIS COMMITMENT TO ANY OTHER PERSON.

COMMITMENT TO ISSUE POLICY

Subject to the Notice; Schedule B, Part I—Requirements; Schedule B, Part II—Exceptions; and the Commitment Conditions, Westcor Land Title Insurance Company, a South Carolina Corporation (the "Company"), commits to issue the Policy according to the terms and provisions of this Commitment. This Commitment is effective as of the Commitment Date shown in Schedule A for each Policy described in Schedule A, only when the Company has entered in Schedule A both the specified dollar amount as the Proposed Amount of Insurance and the name of the Proposed Insured.

If all of the Schedule B, Part I—Requirements have not been met within (6) months after the Commitment Date, this Commitment terminates and the Company's liability and obligation end.

Issued By:

**WESTCOR LAND TITLE INSURANCE
COMPANY**

Title Company of the Rockies, LLC

721 Grand Avenue, Suite B
P.O. Box 1939
Grand Lake, CO 80447
Phone: 970-627-0400



By: Mary O'Donnell
Mary O'Donnell - President

Attest: Donald A. Berube
Donald A. Berube - Secretary

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1. DEFINITIONS

- a. “Discriminatory Covenant”: Any covenant, condition, restriction, or limitation that is unenforceable under applicable law because it illegally discriminates against a class of individuals based on personal characteristics such as race, color, religion, sex, sexual orientation, gender identity, familial status, disability, national origin, or other legally protected class.
- b. “Knowledge” or “Known”: Actual knowledge or actual notice, but not constructive notice imparted by the Public Records.
- c. “Land”: The land described in Item 5 of Schedule A and improvements located on that land that by State law constitute real property. The term “Land” does not include any property beyond that described in Schedule A, nor any right, title, interest, estate, or easement in any abutting street, road, avenue, alley, lane, right-of-way, body of water, or waterway, but does not modify or limit the extent that a right of access to and from the Land is to be insured by the Policy.
- d. “Mortgage”: A mortgage, deed of trust, trust deed, security deed, or other real property security instrument, including one evidenced by electronic means authorized by law.
- e. “Policy”: Each contract of title insurance, in a form adopted by the American Land Title Association, issued or to be issued by the Company pursuant to this Commitment.
- f. “Proposed Amount of Insurance”: Each dollar amount specified in Schedule A as the Proposed Amount of Insurance of each Policy to be issued pursuant to this Commitment.
- g. “Proposed Insured”: Each person identified in Schedule A as the Proposed Insured of each Policy to be issued pursuant to this Commitment.
- h. “Public Records”: The recording or filing system established under State statutes in effect at the Commitment Date under which a document must be recorded or filed to impart constructive notice of matters relating to the Title to a purchaser for value without Knowledge. The term “Public Records” does not include any other recording or filing system, including any pertaining to environmental remediation or protection, planning, permitting, zoning, licensing, building, health, public safety, or national security matters.
- i. “State”: The state or commonwealth of the United States within whose exterior boundaries the Land is located. The term “State” also includes the District of Columbia, the Commonwealth of Puerto Rico, the U.S. Virgin Islands, and Guam.
- j. “Title”: The estate or interest in the Land identified in Item 3 of Schedule A.

2. If all of the Schedule B, Part I—Requirements have not been met within the time period specified in the Commitment to Issue Policy, this Commitment terminates and the Company’s liability and obligation end.

3. The Company’s liability and obligation is limited by and this Commitment is not valid without:

- a. the Notice;
- b. the Commitment to Issue Policy;
- c. the Commitment Conditions;
- d. Schedule A;
- e. Schedule B, Part I—Requirements; and
- f. Schedule B, Part II—Exceptions; and
- g. a signature by the Company or its issuing agent that may be in electronic form.

4. COMPANY’S RIGHT TO AMEND

The Company may amend this Commitment at any time. If the Company amends this Commitment to add a defect, lien, encumbrance, adverse claim, or other matter recorded in the Public Records prior to the Commitment

This page is only a part of a 2021 ALTA Commitment for Title Insurance issued by Westcor Land Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

Date, any liability of the Company is limited by Commitment Condition 5. The Company is not subject to any other amendment to this Commitment.

