



GRAND LAKE BOARD OF TRUSTEES WORKSHOP AND MEETING AGENDA

Monday, June 27, 2022 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*

Anyone wanting to speak during the Public Comments can do so in person at the Evening Meeting. If you cannot attend in person, please email your comment to Town Clerk at glclerk@toglco.com **no later than 3 p.m.** Public Comments will not be taken online.

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

<https://us06web.zoom.us/j/88512968675>

WORK SESSION 4:30 PM

1. Call to Order
2. Roll Call
3. Conflicts of Interest
4. Items of Discussion
 - A. Workforce Housing Presentation
 - B. STR Meeting Recap discussion
 - C. 4th of July discussion
 - D. Board Retreat Planning

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.** Items of Discussion
 - A. Consideration to approve Accounts Payable
 - B. May Financial Report
 - C. Public Works Report
 - D. Consideration of Resolution 19-2022 Fee Waiver for Peaks and Pines Quilt Show
 - E. Consideration of Resolution 20-2022 waiving the requirements of municipal code section 12-10-1, affordable housing fees, for Rocky Mountain Repertory Theatre's new employee residence to be located at lots 9-11, Block 19, Town of Grand Lake
 - F. Consideration of Liquor License Renewal for One Love Rum Kitchen Inc.
 - G. Consideration of Liquor License renewal for Gateway Inn Inc.
 - H. Consideration of Liquor License Renewal for GLL Real Estate Ltd. dba Rockies
 - I. Consideration of Rights of Water Resolution 21-2022
 - J. FAMI Discussion
 - K. Discussion of Use of Matthew's Parcel Home for Employee Housing
- 9.** Mayor's Report
- 10.** Future Items for Consideration
- 11.** Adjourn Meeting

Invoice Date	GL Period	GL Account	Description	Total Cost
17 ALPINE LUMBER COMPANY				
30404958				
06/02/2022	06/22	10-452-220	PARKS-(210) KNOTTY PINE BASE	521.90
Total 30404958:				521.90
Total 17 ALPINE LUMBER COMPANY:				521.90
779 BAXTER STRACHAN				
5/31/22				
05/31/2022	06/22	10-413-143	MAY (2) BOT MEETINGS	200.00
Total 5/31/22:				200.00
Total 779 BAXTER STRACHAN:				200.00
782 CHRISTINA BERGQUIST				
5/31/22				
05/31/2022	06/22	10-413-143	MAY (2) BOT MEETINGS	200.00
Total 5/31/22:				200.00
Total 782 CHRISTINA BERGQUIST:				200.00
76 CIRSA				
220929				
04/22/2022	06/22	10-431-232	PW-2018 FORD F-150 INSURANCE-1/1/22-1/1/23	309.30
04/22/2022	06/22	40-460-513	MARINA-2002 LOAD TRAILER INSURANCE 1/1/22-1/1/23	6.19
Total 220929:				315.49
Total 76 CIRSA:				315.49
81 COLD SPRINGS GREENHOUSE				
097301				
06/13/2022	06/22	10-452-235	Parks-SHRUBS & FABRIC	323.92
Total 097301:				323.92
Total 81 COLD SPRINGS GREENHOUSE:				323.92
88 COLORADO DEPT OF LABOR AND EMPLOYMENT				
739698				
06/15/2022	06/22	10-450-237	2022 GL Center(2) boiler inspection & certification	80.00
Total 739698:				80.00
Total 88 COLORADO DEPT OF LABOR AND EMPLOYMENT:				80.00
89 COLORADO MOUNTAIN NEWS MEDIA				
IN35984				
05/31/2022	06/22	10-431-314	PW-OPERATOR 1 AD	1,065.00
Total IN35984:				1,065.00
IN35985				
05/31/2022	06/22	40-460-314	MARINA-ATTENDANTS WANTED AD	1,080.00

Invoice Date	GL Period	GL Account	Description	Total Cost
Total IN35985:				1,080.00
IN35986				
05/31/2022	06/22	10-412-380	PLANNING-MUNI LANDS PLAN	175.00
Total IN35986:				175.00
Total 89 COLORADO MOUNTAIN NEWS MEDIA:				2,320.00
108 COUNTRY ACE HARDWARE				
547045				
05/20/2022	06/22	10-452-220	PARKS-NATURESCAPE MULCH	1,137.60
Total 547045:				1,137.60
547139				
05/25/2022	06/22	10-452-220	PARKS-LAWN STEP FERTILIZER	824.85
Total 547139:				824.85
547160				
05/25/2022	06/22	10-452-220	PARKS-KEROSENE	260.95
Total 547160:				260.95
547207				
05/27/2022	06/22	10-452-220	PARKS-ACE WEED & FEED	812.85
Total 547207:				812.85
547586				
06/13/2022	06/22	40-460-237	MARINA-HANGING BASKETS, HANGER HOSE WALL MOUNT	97.97
Total 547586:				97.97
547627				
06/14/2022	06/22	10-952-971	PARKS-PLANTER BARRELS (8)	719.92
Total 547627:				719.92
Total 108 COUNTRY ACE HARDWARE:				3,854.14
780 DARYN PACKER				
5/31/22				
05/31/2022	06/22	10-413-143	MAY (2) BOT MEETINGS	200.00
Total 5/31/22:				200.00
Total 780 DARYN PACKER:				200.00
133 DPC INDUSTRIES, INC				
DE73000419-22				
05/31/2022	06/22	20-430-221	WATER - (4) 150# CHLORINE	40.00
Total DE73000419-22:				40.00

Invoice Date	GL Period	GL Account	Description	Total Cost
Total 133 DPC INDUSTRIES, INC:				40.00
541 EXECUTECH UTAH, INC.				
EXEC-118945				
06/01/2022	06/22	10-450-312	GLC-MONTHLY SERVICE-JUNE	354.00
06/01/2022	06/22	20-430-321	WATER-MONTHLY SERVICE-JUNE	354.00
06/01/2022	06/22	40-460-312	MARINA-MONTHLY SERVICE-JUNE	177.00
06/01/2022	06/22	10-415-312	ADMIN-MONTHLY SERVICE-JUNE	885.00
Total EXEC-118945:				1,770.00
EXEC-119575				
05/31/2022	06/22	10-415-312	ADMIN-OVERAGE HOURS-MAY	32.00
Total EXEC-119575:				32.00
EXEC-119857				
05/31/2022	06/22	10-415-312	ADMIN-OVERAGE HOURS-MAY	330.00
Total EXEC-119857:				330.00
EXEC-120459				
05/31/2022	06/22	10-415-215	ADMIN-0365, SOPHOS, ACRONIS CLOUD STORAGE-MAY	490.22
05/31/2022	06/22	10-450-312	GLC-SOPHOS, 0365-MAY	105.96
05/31/2022	06/22	20-430-321	WATER-SOPHOS-MAY	105.96
05/31/2022	06/22	10-431-312	PW-SOPHOS, 0365-MAY	72.90
Total EXEC-120459:				775.04
Total 541 EXECUTECH UTAH, INC.:				2,907.04
170 GMCO CORPORATION				
22-6118				
06/16/2022	06/22	10-431-242	PW-25,698@.927 INTEGRI BLEND MAG CHLORIDE	23,822.04
Total 22-6118:				23,822.04
Total 170 GMCO CORPORATION:				23,822.04
203 GRAND LAKE CHAMBER OF COMMERCE				
7096				
06/13/2022	06/22	40-460-316	MARINA - 2022/2023 MEMBERSHIP	275.00
Total 7096:				275.00
Total 203 GRAND LAKE CHAMBER OF COMMERCE:				275.00
204 GRAND LAKE DIGITAL DESIGN				
1196				
06/01/2022	06/22	10-450-320	GLC - LINK AD 7/1/2022 TO 7/1/2023	120.00
Total 1196:				120.00
Total 204 GRAND LAKE DIGITAL DESIGN:				120.00
789 GRAND LAKE WOMANS CLUB				
6/17/22				
06/17/2022	06/22	10-228400	REFUND C.H. DEPOSIT	225.00

Invoice Date	GL Period	GL Account	Description	Total Cost
Total 6/17/22:				225.00
Total 789 GRAND LAKE WOMANS CLUB:				225.00
573 HOME DEPOT PRO				
691140016				
06/15/2022	06/22	10-450-220	GLC-TOILET PAPER	180.14
Total 691140016:				180.14
H1535-133788				
06/01/2022	06/22	10-952-971	GLC-SUPPLIES	3,788.98
Total H1535-133788:				3,788.98
Total 573 HOME DEPOT PRO:				3,969.12
238 HONEYWELL INTERNATIONAL INC				
5258197919				
11/18/2021	06/22	10-450-350	GLC-MECHANICAL & ELECTRICAL 11/1/21 TO 10/31/22	4,444.50
Total 5258197919:				4,444.50
Total 238 HONEYWELL INTERNATIONAL INC:				4,444.50
535 INDIAN PEAKS RENTAL, LLC				
95517				
06/08/2022	06/22	10-431-399	PW-WATER TRUCK	1,365.50
Total 95517:				1,365.50
Total 535 INDIAN PEAKS RENTAL, LLC:				1,365.50
253 J & S CONTRACTORS SUPPLY CO				
76993-IN				
05/31/2022	06/22	10-431-242	PW-SIGNS-ONE WAY, YIELD, PARKING, POSTS	1,527.55
Total 76993-IN:				1,527.55
Total 253 J & S CONTRACTORS SUPPLY CO:				1,527.55
269 KOPY KAT OFFICE				
12926				
05/09/2022	06/22	10-415-211	ADMIN - 500 LOGO ENVELOPES	191.85
Total 12926:				191.85
13101				
06/07/2022	06/22	10-415-211	ADMIN - 500 ACCOUNTS PAYABLE CHECKS	170.00
Total 13101:				170.00
Total 269 KOPY KAT OFFICE:				361.85
781 MICHAEL SOBON				
5/31/22				
05/31/2022	06/22	10-413-143	MAY (2) BOT MEETING	200.00

Invoice Date	GL Period	GL Account	Description	Total Cost
Total 5/31/22:				200.00
Total 781 MICHAEL SOBON:				200.00
321 MOUNTAIN FOOD MARKET				
6/10/22				
06/10/2022	06/22	10-415-211	ADMIN - BOTTLED WATER	29.47
Total 6/10/22:				29.47
Total 321 MOUNTAIN FOOD MARKET:				29.47
790 ROCKY MOUNTAIN COLLISION				
3407				
06/10/2022	06/22	10-431-232	PW-2018 F150 REPAIR BODY DAMAGE	5,166.74
Total 3407:				5,166.74
Total 790 ROCKY MOUNTAIN COLLISION:				5,166.74
399 Sarah Chabot Massage Therapy				
6/1/22				
06/01/2022	06/22	10-350-101	GLC -REFUND DAMAGE DEPOSIT	500.00
Total 6/1/22:				500.00
Total 399 Sarah Chabot Massage Therapy:				500.00
587 SURELOCK SECURITY				
16367				
06/13/2022	06/22	10-415-237	ADMIN-CLERK-OPEN FILE CABINET & KEY BOX	225.00
Total 16367:				225.00
Total 587 SURELOCK SECURITY:				225.00
791 TED'S PLACE				
6/10/22				
06/10/2022	06/22	10-130000	PW-26.34 GAL DIESEL FUEL	150.01
Total 6/10/22:				150.01
Total 791 TED'S PLACE:				150.01
603 THE GREEN COMPANY				
194104				
06/13/2022	06/22	10-452-220	PARKS-PULL TOWEL, JUMBO TP,KITCHEN TOWEL, SPRAY BOTTLES	733.14
Total 194104:				733.14
194214				
06/20/2022	06/22	10-452-220	PARKS-TRASH BAGS,TIME MIST,URINAL SCREEN	726.42
Total 194214:				726.42
Total 603 THE GREEN COMPANY:				1,459.56

Invoice Date	GL Period	GL Account	Description	Total Cost
654 UNITED COMPANIES				
1458091				
05/06/2022	06/22	10-431-242	PW-ROAD BASE	594.71
Total 1458091:				594.71
Total 654 UNITED COMPANIES:				594.71
455 USABLUEBOOK				
926826				
03/29/2022	06/22	20-430-238	WATER-DISTRIBUTION LINE PARTS	402.02
Total 926826:				402.02
Total 455 USABLUEBOOK:				402.02
Grand Totals:				55,800.56

Report GL Period Summary

GL Period	Amount
06/22	55,800.56
Grand Totals:	55,800.56

Vendor number hash: 15875
 Vendor number hash - split: 19197
 Total number of invoices: 42
 Total number of transactions: 49

Terms Description	Invoice Amount	Discount Amount	Net Invoice Amount
Open Terms	55,800.56	.00	55,800.56
Grand Totals:	55,800.56	.00	55,800.56

Town of Grand Lake Balances as of 05/31/22

BANK CASH BALANCES

ColoTrust	\$3,602,670.75
CSAFE	\$264,320.08
UBB	\$1,524,828.24
US Bank	\$257,471.79
CBC - Bank Midwest	\$775,990.80
TOTAL	\$6,425,281.66

FUND CASH BALANCES

General fund	\$ 2,819,437.89
Water fund	\$ 1,975,946.52
Marina fund	\$ 820,568.14
PAYT fund	\$ 162,474.90
Capital Improvement fund	\$ 305,046.97
TOTAL	\$ 6,083,474.42 Diff is AP & AR

COMMITTED FUNDS

Parking Fee-In-Lieu	\$ -
Cemetery Funds	\$ 99,488.09
Conservation Trust Funds	\$ 38,555.06
Attainable Housing Fund	\$ 234,501.93
Emergency Reserves	\$ 80,400.00
TOTAL	\$ 452,945.08