5. LIMITATIONS OF LIABILITY

- a. The Company's liability under Commitment Condition 4 is limited to the Proposed Insured's actual expense incurred in the interval between the Company's delivery to the Proposed Insured of the Commitment and the delivery of the amended Commitment, resulting from the Proposed Insured's good faith reliance to:
 - i. comply with the Schedule B, Part I—Requirements;
 - ii. eliminate, with the Company's written consent, any Schedule B, Part II—Exceptions; or
 - iii. acquire the Title or create the Mortgage covered by this Commitment.
- b. The Company is not liable under Commitment Condition 5.a. if the Proposed Insured requested the amendment or had Knowledge of the matter and did not notify the Company about it in writing.
- c. The Company is only liable under Commitment Condition 4 if the Proposed Insured would not have incurred the expense had the Commitment included the added matter when the Commitment was first delivered to the Proposed Insured.
- d. The Company's liability does not exceed the lesser of the Proposed Insured's actual expense incurred in good faith and described in Commitment Condition 5.a. or the Proposed Amount of Insurance.
- e. The Company is not liable for the content of the Transaction Identification Data, if any.
- f. The Company is not obligated to issue the Policy referred to in this Commitment unless all of the Schedule B, Part I—Requirements have been met to the satisfaction of the Company.
- g. The Company's liability is further limited by the terms and provisions of the Policy to be issued to the Proposed Insured.

6. LIABILITY OF THE COMPANY MUST BE BASED ON THIS COMMITMENT; CHOICE OF LAW AND CHOICE OF FORUM

- a. Only a Proposed Insured identified in Schedule A, and no other person, may make a claim under this Commitment.
- b. Any claim must be based in contract under the State law of the State where the Land is located and is restricted to the terms and provisions of this Commitment. Any litigation or other proceeding brought by the Proposed Insured against the Company must be filed only in a State or federal court having jurisdiction.
- c. This Commitment, as last revised, is the exclusive and entire agreement between the parties with respect to the subject matter of this Commitment and supersedes all prior commitment negotiations, representations, and proposals of any kind, whether written or oral, express or implied, relating to the subject matter of this Commitment.
- d. The deletion or modification of any Schedule B, Part II—Exception does not constitute an agreement or obligation to provide coverage beyond the terms and provisions of this Commitment or the Policy.
- e. Any amendment or endorsement to this Commitment must be in writing and authenticated by a person authorized by the Company.
- f. When the Policy is issued, all liability and obligation under this Commitment will end and the Company's only liability will be under the Policy.

7. IF THIS COMMITMENT IS ISSUED BY AN ISSUING AGENT

The issuing agent is the Company's agent only for the limited purpose of issuing title insurance commitments and policies. The issuing agent is not the Company's agent for closing, settlement, escrow, or any other purpose.

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8. PRO-FORMA POLICY

The Company may provide, at the request of a Proposed Insured, a pro-forma policy illustrating the coverage that the Company may provide. A pro-forma policy neither reflects the status of Title at the time that the pro-forma policy is delivered to a Proposed Insured, nor is it a commitment to insure.

9. CLAIMS PROCEDURES

This Commitment incorporates by reference all Conditions for making a claim in the Policy to be issued to the Proposed Insured. Commitment Condition 9 does not modify the limitations of liability in Commitment Conditions 5 and 6.

10. CLASS ACTION

ALL CLAIMS AND DISPUTES ARISING OUT OF OR RELATING TO THIS COMMITMENT, INCLUDING ANY SERVICE OR OTHER MATTER IN CONNECTION WITH ISSUING THIS COMMITMENT, ANY BREACH OF A COMMITMENT PROVISION, OR ANY OTHER CLAIM OR DISPUTE ARISING OUT OF OR RELATING TO THE TRANSACTION GIVING RISE TO THIS COMMITMENT, MUST BE BROUGHT IN AN INDIVIDUAL CAPACITY. NO PARTY MAY SERVE AS PLAINTIFF, CLASS MEMBER, OR PARTICIPANT IN ANY CLASS OR REPRESENTATIVE PROCEEDING. ANY POLICY ISSUED PURSUANT TO THIS COMMITMENT WILL CONTAIN A CLASS ACTION CONDITION.

11. ARBITRATION

The Policy contains an arbitration clause. All arbitrable matters when the Proposed Amount of Insurance is \$2,000,000 or less may be arbitrated at the election of either the Company or the Proposed Insured as the exclusive remedy of the parties. A Proposed Insured may review a copy of the arbitration rules at <http://www.alta.org/arbitration>.

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**TOWN OF GRAND LAKE
RESOLUTION NO. 21-2023**

**A RESOLUTION FINDING CERTAIN REAL PROPERTY REFERRED TO AS THE
LOVE PARCEL ELIGIBLE FOR ANNEXATION**

WHEREAS, the Board of Trustees (the “Board”) of the Town of Grand Lake, Colorado, pursuant to Colorado statute, is vested with the authority of administering the affairs of the Town of Grand Lake, Colorado (the “Town”); and

WHEREAS, the Genette Simpkins, Revocable Living Trust (the “Applicant”) filed with the Town a Petition for Annexation dated January 31, 2023 (the “Petition”), seeking to annex certain real property commonly referred to as the Love Parcel and more particularly described in **Exhibit A** (“the Property”), attached hereto and incorporated herein, to the Town; and