LIABILITIES over \$50K

COP	\$ 1,474,937.00
LOADER	paying off in June
JOHN DEER GRADER	paying off in June
DWRF	\$ 1,292,415.73
BONDS	\$ 3,570,000.00
TOTAL	\$ 6,337,352.73

Board approved Unbudgeted items for 2022

BOT compensation	\$	(7,200.00)
Deere Credit for grader payoff	\$	(104,049.77)
Government Leasing for loader payoff	\$	(52,086.65)
El Pomar Foundation Grant		\$10,000.00
Community house improvements (El Pomar Grant)	\$	(10,000.00)
Grand Lake Creative District	\$	(31,981.98)

Town of Grand Lake Pre Pairs and Transfer for May 2022

Company	Date	Amount
Paychex Payroll	5/15/2022	\$ 33,942.79
Paychex Payroll Taxes	5/15/2022	\$ 12,110.32
ICMA Retirement	5/15/2022	\$ 5,484.59
Paychex Payroll	5/30/2022	\$ 37,765.20
Paychex Payroll Taxes	5/30/2022	\$ 14,260.36
ICMA Retirement	5/30/2022	\$ 5,485.23
Hartford life/AD&D Insurance	5/12/2022	\$ 68.77
Health Saving Reimbursement	5/3/2022	\$ 289.87
Health Saving Reimbursement	5/10/2022	\$ 3,533.44
Health Saving Reimbursement	5/17/2022	\$ 132.70
Health Saving Reimbursement	5/24/2022	\$ 165.65
Water Loan Payment	5/2/2022	\$ 47,394.03

Bank Transfers

From	To	Date	Amount
UBB Money Market	US Bank Payroll	5/9/2022	\$ 40,000.00
UBB Money Market	UBB Operating	5/10/2022	\$ 114,000.00
UBB Money Market	US Bank Payroll	5/11/2022	\$ 70,000.00
UBB Money Market	UBB Operating	5/24/2022	\$ 330,000.00

TOWN OF GRAND LAKE

Section 8, Item B.

GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL
For the Month Ended may 2022- Unadjusted

Revenues	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Taxes					
Property Tax	\$ 402,268	\$ 263,568	\$ (138,700)	65.5	
Specific Ownership Tax	15,000	7,762	(7,238)	51.7	
General Sales Tax	2,461,018	386,208	(2,074,810)	15.7	Sales tax revenues run 2 months behind
Building Use Tax	45,000	-	(45,000)	-	
Motor Vehicle Use Tax	40,000	35,612	(4,388)	89.0	
Cigarette Tax	3,000	726	(2,274)	24.2	tax revenues run 2 months behind
Franchise Tax	61,000	21,164	(39,836)	34.7	
Subtotal Taxes	3,027,286	715,040	(2,312,246)	23.6	
Licenses & Permits					
Business Licenses	30,000	4,501	(25,499)	15.0	
Rental Licenses	50,000	60,157	10,157	120.3	annual event for STR license
Liquor License	4,500	3,365	(1,135)	74.8	
Other Licenses	3,700	2,201	(1,499)	59.5	sign, grading, animal, boardwalk permits
Subtotal Licenses & Permits	88,200	70,223	(17,977)	79.6	
Intergovernmental					
County Road and Bridge	6,492	4,760	(1,732)	73.3	Quarterly revenue
Grants	-	-	-	-	
Highway Users Tax	30,000	7,035	(22,965)	23.4	tax revenues run 2 months behind
Conservation Trust Fund	2,000	704	(1,296)	35.2	Quarterly revenue
Other Intergovernmental	1,000	-	(1,000)	-	
Subtotal Intergovernmental	39,492	12,499	(26,993)	31.6	
Charges for Services					
Attainable Housing Fee	2,000	-	(2,000)	-	
Zoning and Subdivision Review	2,000	1,000	(1,000)	50.0	
Cemetery	3,200	3,300	100	103.1	
Grand Lake Center	59,600	35,911	(23,690)	60.3	
Other Charges for Services	2,600	7,233	4,633	278.2	EV charging rev and nightly rental app fee and fuel surcharges
Subtotal Charges for Services	69,400	47,443	(21,957)	68.4	
Fines and Forfeitures	-	15	15	-	
Fees and Leases	2,500	1,250	(1,250)	50.0	Quarterly payment for Chamber rent
Net Investment Income	5,000	2,708	(2,292)	54.2	
Contributions	-	-	-	-	
Other Revenue	519,441	504,945	(14,497)	97.2	MSOB grant revenues and loan escrow amount returned
Capital Specific Revenue	376,421	-	(376,421)	-	
Total Revenues	<u>\$ 4,127,740</u>	<u>\$ 1,354,124</u>	<u>\$ (2,773,617)</u>	<u>32.8</u>	

TOWN OF GRAND LAKE

Section 8, Item B.

GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL
For the Month Ended may 2022- Unadjusted

Expenditures	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	
Current:					
Boards and Committees					
Board of Trustees	\$ 132,600	\$ 122,321	\$ 10,279	92.2	Community grants and donations
Cemetery Committee	11,550	236	11,314	2.0	
Planning Commission & Board of A	90,000	40,568	49,432	45.1	Consultant & training
Greenways Committee	51,585	149	51,436	0.3	
Subtotal Boards and Committees	285,735	163,273	122,462	57.1	
Administration					
Personnel	503,428	213,680	289,748	42.4	wages and benefits
Supplies	31,100	15,153	15,947	48.7	office supplies
Repairs and Maintenance	4,750	1,683	3,067	35.4	
Purchased Services	80,150	14,750	65,401	18.4	
Utility Services	17,800	7,611	10,189	42.8	Water and Sewer are billed quarterly
Professional Services	110,800	21,146	89,654	19.1	Legal
Marketing	150,023	75,343	74,680	50.2	Quarterly contribution to Chamber
Other	121,400	25,597	95,803	21.1	Quarterly property insurance
MOSB Grant Expenses	481,311	479,391	1,920	99.6	
Subtotal Administration	1,500,762	854,353	646,409	56.9	
Economic Development Grants	32,200	-	32,200	-	
Public Safety					
Personnel	-	-	-	-	
Purchased Services	282,000	20,858	261,142	7.4	Dispatch operations annual contract
Subtotal Public Safety	282,000	20,858	261,142	7.4	
Public Works					
Personnel	455,225	229,521	225,704	50.4	Wages and benefits - Comp time payout
Supplies	26,000	475	25,525	1.8	
Repairs and Maintenance	265,500	14,218	251,282	5.4	
Purchased Services	22,140	6,143	15,997	27.7	
Utility Services	47,500	12,560	34,940	26.4	
Professional Services	10,000	-	10,000	-	
Other	16,500	49	16,451	0.3	
Subtotal Public Works	\$ 842,865	\$ 262,967	\$ 579,898	31.2	

TOWN OF GRAND LAKE

Section 8, Item B.

GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL
For the Month Ended may 2022- Unadjusted

Expenditures	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	
Grand Lake Center					
Personnel	\$ 177,148	\$ 72,790	\$ 104,358	41.1	Wages and benefits
Supplies	15,200	1,653	13,547	10.9	
Repairs and Maintenance	37,700	103	37,597	0.3	
Purchased Services	-	-	-	-	
Utility Services	33,000	14,520	18,480	44.0	
Professional Services	6,730	4,881	1,849	72.5	Computer Service
Other	51,542	10,567	40,975	20.5	
Subtotal Grand Lake Center	321,320	104,515	216,805	32.5	
Parks					
Personnel	69,057	525	68,532	0.8	Wages and benefits
Supplies	25,500	9,006	16,494	35.3	
Repairs and Maintenance	132,660	1,551	131,109	1.2	
Purchased Services	-	-	-	-	
Utility Services	24,500	7,179	17,321	29.3	
Professional Services	-	-	-	-	
Other	13,250	211	13,039	1.6	
Parks Capital	100,000	1,177	98,823	1.2	
Subtotal Parks	364,967	19,649	345,318	5.4	
Capital Outlay	1,070,221	510,499	559,723	47.7	
Debt service					
Lease Principal	153,645	25,685	127,960	16.7	loader & grader
Lease Interest	46,096	23,782	22,314	51.6	loader & grader
Subtotal Debt Service	199,741	49,467	150,274	24.8	
Reserves	-	-	-	-	
Total Expenditures	4,899,811	1,985,581	2,914,230	40.5	
Net Balance*	(772,071)	(631,457)	140,614		

*Excess Revenues Over (Under) Expenditures

TOWN OF GRAND LAKE

Section 8, Item B.

CAPITAL IMPROVEMENT FUND
 SCHEDULE OF REVENUES, EXPENDITURES
 AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL
 For the Month Ended May 2022- Unadjusted

Revenues	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Taxes					
General Sales Tax	\$ 615,252	\$ 96,552	\$ (518,700)	15.7	tax revenues run 2 months behind
Subtotal Taxes	615,252	96,552	(518,700)	15.7	
Intergovernmental					
Grants	101,500	10,000	(91,500)	9.9	EV rebate from MPE
Other Intergovernmental	-	-	-		
Subtotal Intergovernmental	101,500	10,000	(91,500)	9.9	
Other Revenue	-	-	-		
Net Investment Income	2,000	1,121	(879)	56.1	
Total Revenues	718,752	107,673	(611,079)	15.0	
Expenditures					
Grant Expenses	111,500	197,801	86,301	177.4	EV and Revitalize Main Street Grant expe
Operations	-	-	-	-	
Capital Outlay	165,000	88,131	(76,869)	53.4	Streetscapes expenses
Debt service					
Bond Principal	115,000	-	(115,000)		
Bond Interest	163,950	80,250	(83,700)	48.9	
Subtotal Debt Service	278,950	80,250	(198,700)	28.8	
Reserves	-	-	-		
Total Expenditures	555,450	366,182	(189,268)	65.9	
Net Balance*	163,302	(258,509)	(421,811)		

*Excess Revenues Over (Under) Expenditures

TOWN OF GRAND LAKE

Section 8, Item B.

WATER FUND
 SCHEDULE OF REVENUES, EXPENDITURES
 AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL
 For the Month Ended May, 2022 - Unadjusted

	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Revenues					
Water Sales	\$ 600,500	\$ 345,890	\$ (254,610)	57.6	Billed quarterly
Tap Fees	30,000	-	(30,000)	-	
Resale Meters	500	9,348	8,848	1,869.5	New meters purchased
Bulk Water Permits	500	50	(450)	10.0	
Miscellaneous	-	-	-	-	
Sale of Assets	-	-	-	-	
Interest Income	1,000	2,119	1,119	211.9	
Reimbursement Income	-	-	-	-	
Capital Lease Proceeds	-	-	-	-	
Total Revenues	632,500	357,407	(275,093)	56.5	
Expenditures					
Personnel	480,238	120,307	(359,931)	25.1	Wages and Benefits
Office Supplies	32,130	1,091	(31,039)	3.4	
Operations Supplies	14,100	3,284	(10,816)	23.3	
Repairs and Maintenance	49,054	12,675	(36,379)	25.8	Water main repairs
Resale Supplies	5,650	-	(5,650)	-	
Purchased Services	19,300	6,567	(12,733)	34.0	
Utilities	36,000	14,633	(21,367)	40.6	Water and Sewer are billed quarterly
Professional Services	11,000	2,800	(8,200)	25.5	
Other Expenses	16,150	8,710	(7,440)	53.9	Quarterly property insurance
Capital Contingency	1	-	(1)	-	
Debt Service-Principal	67,247	34,129	(33,118)	50.8	
Debt Service-Interest	27,541	13,265	(14,276)	48.2	
Total Expenditures	758,411	217,461	(540,950)	28.7	
Net Balance*	(125,911)	139,947	265,858		

TOWN OF GRAND LAKE

Section 8, Item B.

MARINA FUND
 SCHEDULE OF REVENUES, EXPENDITURES
 AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL
 For the Month Ended May 2022-Unadjusted

	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Revenues					
Marina Rentals	\$ 375,000	\$ 4,060	\$ (370,940)	1.1	Summer business started end of May
Tours	65,000	870	(64,130)	1.3	
Space Rentals	8,200	3,300	(4,900)	40.2	
Miscellaneous	3,000	-	(3,000)	-	
Interest Income	1,000	554	(446)	55.4	
Sale of Assets	20,000	-	(20,000)	-	
Total Revenues	472,200	8,784	(463,416)	1.9	
Expenditures					
Personnel	256,775	39,312	217,463	15.3	Wages
Office Supplies	1,403	93	1,310	6.6	
Operations Supplies	15,810	132	15,678		
Fireworks	33,500	18,270	15,230	0.8	
Repairs and Maintenance	17,136	5,476	11,660	32.0	Building Maint.
Permits and Fees	26,295	833	25,462	3.2	
Purchased Services	20,987	1,071	19,916	5.1	
Utilities	2,856	1,015	1,841	35.5	Water and Sewer are billed quarterly
Professional Services	42,346	1,720	40,626	4.1	
Other Expenses	8,053	870	7,183	10.8	
Capital Outlay	280,000	-	280,000	-	
Total Expenditures	705,161	68,792	636,369	9.8	
Net Balance*	(232,961)	(60,008)	172,953		

TOWN OF GRAND LAKE

Section 8, Item B.

PAY AS YOU THROW FUND
 SCHEDULE OF REVENUES, EXPENDITURES
 AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL
 For the Month Ended May 2022- UNADJUSTED

	Original Budget	Actual Amounts	Variance with Budget - Positive (Negative)	%	Notes
Revenues					
Bag Sales	\$ 78,850	\$ 19,474	\$ (59,376)	24.7	
Interest Income	\$ 200	-	(200)	-	
Total Revenues	79,050	19,474	(59,576)	24.6	
Expenditures					
Operations Supplies	6,000	2,300	3,700	38.3	PAYT bags
Repairs and Maintenance	20,000	66	19,934	0.3	
Purchased Services	36,950	10,533	26,417	28.5	Dumpster service
Professional Services	390	420	(30)		
Other Expenses	701	-	701	-	
Capital Outlay	-	-	-	-	
Total Expenditures	64,041	13,319	50,722	20.8	
Net Balance*	15,009	6,155	(8,854)	41.0	
GRAND TOTAL REVENUE OVER EXPENDITURES	\$ (952,632)	\$ (803,873)	\$ 148,759	84.4	

TOWN OF GRAND LAKE
 COMBINED CASH INVESTMENT
 MAY 31, 2022

<i>Section 8, Item B.</i>

COMBINED CASH ACCOUNTS

01-102000	USB CHECKING - PAYROLL	124,126.24
01-104000	2019 UBB MONEY MARKET	1,165,414.08
01-104500	2019 UBB CHKG - OPERATIONS	59,121.87
01-106000	RETURNED CHECK CLEARING ACCT	.00
01-106500	BANK MIDWEST	754,972.05
01-107500	UTILITY CASH CLEARING ACCT	(320.44)
		2,103,313.80
	TOTAL COMBINED CASH	2,103,313.80
01-100000	CASH ALLOCATED TO OTHER FUNDS	(2,103,313.80)
		.00
	TOTAL UNALLOCATED CASH	.00

CASH ALLOCATION RECONCILIATION

10	ALLOCATION TO GENERAL FUND	1,676,805.46
20	ALLOCATION TO WATER FUND	270,030.82
40	ALLOCATION TO MARINA FUND	403,606.97
50	ALLOCATION TO PAY-AS-YOU-THROW FUND	162,424.90
90	ALLOCATION TO CAPITAL IMPROVEMENT FUND	(409,554.35)
		2,103,313.80
	TOTAL ALLOCATIONS TO OTHER FUNDS	2,103,313.80
	ALLOCATION FROM COMBINED CASH FUND - 01-100000	(2,103,313.80)
		.00
	ZERO PROOF IF ALLOCATIONS BALANCE	.00

TOWN OF GRAND LAKE
 BALANCE SHEET
 MAY 31, 2022

Section 8, Item B.

GENERAL FUND

ASSETS

10-100000	CASH IN COMBINED CASH FUND	1,676,805.46
10-103000	CSAFE	198,131.42
10-109100	COLOTRUST	944,069.77
10-116000	PETTY CASH	100.00
10-116500	GLC PETTY CASH	209.99
10-116501	AFTER SCHOOL PROG PETTY CASH	121.25
10-117000	ACCOUNTS RECEIVABLE	(60,107.98)
10-117100	PROPERTY TAXES RECEIVABLE	402,753.00
10-123000	FUEL AR - FUEL PAYMENTS	(3,284.06)
10-129000	UNLEADED GAS INVENTORY	13,552.08
10-130000	DIESEL INVENTORY	18,579.35
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	.00
10-143500	GLC PREPAID EXPENSES	.00
10-149000	DEPOSITS PAID	(550.00)

TOTAL ASSETS 3,190,380.28

LIABILITIES AND EQUITY

LIABILITIES

10-200000	ACCOUNTS PAYABLE GENERAL	3,190.58
10-205000	RETAINAGE PAYABLE	.00
10-217000	WAGES 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	13,491.14
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	402,753.00
10-223100	PREPAID FEES	.00
10-223180	PREPAID NRL	.00
10-225000	ESCROW MONIES GENERAL	.00
10-226000	USE TAX DEFERRED REVENUE	245,721.42
10-228100	GLC CUSTOMER DEPOSITS	1,950.00
10-228200	GLC PREPAID RENTAL FEES	300.00
10-228400	EVENT DEPOSITS	1,750.00
10-228500	LAND USE/MUNI PROP DEPOSITS	1,500.00
10-230000	HEADSTONE DEPOSIT	2,550.00
10-232000	DUE TO WATER FROM GF	.00
10-233000	DUE TO MARINA FROM GF	.00

TOTAL LIABILITIES 673,206.14

TOWN OF GRAND LAKE
 BALANCE SHEET
 MAY 31, 2022

Section 8, Item B.

GENERAL FUND

<u>FUND EQUITY</u>			
10-270000	PARKING FEE-IN-LIEU	.00	
10-275000	FUND BALANCE	2,687,014.06	
10-281000	CEMETERY FUNDS	99,488.09	
10-283000	CONSERVATION TRUST FUNDS	38,555.06	
10-284000	ATTAINABLE HOUSING FUNDS	234,501.93	
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		(631,217.16)	
BALANCE - CURRENT DATE		(631,217.16)	
TOTAL FUND EQUITY			<u>2,513,833.49</u>
TOTAL LIABILITIES AND EQUITY			<u><u>3,187,039.63</u></u>

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

Section 8, Item B.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%	
<u>GENERAL TAXES</u>						
10-311-100	PROPERTY TAXES	79,627.68	263,600.00	401,968.00	138,368.00	65.6
10-311-110	SPECIFIC OWNERSHIP	1,978.13	7,762.05	15,000.00	7,237.95	51.8
10-311-120	INTEREST & PENALTY-PROP TAXES	.00	(32.01)	300.00	332.01	(10.7)
10-311-130	MOTOR VEHICLE USE & SALES TAX	14,657.15	35,611.98	40,000.00	4,388.02	89.0
10-311-140	SALES TAX	151,940.55	386,208.16	2,461,018.00	2,074,809.84	15.7
10-311-150	BUILDING USE TAX	.00	.00	45,000.00	45,000.00	.0
10-311-160	CIGARETTES-SELECT SALES TAX	.00	726.47	3,000.00	2,273.53	24.2
TOTAL GENERAL TAXES		248,203.51	693,876.65	2,966,286.00	2,272,409.35	23.4
<u>UTILITY FRANCHISE TAX</u>						
10-316-170	CABLE FRANCHISE	.00	.00	10,000.00	10,000.00	.0
10-316-171	TELEPHONE FRANCHISE	271.50	1,293.54	10,000.00	8,706.46	12.9
10-316-172	ELECTRIC FRANCHISE	10,413.95	10,413.95	30,000.00	19,586.05	34.7
10-316-173	NATURAL GAS FRANCHISE	2,348.64	9,456.07	11,000.00	1,543.93	86.0
TOTAL UTILITY FRANCHISE TAX		13,034.09	21,163.56	61,000.00	39,836.44	34.7
<u>LICENSES & PERMITS</u>						
10-321-100	LIQUOR LICENSE	1,798.75	3,365.00	4,500.00	1,135.00	74.8
10-321-120	SALES TAX LICENSE \$5	30.00	365.00	500.00	135.00	73.0
10-321-130	MOTOR VEHICLE LICENSE (RURAL)	167.74	705.62	2,000.00	1,294.38	35.3
10-321-140	SIGN PERMIT	60.00	65.00	300.00	235.00	21.7
10-321-150	GRADING PERMIT	35.00	70.00	200.00	130.00	35.0
10-321-160	ANIMAL LICENSE	45.00	55.00	150.00	95.00	36.7
10-321-170	ENCROACHMENT PERMIT/LICENSE	.00	940.00	400.00	(540.00)	235.0
10-321-175	BUSINESS LICENSE COMMISSION	2,084.50	4,500.75	30,000.00	25,499.25	15.0
10-321-180	NIGHTLY RENTAL LICENSE \$600	3,000.00	60,157.00	50,000.00	(10,157.00)	120.3
10-321-190	BOARDWALK SALES PERMIT	.00	.00	150.00	150.00	.0
TOTAL LICENSES & PERMITS		7,220.99	70,223.37	88,200.00	17,976.63	79.6
<u>INTERGOVERNMENTAL</u>						
10-335-130	GRAND CNTY ROAD & BRIDGE	.00	4,760.00	6,492.00	1,732.00	73.3
10-335-200	HIGHWAY USER TAX FUND	2,327.99	7,034.93	30,000.00	22,965.07	23.5
10-335-800	CONSERVATION TRUST FUND	.00	704.28	2,000.00	1,295.72	35.2
10-335-900	OTHER INTERGOVERNMENTAL	.00	.00	1,000.00	1,000.00	.0
TOTAL INTERGOVERNMENTAL		2,327.99	12,499.21	39,492.00	26,992.79	31.7

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

Section 8, Item B.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>CHARGES FOR SERVICES</u>					
10-341-200 CEMETERY	1,925.00	3,300.00	3,200.00	(100.00)	103.1
10-341-202 CEMETERY GRANTS & DONATIONS	239.98	239.98	.00	(239.98)	.0
10-341-300 ZONING & SUBDIVISION REVIEW	.00	1,000.00	2,000.00	1,000.00	50.0
10-341-400 ATTAINABLE HOUSING FEE	.00	.00	2,000.00	2,000.00	.0
10-341-500 EV CHARGING STATION	.00	445.88	300.00	(145.88)	148.6
10-341-600 FUEL DEPOT SURCHARGE	190.22	431.62	1,000.00	568.38	43.2
10-341-700 COPIES/FAXES/SODA	.00	.00	100.00	100.00	.0
10-341-850 NIGHTLY RENTAL APP FEE \$165	330.00	3,755.00	1,200.00	(2,555.00)	312.9
10-341-900 CEMETERY EXCAVATING FEE	1,650.00	2,600.00	.00	(2,600.00)	.0
TOTAL CHARGES FOR SERVICES	4,335.20	11,772.48	9,800.00	(1,972.48)	120.1
<u>GRAND LAKE CENTER REVENUES</u>					
10-350-101 GL CENTER - RENTAL FEES	1,110.00	7,888.00	17,600.00	9,712.00	44.8
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	7,275.00	21,996.00	30,000.00	8,004.00	73.3
10-350-131 GL CENTER - REC FEES	1,030.00	5,216.50	12,000.00	6,783.50	43.5
10-350-132 GL CENTER GOLF SIM REVENUE	60.00	810.00	.00	(810.00)	.0
10-350-201 GL CENTER - DONATIONS	.00	.00	.00	.00	.0
TOTAL GRAND LAKE CENTER REVENUES	9,475.00	35,910.50	59,600.00	23,689.50	60.3
<u>FINES AND FORFEITURES</u>					
10-351-100 ORDINANCE/TRAFFIC FINES	.00	15.00	.00	(15.00)	.0
TOTAL FINES AND FORFEITURES	.00	15.00	.00	(15.00)	.0
<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
<u>INVESTMENT INCOME</u>					
10-355-100 INTEREST REVENUE	862.51	2,708.19	5,000.00	2,291.81	54.2
TOTAL INVESTMENT INCOME	862.51	2,708.19	5,000.00	2,291.81	54.2

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

Section 8, Item B.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>OTHER</u>					
10-360-110 SALE OF ASSETS	.00	.00	25,000.00	25,000.00	.0
10-360-130 MUNICIPAL FEE	3.44	3.44	50.00	46.56	6.9
10-360-140 RENT - LAND, BUILDINGS	390.00	3,535.00	10,000.00	6,465.00	35.4
10-360-200 MISC. REVENUES - GENERAL	9,617.50	22,015.07	5,000.00	(17,015.07)	440.3
10-360-230 MEMORIAL BENCHES	.00	.00	.00	.00	.0
10-360-350 MSOB REVENUE	.00	479,391.04	479,391.05	.01	100.0
TOTAL OTHER	10,010.94	504,944.55	519,441.05	14,496.50	97.2
<u>CAPITAL SPECIFIC</u>					
10-377-140 GRANTS - CAPITAL	.00	.00	376,421.00	376,421.00	.0
10-377-150 CDOT OFF-SYSTEM BRIDGE PROGRAM	.00	.00	.00	.00	.0
TOTAL CAPITAL SPECIFIC	.00	.00	376,421.00	376,421.00	.0
TOTAL FUND REVENUE	295,470.23	1,354,363.51	4,127,740.05	2,773,376.54	32.8

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

Section 8, Item B.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>CEMETERY COMMITTEE</u>					
10-410-211 GENERAL SUPPLIES/MISC EXPENSES	235.74	235.74	4,500.00	4,264.26	5.2
10-410-215 GRAVE MARKERS	.00	.00	3,050.00	3,050.00	.0
10-410-242 GENERAL MAINTENANCE	.00	.00	4,000.00	4,000.00	.0
TOTAL CEMETERY COMMITTEE	235.74	235.74	11,550.00	11,314.26	2.0
<u>PC/BOA</u>					
10-412-211 GENERAL OFFICE SUPPLIES	.00	.00	1,000.00	1,000.00	.0
10-412-311 POSTAGE/ADS/LEGAL NOTICES	.00	.00	1,000.00	1,000.00	.0
10-412-314 PURCHASED SERVICES	.00	6,902.00	18,000.00	11,098.00	38.3
10-412-319 MISC.-PLANNING COMMISSION/BOA	.00	.00	1,000.00	1,000.00	.0
10-412-320 COMPUTER HARDWARE	.00	.00	7,000.00	7,000.00	.0
10-412-351 PLANNING LEGAL SERVICES	.00	10,846.50	6,000.00	(4,846.50)	180.8
10-412-370 TRAINING/TRAVEL	236.00	2,400.00	6,000.00	3,600.00	40.0
10-412-380 COMP PLAN UPDATE	.00	20,419.01	50,000.00	29,580.99	40.8
TOTAL PC/BOA	236.00	40,567.51	90,000.00	49,432.49	45.1