WHEREAS, on April 24, 2023, the Board adopted Resolution 13-2023, setting the matter for a hearing on June 12, 2023 to determine whether the Property is eligible to be annexed to the Town; and

WHEREAS, in order for the Property to be eligible to be annexed to the Town, it must meet the criteria set forth in Sections 31-12-104 and 31-12-105, C.R.S.; and

WHEREAS, pursuant to C.R.S. § 31-12-110 the Board of Trustees of the Town of Grand Lake, Colorado is required to set forth its findings of fact and its conclusions as to the eligibility of the Property for annexation to the Town.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF
GRAND LAKE, COLORADO AS FOLLOWS:**

The Board hereby sets forth its findings based on the public hearing with respect to the annexation of the Property:

FINDINGS OF FACT

1. Not less than one-sixth of the perimeter of the Property is contiguous with the existing boundaries of the Town.
2. A community of interest exists between the Property and the Town and the area proposed to be annexed is urban or will be urbanized in the near future.
3. The Property is integrated or is capable of being integrated with the Town.
4. As a result of the proposed annexation, no land held in identical ownership, whether consisting of one tract or parcel of real estate or two or more contiguous tracts of real estate, would be divided into separate tracts or parcels without the written consent of the landowner or landowners thereof, unless such tracts or parcels are separated by a dedicated street, road or other public way.
5. As a result of the proposed annexation, no land held in identical ownership, whether consisting of one tract or parcel of real estate or two or more contiguous tracts or parcels of real estate comprising twenty (20) acres or more which, together with the buildings and improvements situated thereon, has a valuation for assessment in excess of \$200,000 for ad valorem tax purposes for the year next preceding the annexation, would be included without the written consent of the landowners.

- 6. No annexation proceedings have been commenced for the annexation of all or part of the Property to another municipality.
- 7. The proposed annexation of the Property will not result in the detachment of area from any school district and the attachment of the same to another school district.
- 8. The petition for annexation of the Property meets the requirements of law and is in proper order for annexation of the Property.
- 9. The proposed annexation will not have the effect of extending the Town’s municipal boundary more than three (3) miles in any direction from any point of the Town boundary in any one year, or to the extent the proposed annexation extends beyond such three (3) mile limit, confining the annexation to such three (3) mile limit would have the effect of dividing a parcel of property held in identical ownership and at least fifty (50%) percent of the said property is within the three (3) mile limit.
- 10. The entire width of any public street or alley to be annexed is included within the proposed annexation.
- 11. The proposed annexation would not result in denial of reasonable access to landowners, owners of easements, or owners of franchises to use the Town’s public ways.
- 12. The petition was signed by owners of 100% of the Property exclusive of streets and alleys.

CONCLUSIONS

The Property described in the attached **Exhibit A** is eligible for annexation to the Town of Grand Lake, Colorado and all requirements of law have been met to make such property eligible for annexation, including the requirements of C.R.S. §§ 31-12-104 and 31-12-105, as amended. No election is required pursuant to C.R.S. § 31-12-107(2) or any other law of the State of Colorado.

INTRODUCED, PASSED AND ADOPTED AT A REGULAR MEETING OF THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE AFTER PUBLIC HEARING AND SIGNED THIS 26TH DAY OF JUNE 2023.

(S E A L)

Votes Approving:
Votes Opposed:
Votes Abstained:
Votes Absent:

ATTEST:

TOWN OF GRAND LAKE

Alayna Carrell,
Town Clerk

Steve Kudron,
Mayor



1026 Park Ave · PO Box 99
Grand Lake, CO 80447
970-627-3435
www.townofgrandlake.com

Date: June 26, 2023
To: Mayor Kudron and the Board of Trustees
From: John Crone, Town Manager
Re: Consideration of a Purchase of Two Passenger Vans

Background

The Grand Lake Metropolitan Recreation District has offered to sell its two passenger vans to the Town. They have a 2000 Dodge Ram 3500 that seats eleven people (the green van) and a 2009 Ford E-350 that seats 15 people (the white van). The Rec District offered to give the Town the Green van for a de minimus payment (\$10). They are willing to sell the White van for \$15,000. The current Kelley Blue Book value is \$17,144 - \$20,069. The Town did not budget for these purchases; however, staff has determined that there are sufficient funds available. Staff has had the vehicles inspected and they are in good shape and safe to drive.

If the Town acquires the vans, staff's intention is to immediately use the vans to provide transportation for Day Camp field trips. This will allow our day camp to offer a much more developed curriculum and provide a much more entertaining experience for our children. It has been stressed that the Town needs to attract more families and more children. Providing a comprehensive day camp (and after-school program) that includes trips to the cultural and environmental treasures in our county will go a long way in convincing families that this is a good place to raise their kids.