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

Section 8, Item B.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>BOARD OF TRUSTEES</u>					
10-413-142	WORKERS' COMPENSATION	.00	183.43	300.00	116.57 61.1
10-413-143	BOT COMPENSATION	.00	.00	.00	.00 .0
10-413-211	OFFICE/MEETING SUPPLIES	233.26	3,100.16	2,400.00 (700.16)	129.2
10-413-215	ELECTIONS	.00	1,137.15	1,200.00	62.85 94.8
10-413-316	DUES/MEMBERSHIPS	1,679.00	13,804.00	17,700.00	3,896.00 78.0
10-413-370	TRAINING/TRAVEL	295.00	1,149.00	7,500.00	6,351.00 15.3
10-413-452	HEADWATER TRAILS ALLIANCE	.00	5,000.00	.00 (5,000.00)	.0
10-413-460	LONG RANGE/MISC	.00	.00	500.00	500.00 .0
10-413-461	APPRECIATION PROGRAM	.00	.00	3,000.00	3,000.00 .0
10-413-462	COMPUTER EQUIPMENT	114.98	394.96	2,400.00	2,005.04 16.5
10-413-463	WATER QUALITY ISSUES	.00	.00	.00	.00 .0
10-413-465	COMPUTER SOFTWARE	29.98	569.92	1,000.00	430.08 57.0
10-413-722	GRAND LAKE TRAILGROOMING	.00	.00	.00	.00 .0
10-413-723	GRAND LAKE HISTORICAL SOCIETY	.00	.00	.00	.00 .0
10-413-728	MISCELLANEOUS DONATIONS	36,981.98	56,981.98	45,000.00 (11,981.98)	126.6
10-413-731	GRND CNTY COUNCIL ON AGING	.00	.00	.00	.00 .0
10-413-782	ADVOCATES	.00	.00	.00	.00 .0
10-413-793	GL FIREWORKS ORGANIZATION	.00	.00	.00	.00 .0
10-413-796	MOUNTAIN FAMILY CENTER	.00	.00	.00	.00 .0
10-413-797	GRAND ARTS COUNCIL	.00	.00	.00	.00 .0
10-413-843	ROCKY MTN REP THEATRE	.00	.00	1,350.00	1,350.00 .0
10-413-845	GC RURAL HEALTH NETWORK	.00	.00	.00	.00 .0
10-413-850	GRAND LAKE YACHT CLUB SAILING	.00	.00	.00	.00 .0
10-413-852	GRAND ANGELS	.00	.00	.00	.00 .0
10-413-854	GC SEARCH & RESCUE	.00	.00	.00	.00 .0
10-413-855	GL US CONSTITUTION WEEK	.00	.00	.00	.00 .0
10-413-856	GRAND ENTERPRISE INITIATIVE	.00	.00	.00	.00 .0
10-413-859	GRAND FOUNDATION	.00	50,000.00	50,000.00	.00 100.0
10-413-860	GC HOUSING ASSISTANCE FUND	.00	.00	.00	.00 .0
10-413-861	GAP - GRAND FOUNDATION	.00	.00	.00	.00 .0
10-413-870	BOARD CONTINGENCY	.00 (10,000.00)	250.00	10,250.00 (4000.
TOTAL BOARD OF TRUSTEES		39,334.20	122,320.60	132,600.00	10,279.40 92.3
<u>GREENWAYS COMMITTEE</u>					
10-414-211	GENERAL SUPPLIES	.00	149.17	6,000.00	5,850.83 2.5
10-414-238	TREES/SHRUBS/PLANTINGS	.00	.00	6,500.00	6,500.00 .0
10-414-241	ARBOR DAY SUPPLIES	.00	.00	250.00	250.00 .0
10-414-319	CONTRACT LABOR	.00	.00	38,535.00	38,535.00 .0
10-414-726	MISCELLANEOUS SERVICES	.00	.00	150.00	150.00 .0
10-414-870	CONTINGENCY	.00	.00	150.00	150.00 .0
TOTAL GREENWAYS COMMITTEE		.00	149.17	51,585.00	51,435.83 .3

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

Section 8, Item B.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>ADMINISTRATION</u>					
10-415-100 GROSS WAGES - ADMINISTRATION	27,458.51	137,276.95	348,886.00	211,609.05	39.4
10-415-103 OT/COMP TIME BUYOUT	239.13	3,188.81	.00	(3,188.81)	.0
10-415-105 BONUS	.00	500.00	7,000.00	6,500.00	7.1
10-415-110 GROSS WAGES-ADMIN PT/SEASONAL	.00	.00	26,411.00	26,411.00	.0
10-415-130 GLC MEMBERSHIP BENEFIT	.00	.00	1,925.00	1,925.00	.0
10-415-131 LONGEVITY BENEFIT	.00	.00	.00	.00	.0
10-415-132 ICMA TOWN PAID BENEFIT	2,293.66	11,683.92	30,456.00	18,772.08	38.4
10-415-133 HEALTH/DENTAL-EMPLOYEE	5,705.02	33,507.15	34,487.00	979.85	97.2
10-415-134 ALTERNATIVE BENEFIT	500.00	2,500.00	6,600.00	4,100.00	37.9
10-415-135 DEP HEALTH/DENTAL	68.90	1,592.75	6,596.00	5,003.25	24.2
10-415-136 MEDICAL BENEFIT ALLOWANCE	3,844.26	7,114.43	7,412.00	297.57	96.0
10-415-141 UNEMPLOYMENT INSURANCE	11.92	492.79	1,142.00	649.21	43.2
10-415-142 WORKERS' COMPENSATION	.00	724.61	1,061.00	336.39	68.3
10-415-143 SOCIAL SECURITY MATCH	2,427.56	12,250.59	25,491.00	13,240.41	48.1
10-415-144 MEDICARE MATCH	567.74	2,847.93	5,961.00	3,113.07	47.8
10-415-211 GENERAL OFFICE SUPPLIES	245.29	3,123.87	5,000.00	1,876.13	62.5
10-415-215 COMPUTER SOFTWARE	1,431.24	9,810.91	17,000.00	7,189.09	57.7
10-415-220 COMPUTER HARDWARE	169.96	384.95	7,000.00	6,615.05	5.5
10-415-226 SMALL EQUIPMENT	346.00	1,833.00	2,100.00	267.00	87.3
10-415-231 GAS/FUEL	.00	250.24	1,000.00	749.76	25.0
10-415-232 VEHICLE MAINTENANCE	.00	.00	1,000.00	1,000.00	.0
10-415-233 OFFICE EQUIPMENT MAINTENANCE	.00	597.52	2,500.00	1,902.48	23.9
10-415-237 BUILDING MAINTENANCE	.00	448.88	.00	(448.88)	.0
10-415-238 TOWN HALL FURNISHINGS	.00	386.02	250.00	(136.02)	154.4
10-415-252 RESALE SUPPLIES	.00	.00	.00	.00	.0
10-415-311 POSTAGE/FREIGHT	.00	2,153.47	5,000.00	2,846.53	43.1
10-415-312 COMPUTER SERVICES	1,672.10	11,328.34	62,000.00	50,671.66	18.3
10-415-314 ADS & LEGAL NOTICES	.00	68.05	5,000.00	4,931.95	1.4
10-415-316 DUES & MEMBERSHIPS	.00	525.00	1,650.00	1,125.00	31.8
10-415-318 JANITORIAL SERVICES	.00	.00	.00	.00	.0
10-415-319 MISCELLANEOUS SERVICES	.00	128.00	5,000.00	4,872.00	2.6
10-415-330 BANK FEES	93.32	546.64	1,500.00	953.36	36.4
10-415-341 ELECTRIC UTILITY	363.40	1,920.86	3,500.00	1,579.14	54.9
10-415-342 SEWER UTILITY	.00	608.40	1,000.00	391.60	60.8
10-415-343 WATER UTILITY	.00	634.00	1,200.00	566.00	52.8
10-415-344 TELEPHONE/INTERNET UTILITY	409.80	2,846.44	7,500.00	4,653.56	38.0
10-415-345 NATURAL GAS UTILITY	.00	1,254.24	2,500.00	1,245.76	50.2
10-415-346 WEBSITE HOSTING SERVICES	60.00	240.00	800.00	560.00	30.0
10-415-347 RECYCLING - TOWN HALL	.00	107.00	1,300.00	1,193.00	8.2
10-415-351 LEGAL SERVICES	.00	12,179.66	85,000.00	72,820.34	14.3
10-415-352 AUDIT	8,400.00	8,400.00	10,300.00	1,900.00	81.6
10-415-353 JUDGE-MUNICIPAL COURT	.00	.00	500.00	500.00	.0
10-415-355 PROFESSIONAL SERVICES-OTHER	.00	566.00	15,000.00	14,434.00	3.8
10-415-370 TRAINING/TRAVEL	411.08	1,878.80	10,750.00	8,871.20	17.5
10-415-371 MISC EMPLOYEE EXPENSES	.00	.00	14,000.00	14,000.00	.0
10-415-385 TRANSIT SERVICE	.00	.00	40,000.00	40,000.00	.0
10-415-386 TRANSIT PLANNING	.00	.00	10,000.00	10,000.00	.0
10-415-387 TRANSIT CAPITAL INVESTMENT	.00	.00	.00	.00	.0
10-415-393 DOCUMENT RECORDING	.00	.00	250.00	250.00	.0
10-415-394 DEVELOPER REIMBURSEMENT	.00	.00	1,000.00	1,000.00	.0
10-415-513 PROPERTY/CASUALTY INSURANCE	.00	13,648.67	25,000.00	11,351.33	54.6
10-415-514 POSITION BONDS	.00	70.00	400.00	330.00	17.5

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

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GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
10-415-540 GRANTS TO NEIGHBORHOODS	.00	.00	.00	.00	.0
10-415-560 TREASURER'S FEES	1,579.39	5,259.22	8,039.00	2,779.78	65.4
10-415-721 CHAMBER SERVICE AGREEMENT	.00	16,366.00	32,732.00	16,366.00	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	.00	7,266.88	15,102.00	7,835.12	48.1
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	6,951.12	15,000.00	8,048.88	46.3
10-415-870 CONTINGENCY - GENERAL ADMIN	.00	5,500.00	11,000.00	5,500.00	50.0
10-415-875 MARKETING CONTINGENCY	.00	.00	150.00	150.00	.0
10-415-880 CHAMBER PUBLIC RELATIONS	.00	.00	10,000.00	10,000.00	.0
10-415-885 TOWN EVENTS	.00	10,000.00	10,000.00	.00	100.0
10-415-886 MSOB EXPENSES	.00	479,391.04	481,310.98	1,919.94	99.6
TOTAL ADMINISTRATION	58,298.28	854,353.15	1,500,761.98	646,408.83	56.9

ECONOMIC DEVELOPMENT GRANTS

10-416-100 TRAIL GROOMERS	.00	.00	25,000.00	25,000.00	.0
10-416-250 HEADWATERS TRAIL ASSOC- HTA	.00	.00	5,000.00	5,000.00	.0
10-416-260 GRAND ART COUNCIL	.00	.00	2,200.00	2,200.00	.0
10-416-270 ROCKY MTN REP	.00	.00	.00	.00	.0
TOTAL ECONOMIC DEVELOPMENT GRANTS	.00	.00	32,200.00	32,200.00	.0

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	20,857.70	25,000.00	4,142.30	83.4
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	20,857.70	282,000.00	261,142.30	7.4

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
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GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>PUBLIC WORKS</u>					
10-431-100	GROSS WAGES - PUBLIC WORKS	26,138.66	131,322.81	262,163.00	130,840.19 50.1
10-431-103	OT/COMP TIME BUYOUT	1,207.33	18,677.81	16,875.00	(1,802.81) 110.7
10-431-105	BONUS	.00	.00	4,000.00	4,000.00 .0
10-431-111	ON CALL PAY	1,750.00	7,200.00	24,833.00	17,633.00 29.0
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	1,799.18	9,490.54	24,571.00	15,080.46 38.6
10-431-133	HEALTH/DENTAL-EMPLOYEE	6,648.16	33,354.39	68,000.00	34,645.61 49.1
10-431-135	DEP HEALTH/DENTAL	1,137.90	5,691.95	6,552.00	860.05 86.9
10-431-136	MEDICAL BENEFIT ALLOWANCE	165.64	3,116.55	4,800.00	1,683.45 64.9
10-431-141	UNEMPLOYMENT INSURANCE	18.31	439.44	921.00	481.56 47.7
10-431-142	WORKERS' COMPENSATION	.00	6,972.45	19,013.00	12,040.55 36.7
10-431-143	SOCIAL SECURITY MATCH	2,071.22	10,742.99	19,043.00	8,300.01 56.4
10-431-144	MEDICARE MATCH	484.41	2,512.46	4,454.00	1,941.54 56.4
10-431-222	GENERAL SUPPLIES	.00	421.71	7,000.00	6,578.29 6.0
10-431-224	SAFETY SUPPLIES	.00	.00	7,000.00	7,000.00 .0
10-431-226	VEHICLE SUPPLIES	.00	.00	4,000.00	4,000.00 .0
10-431-227	SMALL TOOLS	.00	53.15	8,000.00	7,946.85 .7
10-431-231	GAS/FUEL/LIQUIDS	.00	8,887.19	25,000.00	16,112.81 35.6
10-431-232	VEHICLE MAINTENANCE	.00	1,714.54	10,000.00	8,285.46 17.2
10-431-233	EQUIPMENT MAINTENANCE	.00	7,746.95	28,000.00	20,253.05 27.7
10-431-235	TIRES/CHAINS	.00	.00	15,000.00	15,000.00 .0
10-431-236	MISC. BRIDGE WORK	.00	.00	5,000.00	5,000.00 .0
10-431-237	BUILDING MAINTENANCE	(4,510.98)	(4,130.48)	6,000.00	10,130.48 (68.8)
10-431-238	STREET LIGHT MAINTENANCE	.00	.00	3,000.00	3,000.00 .0
10-431-239	MISCELLANEOUS MAINTENANCE	.00	.00	3,000.00	3,000.00 .0
10-431-242	ROAD MAINTENANCE	.00	.00	150,000.00	150,000.00 .0
10-431-245	BOARDWALK MAINTENANCE	.00	.00	.00	.00 .0
10-431-253	TREE REMOVAL	.00	.00	5,000.00	5,000.00 .0
10-431-254	TREE SPRAYING	.00	.00	500.00	500.00 .0
10-431-255	STORMWATER FILTER MAINTENANCE	.00	.00	15,000.00	15,000.00 .0
10-431-312	COMPUTER SERVICES	10.98	777.84	4,000.00	3,222.16 19.5
10-431-314	ADS/BID NOTICES	.00	.00	2,000.00	2,000.00 .0
10-431-317	UNIFORM ALLOWANCE	325.00	1,375.00	2,640.00	1,265.00 52.1
10-431-318	TRASH/RECYCLE SERVICES	569.62	3,530.61	11,000.00	7,469.39 32.1
10-431-319	MISC. PURCHASED SERVICES	95.00	460.00	2,500.00	2,040.00 18.4
10-431-341	ELECTRIC UTILITY	244.84	1,959.29	11,000.00	9,040.71 17.8
10-431-343	WATER UTILITY	.00	147.00	1,000.00	853.00 14.7
10-431-344	TELEPHONE/INTERNET UTILITY	162.49	1,767.98	7,000.00	5,232.02 25.3
10-431-345	NATURAL GAS UTILITY	.00	2,731.73	4,500.00	1,768.27 60.7
10-431-349	STREET LIGHT ELECTRIC UTILITY	1,446.00	5,954.21	24,000.00	18,045.79 24.8
10-431-354	ENGINEERING/SURVEYING SERVICES	.00	.00	10,000.00	10,000.00 .0
10-431-370	TRAINING/TRAVEL	.00	.00	6,000.00	6,000.00 .0
10-431-399	EQUIP RENTAL	.00	49.08	10,000.00	9,950.92 .5
10-431-870	CONTINGENCY- PUBLIC WORKS	.00	.00	500.00	500.00 .0
TOTAL PUBLIC WORKS		39,763.76	262,967.19	842,865.00	579,897.81 31.2

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
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GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%	
<u>GRAND LAKE CENTER EXPENDITURES</u>						
10-450-100	GROSS WAGES - GL CENTER	10,785.60	53,052.33	111,798.00	58,745.67	47.5
10-450-103	OT/COMP TIME BUYOUT	20.24	84.11	.00	(84.11)	.0
10-450-105	BONUS	.00	.00	1,485.00	1,485.00	.0
10-450-110	GROSS WAGES-GLC PT/SEASONAL	.00	.00	.00	.00	.0
10-450-130	GLC MEMBERSHIP BENEFIT	.00	.00	770.00	770.00	.0
10-450-131	LONGEVITY BENEFIT	.00	.00	.00	.00	.0
10-450-132	ICMA TOWN PAID BENEFIT	556.78	2,654.53	9,065.00	6,410.47	29.3
10-450-133	HEALTH/DENTAL-EMPLOYEE	2,239.76	11,247.80	37,174.00	25,926.20	30.3
10-450-135	DEP. HEALTH/DENTAL	.00	.00	1,853.00	1,853.00	.0
10-450-136	MEDICAL BENEFIT ALLOWANCE	198.94	1,417.58	3,281.00	1,863.42	43.2
10-450-141	UNEMPLOYMENT INSURANCE	.19	143.69	335.00	191.31	42.9
10-450-142	WORKERS' COMPENSATION	.00	520.72	2,025.00	1,504.28	25.7
10-450-143	SOCIAL SECURITY MATCH	585.66	2,973.70	7,588.00	4,614.30	39.2
10-450-144	MEDICARE MATCH	136.96	695.42	1,774.00	1,078.58	39.2
10-450-211	GEN OFFICE SUPPLIES	.00	66.76	1,500.00	1,433.24	4.5
10-450-220	GENERAL OPERATING SUPPLIES	290.50	1,162.34	3,000.00	1,837.66	38.7
10-450-226	OFFICE EQUIP LEASE	82.32	423.95	1,200.00	776.05	35.3
10-450-233	OFFICE EQUIP MAINT	12.66	103.18	600.00	496.82	17.2
10-450-234	SIGNAGE	.00	.00	.00	.00	.0
10-450-235	FITNESS EQUIP MAINT	.00	.00	1,500.00	1,500.00	.0
10-450-236	MINOR/MISC EQUIPMENT	.00	.00	4,500.00	4,500.00	.0
10-450-237	BUILDING MAINTENANCE	.00	.00	21,000.00	21,000.00	.0
10-450-238	MINOR/MISC FURNISHINGS	.00	.00	4,000.00	4,000.00	.0
10-450-239	MINOR INFRASTRUCTURE MAINT	.00	.00	10,000.00	10,000.00	.0
10-450-250	BACKFLOW MAINTENANCE	.00	.00	400.00	400.00	.0
10-450-252	RESALE SUPPLIES	.00	.00	1,000.00	1,000.00	.0
10-450-312	COMPUTER SERVICES	354.00	3,311.92	2,820.00	(491.92)	117.4
10-450-317	UNIFORM ALLOWANCE	.00	.00	150.00	150.00	.0
10-450-318	TRASH/RECYCLE SERVICES	.00	.00	500.00	500.00	.0
10-450-320	MARKETING	263.15	957.37	10,000.00	9,042.63	9.6
10-450-341	ELECTRIC UTILITY	1,088.01	4,547.73	14,000.00	9,452.27	32.5
10-450-342	SEWER UTILITY	.00	2,145.78	4,500.00	2,354.22	47.7
10-450-343	WATER UTILITY	.00	441.00	2,500.00	2,059.00	17.6
10-450-344	TELEPHONE/INTERNET/TV UTILITY	395.43	2,385.60	4,000.00	1,614.40	59.6
10-450-345	NATURAL GAS UTILITY	1,035.94	5,000.06	7,500.00	2,499.94	66.7
10-450-350	MAINTENANCE AGREEMENT	.00	.00	4,200.00	4,200.00	.0
10-450-351	LEGAL SERVICES	.00	.00	1,000.00	1,000.00	.0
10-450-352	AUDIT	980.00	980.00	910.00	(70.00)	107.7
10-450-355	PURCHASED PROFESSIONAL SERV.	294.51	589.02	2,000.00	1,410.98	29.5
10-450-360	GLC SALES TAX	.00	.00	92.00	92.00	.0
10-450-370	TRAINING/TRAVEL	.00	1,090.09	300.00	(790.09)	363.4
10-450-513	PROPERTY/CASUALTY INSURANCE	.00	4,373.46	8,000.00	3,626.54	54.7
10-450-755	EXERCISE EQUIPMENT	.00	326.49	2,000.00	1,673.51	16.3
10-450-870	CONTINGENCY - GL CENTER	.00	3,820.00	31,000.00	27,180.00	12.3
	TOTAL GRAND LAKE CENTER EXPENDITUR	19,320.65	104,514.63	321,320.00	216,805.37	32.5

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
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GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>PARKS</u>					
10-452-100 GROSS WAGES - PARKS	.00	.00	45,573.00	45,573.00	.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	3,646.00	3,646.00	.0
10-452-133 HEALTH/DENTAL-EMPLOYEE	.00	.00	7,827.00	7,827.00	.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	137.00	137.00	.0
10-452-142 WORKERS' COMPENSATION	.00	524.87	2,700.00	2,175.13	19.4
10-452-143 SOCIAL SECURITY MATCH	.00	.00	3,051.00	3,051.00	.0
10-452-144 MEDICARE MATCH	.00	.00	713.00	713.00	.0
10-452-220 OPERATING SUPPLIES	2,775.61	9,006.49	18,000.00	8,993.51	50.0
10-452-226 SMALL EQUIPMENT	.00	.00	5,000.00	5,000.00	.0
10-452-227 SMALL TOOLS	.00	.00	2,500.00	2,500.00	.0
10-452-232 BEAR-RESISTANT CANS MAINT	.00	.00	4,000.00	4,000.00	.0
10-452-233 EQUIPMENT MAINTENANCE	.00	.00	5,000.00	5,000.00	.0
10-452-234 INFORMATION SIGNS	.00	.00	2,500.00	2,500.00	.0
10-452-235 GREENBELT MAINTENANCE	.00	.00	7,500.00	7,500.00	.0
10-452-236 SAND & DREDGE	.00	.00	8,000.00	8,000.00	.0
10-452-237 BUILDING MAINTENANCE	.00	1,550.87	55,000.00	53,449.13	2.8
10-452-238 DOCK MAINTENANCE	.00	.00	20,000.00	20,000.00	.0
10-452-239 MISCELLANEOUS MAINTENANCE	.00	.00	5,000.00	5,000.00	.0
10-452-243 BENCHES/PLANTERS/FENCES	.00	.00	5,000.00	5,000.00	.0
10-452-244 THOMASSON PARK MAINTENANCE	.00	.00	4,000.00	4,000.00	.0
10-452-248 IRRIGATION SYSTEM MAINTENANCE	.00	.00	4,000.00	4,000.00	.0
10-452-250 BACKFLOW MAINTENANCE	.00	.00	4,000.00	4,000.00	.0
10-452-317 UNIFORM ALLOWANCE	.00	.00	660.00	660.00	.0
10-452-319 MISCELLANEOUS SERVICES	.00	.00	3,000.00	3,000.00	.0
10-452-341 ELECTRIC UTILITY	664.21	2,999.30	6,500.00	3,500.70	46.1
10-452-342 SEWER UTILITY	.00	134.55	1,000.00	865.45	13.5
10-452-343 WATER UTILITY	.00	2,107.55	13,000.00	10,892.45	16.2
10-452-345 NATURAL GAS UTILITY	.00	1,937.88	4,000.00	2,062.12	48.5
10-452-399 EQUIPMENT RENTAL	.00	.00	5,000.00	5,000.00	.0
10-452-400 GRAND AVENUE GARDENS	.00	.00	2,500.00	2,500.00	.0
10-452-450 PARK IMPROVEMENTS	.00	211.00	10,000.00	9,789.00	2.1
10-452-870 CONTINGENCY - PARKS	.00	.00	250.00	250.00	.0
10-452-961 MEMORIAL BENCHES	.00	.00	500.00	500.00	.0
TOTAL PARKS	3,439.82	18,472.51	264,967.00	246,494.49	7.0
 <u>ADMIN CERTIFICATE OF PARTICIPA</u>					
10-815-982 LAND ACQUISITION - PRINCIPAL	.00	.00	85,000.00	85,000.00	.0
10-815-983 LAND ACQUISITION-INTEREST	21,018.75	21,018.75	42,038.00	21,019.25	50.0
TOTAL ADMIN CERTIFICATE OF PARTICIPA	21,018.75	21,018.75	127,038.00	106,019.25	16.6

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

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GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>PUBLIC WORKS DEBT SERVICE</u>					
10-831-500 CAPITAL EQUIP LEASE PRINCIPAL	5,168.96	25,685.03	68,645.00	42,959.97	37.4
10-831-510 CAPITAL EQUIP LEASE INTEREST	486.56	2,763.49	4,058.00	1,294.51	68.1
TOTAL PUBLIC WORKS DEBT SERVICE	5,655.52	28,448.52	72,703.00	44,254.48	39.1
<u>ADMIN CAPITAL</u>					
10-915-922 ADMIN CAPITAL EXPENDITURES	.00	.00	.00	.00	.0
10-915-923 TOWN HALL CAPITAL OUTLAY	.00	.00	25,000.00	25,000.00	.0
10-915-950 SPACE TO CREATE EXPENDITURES	250,000.00	250,798.50	376,421.00	125,622.50	66.6
10-915-986 REPLACEMENT VEHICLE	.00	.00	.00	.00	.0
TOTAL ADMIN CAPITAL	250,000.00	250,798.50	401,421.00	150,622.50	62.5
<u>PUBLIC WORKS CAPITAL</u>					
10-931-910 CAPITAL EQUIPMENT PURCHASE	.00	259,700.00	368,800.00	109,100.00	70.4
10-931-911 CAPITALIZED EQUIPMENT REPAIR	.00	.00	.00	.00	.0
10-931-921 PAVING	.00	.00	200,000.00	200,000.00	.0
10-931-922 DRAINAGE	.00	.00	100,000.00	100,000.00	.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	.00	.00	.0
10-931-974 STREETSCAPE PROJECT FUNDING	.00	.00	.00	.00	.0
TOTAL PUBLIC WORKS CAPITAL	.00	259,700.00	668,800.00	409,100.00	38.8
<u>PARKS CAPITAL</u>					
10-952-500 DOCK IMPROVEMENTS	.00	.00	.00	.00	.0
10-952-970 LAND PURCHASE	.00	464.20	.00	(464.20)	.0
10-952-971 PARK IMPROVEMENTS	.00	712.50	100,000.00	99,287.50	.7
10-952-972 BOARDWALKS	.00	.00	.00	.00	.0
10-952-995 LAKEFRONT IMPROVEMENTS	.00	.00	.00	.00	.0
TOTAL PARKS CAPITAL	.00	1,176.70	100,000.00	98,823.30	1.2
TOTAL FUND EXPENDITURES	437,302.72	1,985,580.67	4,899,810.98	2,914,230.31	40.5
NET REVENUE OVER EXPENDITURES	(141,832.49)	(631,217.16)	(772,070.93)	(140,853.77)	(81.8)