There are other possible uses for the vans. The Town of Winter Park is officially opening their new bus barn this Thursday; and, they have reached out to Grand Lake to discuss expanding a Lift route to Town. If this comes to pass, it is likely that the Town would use the vans to provide a first/last mile connection for our locals to get to the new bus stops. Staff also anticipates using the vans whenever several workers need to go to the same place for training or conferences.

Motion

If the Board of Trustees desires to purchase the two vans from the GLMRD, then it may do so by approving the following motion:

I move to approve an expenditure of \$15,010 to acquire two passenger vans from the GLMRD.



1026 Park Ave · PO Box 99
Grand Lake, CO 80447
970-627-3435
www.townofgrandlake.com

Date: June 26, 2023
To: Mayor Kudron and the Board of Trustees
From: John Crone, Town Manager
Re: Appointment of Planning Commissioner

Background

Pursuant to State statute C.R.S. 31-23-203 and Town Code Chapter 12, Articles 1, Section 2, the Town is required to appoint Planning Commissioners such that the Planning Commission has seven members.

At the January 13, 2020, Board of Trustees meeting, the Board voted to allow the appointment of Trustees to fill positions on the Planning Commission. Currently, Trustee Christina Bergquist is serving as a Board of Trustees member on the Planning Commission; however, she has resigned from that position upon being selected as Mayor Pro Tem. This leaves a vacant position that must be filled by an appointment from the Board of Trustees.

The Board must take official action to appoint a Trustee to fill the vacancy created by Trustee Bergquist's resignation.

Recommendation

Staff recommends that the Board of Trustees appoint a Trustee to fill the vacancy created by the resignation of Christina Bergquist by adopting the following motion.

I move that the Mayor be directed to appoint _____ to the Town of Grand Lake Planning Commission.



Grand Lake Board of Trustees

Letter of Recognition for Westgate Community School
Students & Volunteers

TO: Mayor Kudron and Trustees

FROM: Katie Hearsom, Community Engagement Manager

DATE: June 26, 2023

RE: Letter of Recognition for Westgate Community School Students & Volunteers

Background:

On May 18, 2023, the Town welcomed 18 sophomore students from the Westgate Community School in Thornton, CO, plus several adult chaperones, who assisted in the cleanup and beautification of the Town's "Gateway Garden" trail. This connector trail, located north of the junction of Mountain Avenue and Hancock Street, transports hikers between Rocky Mountain National Park and the Town of Grand Lake, specifically those thru-hiking the Continental Divide National Scenic Trail (CDT).

After a trail maintenance demonstration provided by Maire Sullivan with the Fraser-based Headwaters Trails Alliance (HTA), the students worked in teams with tool provided by HTA to improve drainage, remove rocks and weeds and generally cleanup and re-define the natural trail surface. They also applied a fresh coat of stain to the wooden benches and archway that exist along the trail. After a picnic lunch at the Heckert Pavilion, the kids split into groups to tackle CDT-related projects downtown, including re-branding the CDT logo, or "blaze", on the boardwalk, and getting the information kiosk cabin in town park ready for summer by cleaning and stocking it with brochures, maps and other CDT-related materials.

The following day the group was led on a guided hike up the North Inlet to learn about the impacts of the East Troublesome Fire, and wildfire ecology in general, followed by complimentary boat tour of Grand Lake. This was the second year that the Town has hosted a service project for the Westgate students, and the school has expressed an interest in continuing to work with the Town on future volunteer projects.

As a designated Gateway Community of the CDT, the Town is committed to support the CDT Coalition in its mission to promote, protect and complete the trail by organizing a minimum of four local events per year. In addition to the annual Gateway Garden Cleanup Day in May, we will be offering "First Friday" guided hikes throughout the summer, information booths at various Town events, a community anniversary party to honor Grand Lake's designation day on July 22, and another service project on Public Lands Day in September.



TO: The Sophomore Class of the Westgate Community School

FROM: Mayor Steve Kudron, Town of Grand Lake

DATE: June 26, 2023

RE: Letter of Recognition for Westgate Community School Students & Volunteers

This letter is to demonstrate our sincere appreciation for the efforts put forth by the Westgate School's sophomore class on May 18-19, 2023, in Grand Lake, CO. The various projects completed during your recent visit have contributed greatly to our mission as a gateway community of the Continental Divide National Scenic Trail to promote, protect and complete the trail to our residents and visitors alike, and we are proud to have had your involvement in honoring this unique recreational offering in our community.

As a small, rural town in the Rocky Mountains we rely heavily on volunteer participation to keep our town looking and functioning at its best, and we are so grateful to have the helping hands of outstanding young people such as yourselves. We hope that this service trip was as beneficial to your education and future endeavors as it was for our Town and community, and we look forward to working with you again in the future.

Sincerely,

Mayor Steve Kudron