TOWN OF GRAND LAKE
 BALANCE SHEET
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WATER FUND

ASSETS

20-100000	CASH IN COMBINED CASH FUND	270,030.82	
20-101000	US BANK	112,349.48	
20-102000	CSAFE	66,188.66	
20-109100	COLOTRUST	1,527,377.56	
20-117000	ACCTS RECEIVABLE/WATER SALES	92,227.70	
20-117099	ACCTS RECEIVABLE-OTHER	.00	
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	388,004.73	
20-127000	ASSET-METERS/INSTL IN PROGRESS	7,146.80	
20-128000	ASSET-CONSTRUCTION IN PROGRESS	.00	
20-129000	ACCUM. DEPRECIATION/ALL PRPRTY	(2,843,556.98)	
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		4,202,503.15

LIABILITIES AND EQUITY

LIABILITIES

20-200000	ACCOUNTS PAYABLE GENERAL	581.14	
20-201001	DWRP PAYABLE-PRINCIPAL	1,326,544.32	
20-217000	WAGES PAYABLE	.00	
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	.00	
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	27,134.57	
20-223000	ACCRUED VACATION PAYABLE	29,691.66	
20-231000	DUE TO G.F. FROM WATER FUND	.00	
	TOTAL LIABILITIES		1,383,951.69

FUND EQUITY

20-275000	UNAPPROP. RETAINED EARNINGS	(1,062,541.24)	
20-281000	CIP RESERVE	1,526,004.00	
20-287000	CONTRIBUTED CAPITAL EQUITY	2,215,142.08	

TOWN OF GRAND LAKE
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WATER FUND

UNAPPROPRIATED FUND BALANCE: REVENUE OVER EXPENDITURES - YTD	<u>139,946.62</u>	
BALANCE - CURRENT DATE		<u>139,946.62</u>
TOTAL FUND EQUITY		<u>2,818,551.46</u>
TOTAL LIABILITIES AND EQUITY		<u><u>4,202,503.15</u></u>

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
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<i>Section 8, Item B.</i>

WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>WATER REVENUES</u>					
20-344-100 WATER SALES	128.65	345,890.29	600,000.00	254,109.71	57.7
20-344-105 HP NET METER REVENUE	.00	.00	500.00	500.00	.0
20-344-110 TAP FEES - CAPITAL	.00	.00	30,000.00	30,000.00	.0
20-344-120 RESALE METERS INCOME	1,401.80	9,347.60	500.00	(8,847.60)	1869.5
20-344-140 INTEREST REVENUE	1,070.38	2,119.34	1,000.00	(1,119.34)	211.9
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	2,650.83	357,407.23	632,500.00	275,092.77	56.5
TOTAL FUND REVENUE	2,650.83	357,407.23	632,500.00	275,092.77	56.5

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
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WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%	
<u>WATER OPERATIONS</u>						
20-430-100	GROSS WAGES - WATER	16,829.82	89,540.59	220,979.00	131,438.41	40.5
20-430-103	OT/COMP TIME BUYOUT	247.27	572.41	16,875.00	16,302.59	3.4
20-430-105	BONUS	.00	.00	1,980.00	1,980.00	.0
20-430-110	GROSS WAGES-WATER PT/SEASONAL	.00	.00	91,715.00	91,715.00	.0
20-430-111	ON CALL PAY	1,400.00	7,050.00	22,550.00	15,500.00	31.3
20-430-119	YEAR END LEAVE EXPENSE	.00	.00	.00	.00	.0
20-430-130	GLC MEMBERSHIP BENEFIT	.00	.00	.00	.00	.0
20-430-131	LONGEVITY	.00	.00	.00	.00	.0
20-430-132	ICMA TOWN PAID BENEFIT	583.92	3,039.98	27,023.00	23,983.02	11.3
20-430-133	HEALTH/DENTAL-EMPLOYEE	1,923.76	9,661.12	41,395.00	31,733.88	23.3
20-430-135	DEP HEALTH/DENTAL	.00	.00	8,400.00	8,400.00	.0
20-430-136	MEDICAL BENEFIT ALLOWANCE	.00	12.06	5,576.00	5,563.94	.2
20-430-141	UNEMPLOYMENT INSURANCE	23.68	192.43	1,014.00	821.57	19.0
20-430-142	WORKERS' COMPENSATION	.00	5,170.48	14,823.00	9,652.52	34.9
20-430-143	SOCIAL SECURITY MATCH	700.71	4,107.42	22,618.00	18,510.58	18.2
20-430-144	MEDICARE MATCH	163.88	960.62	5,290.00	4,329.38	18.2
20-430-210	OFFICE SUPPLIES	.00	665.95	1,285.00	619.05	51.8
20-430-211	COMPUTER SUPPLIES	.00	.00	21,845.00	21,845.00	.0
20-430-215	COMPUTER SOFTWARE	.00	425.00	6,500.00	6,075.00	6.5
20-430-220	COMPUTER HARDWARE	.00	.00	2,500.00	2,500.00	.0
20-430-221	CHEMICALS	.00	3,027.05	10,000.00	6,972.95	30.3
20-430-222	LAB SUPPLIES/EQUIPMENT	.00	213.52	1,500.00	1,286.48	14.2
20-430-223	WELL/PLANT SUPPLIES	.00	42.98	600.00	557.02	7.2
20-430-225	METER PARTS	.00	.00	300.00	300.00	.0
20-430-227	SMALL EQUIPMENT/TOOLS	.00	.00	600.00	600.00	.0
20-430-228	SAFETY EQUIPMENT	.00	.00	1,000.00	1,000.00	.0
20-430-229	MISC OPERATING SUPPLIES	.00	.00	100.00	100.00	.0
20-430-231	GAS/FUEL/FLUIDS	.00	450.48	2,500.00	2,049.52	18.0
20-430-232	VEHICLE MAINTENANCE	.00	.00	600.00	600.00	.0
20-430-233	EQUIPMENT MAINTENANCE	.00	.00	10,704.00	10,704.00	.0
20-430-234	WELL/PLANT MAINTENANCE	.00	72.28	3,000.00	2,927.72	2.4
20-430-235	TIRES & CHAINS	.00	.00	600.00	600.00	.0
20-430-237	BUILDING MAINTENANCE	.00	51.26	1,000.00	948.74	5.1
20-430-238	DISTRIBUTION LINE MAINTENANCE	.00	11,782.02	25,000.00	13,217.98	47.1
20-430-239	MISC. MAINTENANCE	.00	.00	150.00	150.00	.0
20-430-240	ROAD MATERIALS	.00	.00	3,000.00	3,000.00	.0
20-430-241	MOTORS & PUMPS	.00	318.80	2,500.00	2,181.20	12.8
20-430-251	RESALE PARTS	.00	.00	150.00	150.00	.0
20-430-252	RESALE METERS EXPENSE	.00	.00	.00	.00	.0
20-430-253	COGS-METER	.00	.00	5,500.00	5,500.00	.0
20-430-310	MISC SERVICE FEES	.00	.00	.00	.00	.0
20-430-311	POSTAGE/FREIGHT	.00	1,065.00	1,200.00	135.00	88.8
20-430-314	LEGAL NOTICES/ADS	.00	333.85	200.00	(133.85)	166.9
20-430-316	MEMBERSHIPS	.00	300.00	600.00	300.00	50.0
20-430-317	UNIFORM ALLOWANCE	100.00	500.00	1,980.00	1,480.00	25.3
20-430-318	TESTING SERVICES	.00	150.00	3,000.00	2,850.00	5.0
20-430-319	MISCELLANEOUS SERVICES	.00	.00	100.00	100.00	.0
20-430-320	TELEMETRY MAINTENANCE	85.00	425.00	2,000.00	1,575.00	21.3
20-430-321	COMPUTER SYSTEM SUPPORT	681.50	3,455.00	9,920.00	6,465.00	34.8
20-430-330	BANK FEES	55.08	338.40	300.00	(38.40)	112.8
20-430-341	ELECTRIC UTILITY	2,334.58	10,913.07	30,000.00	19,086.93	36.4
20-430-344	TELEPHONE UTILITY	35.00	847.72	2,000.00	1,152.28	42.4

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WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
20-430-345 NATURAL GAS UTILITY	.00	2,872.19	4,000.00	1,127.81	71.8
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	2,800.00	2,800.00	5,100.00	2,300.00	54.9
20-430-354 SYSTEM ANALYSIS/ENG & SURVEY	.00	.00	5,000.00	5,000.00	.0
20-430-355 STATE FEES	.00	.00	300.00	300.00	.0
20-430-370 TRAINING/TRAVEL	85.00	728.40	2,000.00	1,271.60	36.4
20-430-513 PROPERTY/CASUALTY INSURANCE	.00	7,891.50	13,000.00	5,108.50	60.7
20-430-514 POSITION BONDS	.00	90.00	150.00	60.00	60.0
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	28,049.20	170,066.58	663,622.00	493,555.42	25.6
 <u>WATER DEBT SERVICE</u>					
20-830-640 DWRP LOAN - PRINCIPAL	34,128.59	34,128.59	67,247.00	33,118.41	50.8
20-830-645 DWRP LOAN - INTEREST	13,265.44	13,265.44	27,541.00	14,275.56	48.2
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	1.00	1.00	.0
20-930-997 CAPITAL DIRECT PURCHASE	.00	.00	.00	.00	.0
20-930-999 CONTRA CAPITAL OUTLAY	.00	.00	.00	.00	.0
TOTAL WATER CAPITAL	.00	.00	1.00	1.00	.0
 <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	 75,443.23	 217,460.61	 758,411.00	 540,950.39	 28.7
 NET REVENUE OVER EXPENDITURES	 (72,792.40)	 139,946.62	 (125,911.00)	 (265,857.62)	 111.2

TOWN OF GRAND LAKE
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MARINA FUND

ASSETS

40-100000	CASH IN COMBINED CASH FUND	403,606.97	
40-109100	COLOTRUST	416,436.17	
40-116000	PETTY CASH	525.00	
40-117000	ACCOUNTS RECEIVABLE	.00	
40-118000	ASSET - BOATS	480,239.43	
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	(283,018.52)	
40-143100	PREPAID EXPENSES	13,037.20	
	TOTAL ASSETS		1,038,306.94

LIABILITIES AND EQUITY

LIABILITIES

40-200000	ACCOUNTS PAYABLE GENERAL	1,301.36	
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	.00	
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	1,553.76	
40-231000	DUE TO GF FROM MARINA	.00	
40-232000	DUE TO WATER FROM MARINA	.00	
	TOTAL LIABILITIES		2,855.12

FUND EQUITY

40-275000	UNAPPROP. RETAINED EARNINGS	1,095,460.11	
	UNAPPROPRIATED FUND BALANCE:		
	REVENUE OVER EXPENDITURES - YTD	(60,008.29)	
	BALANCE - CURRENT DATE	(60,008.29)	
	TOTAL FUND EQUITY		1,035,451.82
	TOTAL LIABILITIES AND EQUITY		1,038,306.94

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
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MARINA FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>MARINA REVENUES</u>					
40-344-113 RENTALS (NON-TAXABLE)	4,060.01	4,060.01	375,000.00	370,939.99	1.1
40-344-115 TOURS	870.00	870.00	65,000.00	64,130.00	1.3
40-344-120 BUILDING SPACE RENTAL	1,800.00	1,800.00	3,300.00	1,500.00	54.6
40-344-145 KAYAK SLIP RENTAL	600.00	1,500.00	4,000.00	2,500.00	37.5
40-344-155 SUP SLIP RENTAL	.00	.00	900.00	900.00	.0
40-344-160 MISC REVENUE	.00	.00	.00	.00	.0
40-344-170 INTEREST EARNED	279.94	554.14	1,000.00	445.86	55.4
40-344-180 BOAT DAMAGE	.00	.00	1,000.00	1,000.00	.0
40-344-200 SALE OF ASSETS	.00	.00	20,000.00	20,000.00	.0
40-344-220 CONTRIBUTED SERVICES	.00	.00	2,000.00	2,000.00	.0
TOTAL MARINA REVENUES	7,609.95	8,784.15	472,200.00	463,415.85	1.9
TOTAL FUND REVENUE	7,609.95	8,784.15	472,200.00	463,415.85	1.9

TOWN OF GRAND LAKE
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MARINA FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>MARINA OPERATIONS</u>					
40-460-100	GROSS WAGES - MARINA	8,768.21	27,284.89	64,874.00	37,589.11 42.1
40-460-103	OT/COMP TIME BUYOUT	.00	.00	.00	.00 .0
40-460-105	BONUS	.00	.00	1,000.00	1,000.00 .0
40-460-110	GROSS WAGES-MARINA PT/SEASONAL	.00	.00	141,325.00	141,325.00 .0
40-460-119	ACCRUED LEAVE EXPENSE	.00	.00	.00	.00 .0
40-460-130	GLC MEMBERSHIP BENEFIT	.00	.00	.00	.00 .0
40-460-131	LONGEVITY	.00	.00	.00	.00 .0
40-460-132	ICMA TOWN PAID BENEFIT	.00	.00	5,244.00	5,244.00 .0
40-460-133	HEALTH/DENTAL - EMPLOYEE	1,113.80	5,569.00	15,000.00	9,431.00 37.1
40-460-135	DEP HEALTH/DENTAL	.00	.00	.00	.00 .0
40-460-136	MEDICAL BENEFIT ALLOWANCE	138.00	468.00	1,449.00	981.00 32.3
40-460-141	UNEMPLOYMENT INSURANCE	23.11	87.33	621.00	533.67 14.1
40-460-142	WORKERS' COMPENSATION	.00	4,429.44	11,035.00	6,605.56 40.1
40-460-143	SOCIAL SECURITY MATCH	444.17	1,194.37	13,151.00	11,956.63 9.1
40-460-144	MEDICARE MATCH	103.88	279.34	3,076.00	2,796.66 9.1
40-460-211	GENERAL OFFICE SUPPLIES	.00	92.89	893.00	800.11 10.4
40-460-214	SMALL EQUIP/COMP HRDWARE	.00	.00	510.00	510.00 .0
40-460-222	SHOP SUPPLIES	.00	.00	2,550.00	2,550.00 .0
40-460-223	BOAT SUPPLIES	.00	.00	2,550.00	2,550.00 .0
40-460-227	TOOLS	132.48	132.48	510.00	377.52 26.0
40-460-231	FUEL	.00	.00	10,200.00	10,200.00 .0
40-460-232	VEHICLE MAINTENANCE	.00	.00	612.00	612.00 .0
40-460-233	EQUIPMENT (BOAT) MAINTENANCE	30.27	30.27	15,300.00	15,269.73 .2
40-460-237	BUILDING/FACILITY MAINTENANCE	308.49	5,446.10	1,224.00	(4,222.10) 444.9
40-460-301	CONTRIBUTIONS	.00	.00	.00	.00 .0
40-460-312	COMPUTER SERVICES	177.00	1,057.50	1,530.00	472.50 69.1
40-460-314	ADS AND LEGAL NOTICES	.00	13.38	2,040.00	2,026.62 .7
40-460-316	DUES/MEMBERSHIPS	.00	.00	281.00	281.00 .0
40-460-317	UNIFORMS	.00	.00	2,550.00	2,550.00 .0
40-460-318	MISCELLANEOUS SERVICES	.00	.00	306.00	306.00 .0
40-460-320	MARKETING	.00	.00	1,020.00	1,020.00 .0
40-460-330	BANK/CREDIT CARD FEES	.00	.00	13,260.00	13,260.00 .0
40-460-341	ELECTRIC UTILITY	42.70	190.82	510.00	319.18 37.4
40-460-342	SEWER UTILITY	.00	234.00	408.00	174.00 57.4
40-460-343	WATER UTILITY	.00	294.00	510.00	216.00 57.7
40-460-344	TELEPHONE/INTERNET UTILITY	.00	295.82	1,428.00	1,132.18 20.7
40-460-350	BOAT REGISTRATION	.00	.00	893.00	893.00 .0
40-460-351	LICENSES	70.25	833.25	102.00	(731.25) 816.9
40-460-355	PURCHASED PROFESSIONAL SERV.	242.00	320.00	1,020.00	700.00 31.4
40-460-360	SALES TAX	.00	.00	25,300.00	25,300.00 .0
40-460-370	TRAINING/TRAVEL	.00	.00	612.00	612.00 .0
40-460-510	LEGAL	.00	.00	.00	.00 .0
40-460-512	AUDIT	1,400.00	1,400.00	1,326.00	(74.00) 105.6
40-460-513	PROPERTY/CASUALTY INSURANCE	.00	1,590.72	2,040.00	449.28 78.0
40-460-514	POSITION BONDS	.00	20.00	300.00	280.00 6.7
40-460-515	ENGINEERING/SURVEY	.00	.00	40,000.00	40,000.00 .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	.00	18,270.00	33,500.00	15,230.00 54.5
40-460-870	CONTINGENCY	.00	(741.16)	5,100.00	5,841.16 (14.5)
TOTAL MARINA OPERATIONS		12,994.36	68,792.44	425,161.00	356,368.56 16.2

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

<i>Section 8, Item B.</i>

MARINA FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>MARINA CAPITAL</u>					
40-960-610 CAPITAL EQUIPMENT	.00	.00	130,000.00	130,000.00	.0
40-960-750 CAPITAL CONTRIBS (INTERFUND)	.00	.00	.00	.00	.0
40-960-995 FACILITIES IMPROVEMENTS	.00	.00	150,000.00	150,000.00	.0
40-960-999 CONTRA CAPITAL OUTLAY	.00	.00	.00	.00	.0
TOTAL MARINA CAPITAL	.00	.00	280,000.00	280,000.00	.0
TOTAL FUND EXPENDITURES	12,994.36	68,792.44	705,161.00	636,368.56	9.8
NET REVENUE OVER EXPENDITURES	(5,384.41)	(60,008.29)	(232,961.00)	(172,952.71)	(25.8)

TOWN OF GRAND LAKE
 BALANCE SHEET
 MAY 31, 2022

Section 8, Item B.

PAY-AS-YOU-THROW FUND

<u>ASSETS</u>			
50-100000	CASH IN COMBINED CASH FUND	162,424.90	
50-116000	PETTY CASH	50.00	
50-117000	ACCOUNTS RECEIVABLE	.00	
50-127000	ASSET - BAG INVENTORY	4,333.66	
50-143100	PREPAID EXPENSES	.00	
	TOTAL ASSETS		166,808.56
<u>LIABILITIES AND EQUITY</u>			
<u>LIABILITIES</u>			
50-200000	ACCOUNTS PAYABLE GENERAL	419.80	
50-223100	PREPAID ACCOUNTS	.00	
50-231000	DUE TO G.F. FROM PAYT	.00	
	TOTAL LIABILITIES		419.80
<u>FUND EQUITY</u>			
50-275000	UNAPPROP. RETAINED EARNINGS	160,234.06	
	UNAPPROPRIATED FUND BALANCE:		
	REVENUE OVER EXPENDITURES - YTD	6,154.70	
	BALANCE - CURRENT DATE	6,154.70	
	TOTAL FUND EQUITY		166,388.76
	TOTAL LIABILITIES AND EQUITY		166,808.56

TOWN OF GRAND LAKE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 5 MONTHS ENDING MAY 31, 2022

Section 8, Item B.

PAY-AS-YOU-THROW FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>PAYT REVENUES</u>					
50-344-110 BAGS: DIRECT SALES (T)	128.00	1,074.00	4,150.00	3,076.00	25.9
50-344-115 BAGS: VENDOR PURCHASE (NT)	3,000.00	18,400.00	74,700.00	56,300.00	24.6
50-344-140 INTEREST REVENUE	.00	.00	200.00	200.00	.0
TOTAL PAYT REVENUES	3,128.00	19,474.00	79,050.00	59,576.00	24.6
TOTAL FUND REVENUE	3,128.00	19,474.00	79,050.00	59,576.00	24.6

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

<i>Section 8, Item B.</i>

PAY-AS-YOU-THROW FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>PAYT OPERATIONS</u>					
50-470-200 BAGS FOR RESALE	.00	2,300.00	.00	(2,300.00)	.0
50-470-250 COGS - BAGS	.00	.00	6,000.00	6,000.00	.0
50-470-300 DUMPSTER SERVICE	1,726.46	10,033.04	30,000.00	19,966.96	33.4
50-470-301 RECYCLING CONTRIBUTION	.00	500.00	1,500.00	1,000.00	33.3
50-470-305 RECYCLING PROGRAM	.00	.00	5,000.00	5,000.00	.0
50-470-310 SITE LEASE	.00	.00	.00	.00	.0
50-470-312 COMPUTER SERVICES	.00	.00	450.00	450.00	.0
50-470-315 SITE MAINTENANCE	.00	66.26	20,000.00	19,933.74	.3
50-470-320 BUSINESS LICENSE	.00	.00	.00	.00	.0
50-470-350 SALES TAX	.00	.00	700.00	700.00	.0
50-470-512 AUDIT	420.00	420.00	390.00	(30.00)	107.7
50-470-870 CONTINGENCY	.00	.00	.00	.00	.0
TOTAL PAYT OPERATIONS	2,146.46	13,319.30	64,040.00	50,720.70	20.8
TOTAL FUND EXPENDITURES	2,146.46	13,319.30	64,040.00	50,720.70	20.8
NET REVENUE OVER EXPENDITURES	981.54	6,154.70	15,010.00	8,855.30	41.0

TOWN OF GRAND LAKE
 BALANCE SHEET
 MAY 31, 2022

Section 8, Item B.

CAPITAL IMPROVEMENT FUND

<u>ASSETS</u>			
90-100000	CASH IN COMBINED CASH FUND	(409,554.35)	
90-109100	COLOTRUST	714,601.32	
90-117000	ACCOUNTS RECEIVABLE	60,425.02	
		<u> </u>	
	TOTAL ASSETS		<u><u>365,471.99</u></u>
<u>LIABILITIES AND EQUITY</u>			
<u>LIABILITIES</u>			
90-200000	ACCOUNTS PAYABLE GENERAL	274,950.58	
		<u> </u>	
	TOTAL LIABILITIES		274,950.58
<u>FUND EQUITY</u>			
90-270000	SURPLUS FUND	280,500.00	
90-275000	RETAINED EARNINGS - PRIOR	68,530.39	
	UNAPPROPRIATED FUND BALANCE: REVENUE OVER EXPENDITURES - YTD	(258,508.98)	
		<u> </u>	
	BALANCE - CURRENT DATE	(258,508.98)	
		<u> </u>	
	TOTAL FUND EQUITY		<u>90,521.41</u>
	TOTAL LIABILITIES AND EQUITY		<u><u>365,471.99</u></u>

TOWN OF GRAND LAKE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

<i>Section 8, Item B.</i>

CAPITAL IMPROVEMENT FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	%
<u>CIF REVENUES</u>					
90-344-110 1% SALES & USE TAX	37,985.14	96,552.04	615,252.00	518,699.96	15.7
90-344-140 INTEREST REVENUES	612.30	1,121.19	2,000.00	878.81	56.1
90-344-160 MISC REVENUE	.00	.00	.00	.00	.0
90-344-300 EV REVENUE	.00	10,000.00	.00	(10,000.00)	.0
90-344-310 COLORADO TREE CO REVENUE	.00	.00	1,500.00	1,500.00	.0
90-344-330 REVITALIZING MAIN STREET REV	.00	.00	100,000.00	100,000.00	.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	38,597.44	107,673.23	718,752.00	611,078.77	15.0
<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	38,597.44	107,673.23	718,752.00	611,078.77	15.0

TOWN OF GRAND LAKE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 5 MONTHS ENDING MAY 31, 2022

Section 8, Item B.

CAPITAL IMPROVEMENT FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	%
<u>CAP IMP FUND OPERATIONS</u>					
90-431-870 CONTINGENCY	.00	.00	.00	.00	.0
90-431-999 TABOR REQ'D EMERGENCY RESERVE	.00	.00	.00	.00	.0
TOTAL CAP IMP FUND OPERATIONS	.00	.00	.00	.00	.0
<u>CIF EXPENSES</u>					
90-444-300 EV EXPENSES	.00	97,630.01	.00	(97,630.01)	.0
90-444-310 COLORADO TREE COALITION EXPENS	.00	.00	1,500.00	1,500.00	.0
90-444-330 REVITALIZING MAIN STREET EXP	.00	100,170.95	110,000.00	9,829.05	91.1
TOTAL CIF EXPENSES	.00	197,800.96	111,500.00	(86,300.96)	177.4
<u>CAP IMP FUND DEBT SERVICE</u>					
90-831-471 SALES TAX BONDS - PRINCIPAL	.00	.00	115,000.00	115,000.00	.0
90-831-472 SALES TAX BONDS - INTEREST	80,250.00	80,250.00	163,950.00	83,700.00	49.0
TOTAL CAP IMP FUND DEBT SERVICE	80,250.00	80,250.00	278,950.00	198,700.00	28.8
<u>CAP IMP FUND CAPITAL</u>					
90-931-910 STREETScape	.00	88,131.25	165,000.00	76,868.75	53.4
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	88,131.25	165,000.00	76,868.75	53.4
TOTAL FUND EXPENDITURES	80,250.00	366,182.21	555,450.00	189,267.79	65.9
NET REVENUE OVER EXPENDITURES	(41,652.56)	(258,508.98)	163,302.00	421,810.98	(158.3)

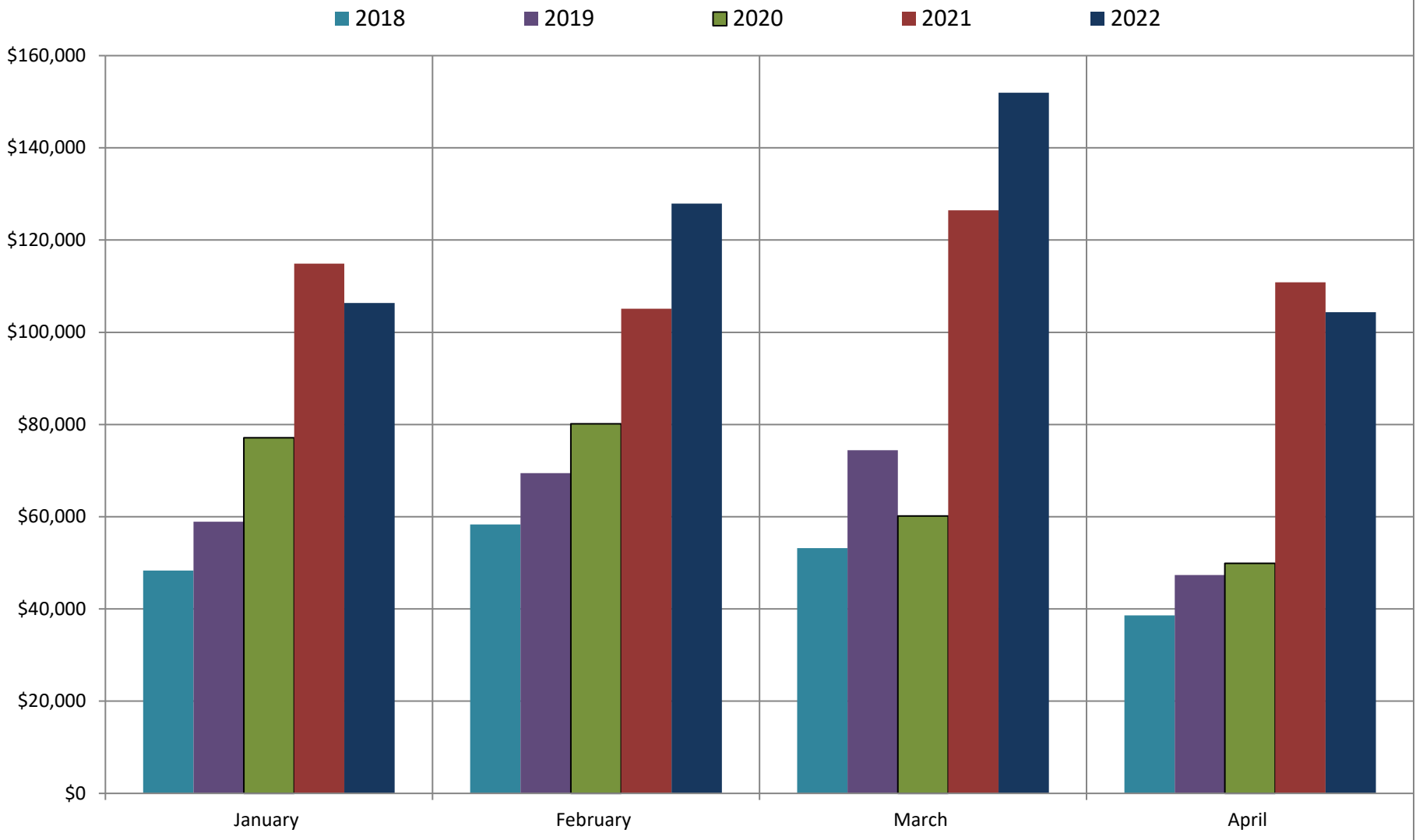
**4% SALES TAX CASH FLOW REPORT:
TOWN OF GRAND LAKE
FISCAL YEAR 2022**

Sales Month	2022	2021	Fiscal Year 2020	2019	2018
January	\$106,350	\$114,888	\$77,149	\$58,933	\$48,333
February	\$127,918	\$105,125	\$80,166	\$69,478	\$58,344
March	\$151,941	\$126,469	\$60,184	\$74,443	\$53,192
April	\$104,344	\$110,867	\$49,912	\$47,378	\$38,591
May		\$164,901	\$104,689	\$92,138	\$84,862
June		\$377,346	\$277,913	\$240,589	\$230,804
July		\$442,768	\$346,264	\$304,721	\$267,371
August		\$370,626	\$335,005	\$254,709	\$214,246
September		\$304,337	\$318,513	\$322,285	\$263,514
October		\$164,428	\$118,313	\$110,559	\$68,969
November		\$109,224	\$85,868	\$65,583	\$44,932
December		\$132,476	\$125,334	\$95,751	\$80,654

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
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%	26.09%	\$ 51,771.84	\$1,398,967
2018	\$198,460	15.62%	372.11%	\$ 156,423.47	\$1,270,354

4% SALES TAX CASH FLOW 2022 YTD through April



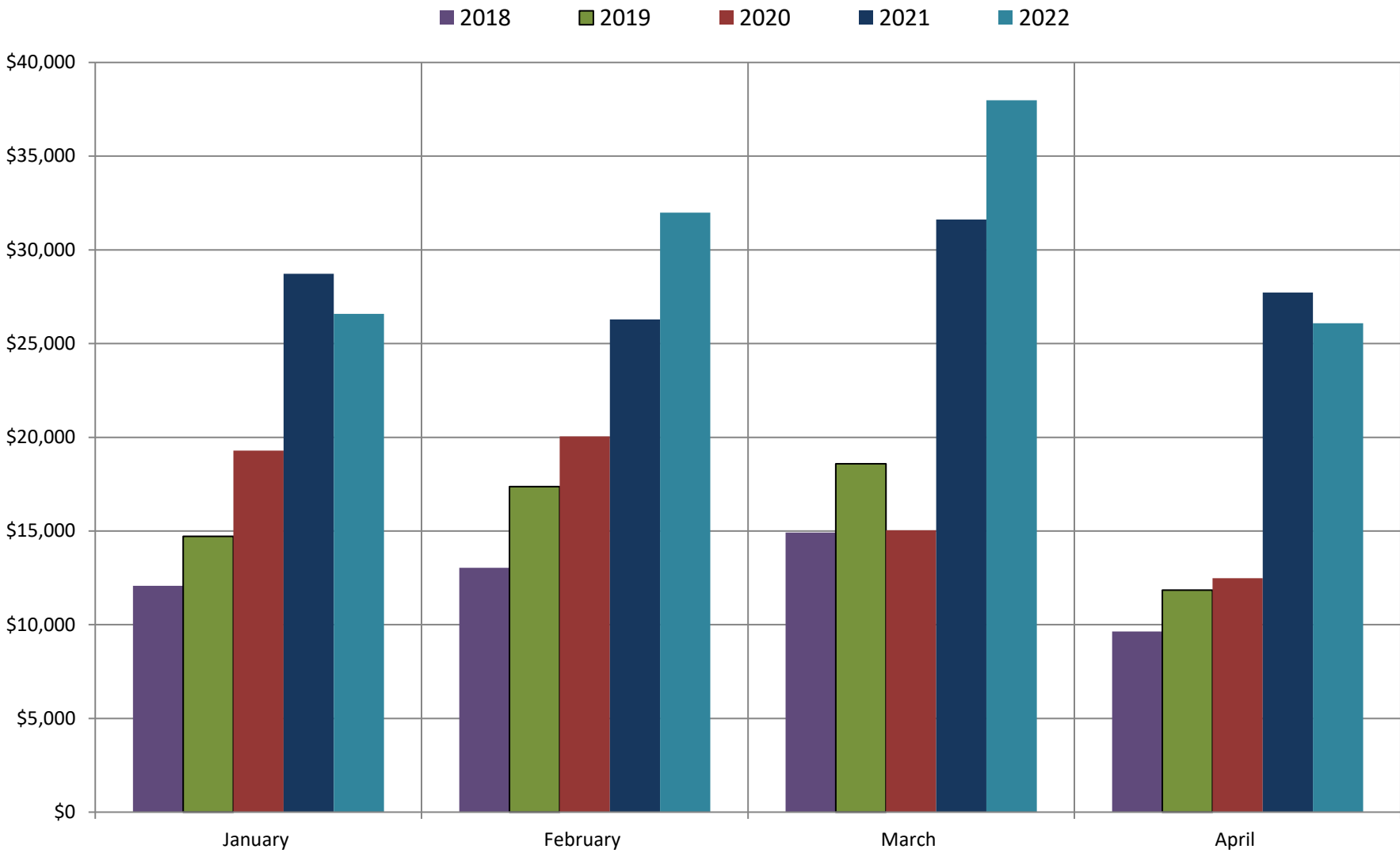
**1% SALES TAX CASH FLOW REPORT:
TOWN OF GRAND LAKE
FISCAL YEAR 2022**

Sales Month	FISCAL YEAR				
	2022	2021	2020	2019	2018
January	\$26,587	\$28,722	\$19,287	\$14,712	\$12,082
February	\$31,979	\$26,281	\$20,042	\$17,367	\$13,041
March	\$37,985	\$31,617	\$15,046	\$18,583	\$14,915
April	\$26,086	\$27,717	\$12,478	\$11,844	\$9,638
May		\$41,225	\$26,172	\$23,035	\$21,219
June		\$94,336	\$69,478	\$60,147	\$57,697
July		\$110,692	\$86,566	\$76,180	\$66,841
August		\$92,656	\$83,751	\$63,677	\$53,530
September		\$76,084	\$79,628	\$80,571	\$65,870
October		\$41,107	\$29,578	\$27,640	\$17,200
November		\$27,306	\$21,467	\$16,396	\$11,248
December		\$33,119	\$31,333	\$23,938	\$19,978

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
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%	25.83%	\$ 12,829	\$355,882.00
2018	\$49,677	15.85%	392.56%	\$ 39,591	\$313,491.00

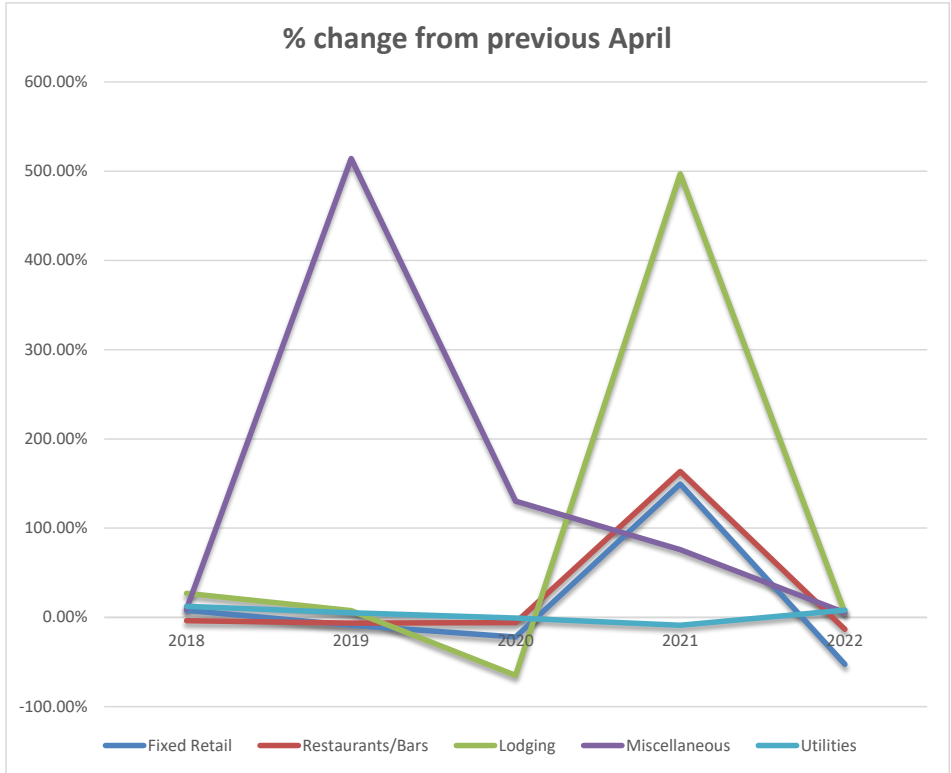
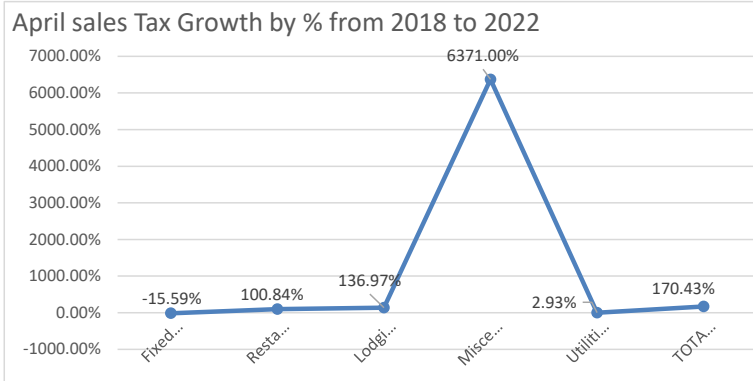
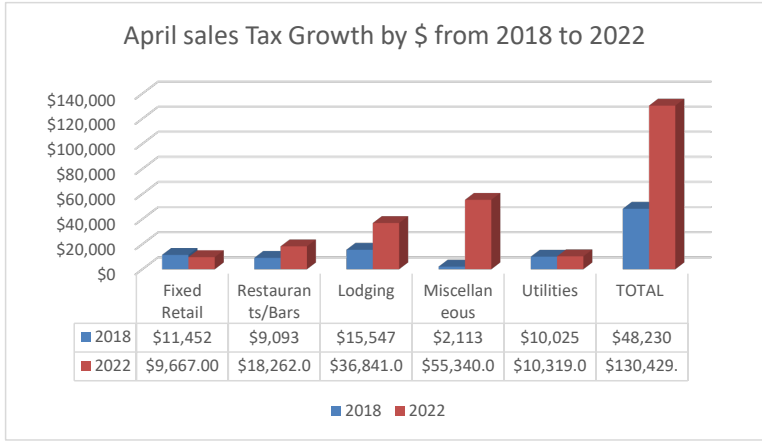
1% SALES TAX CASH FLOW 2022 YTD through April



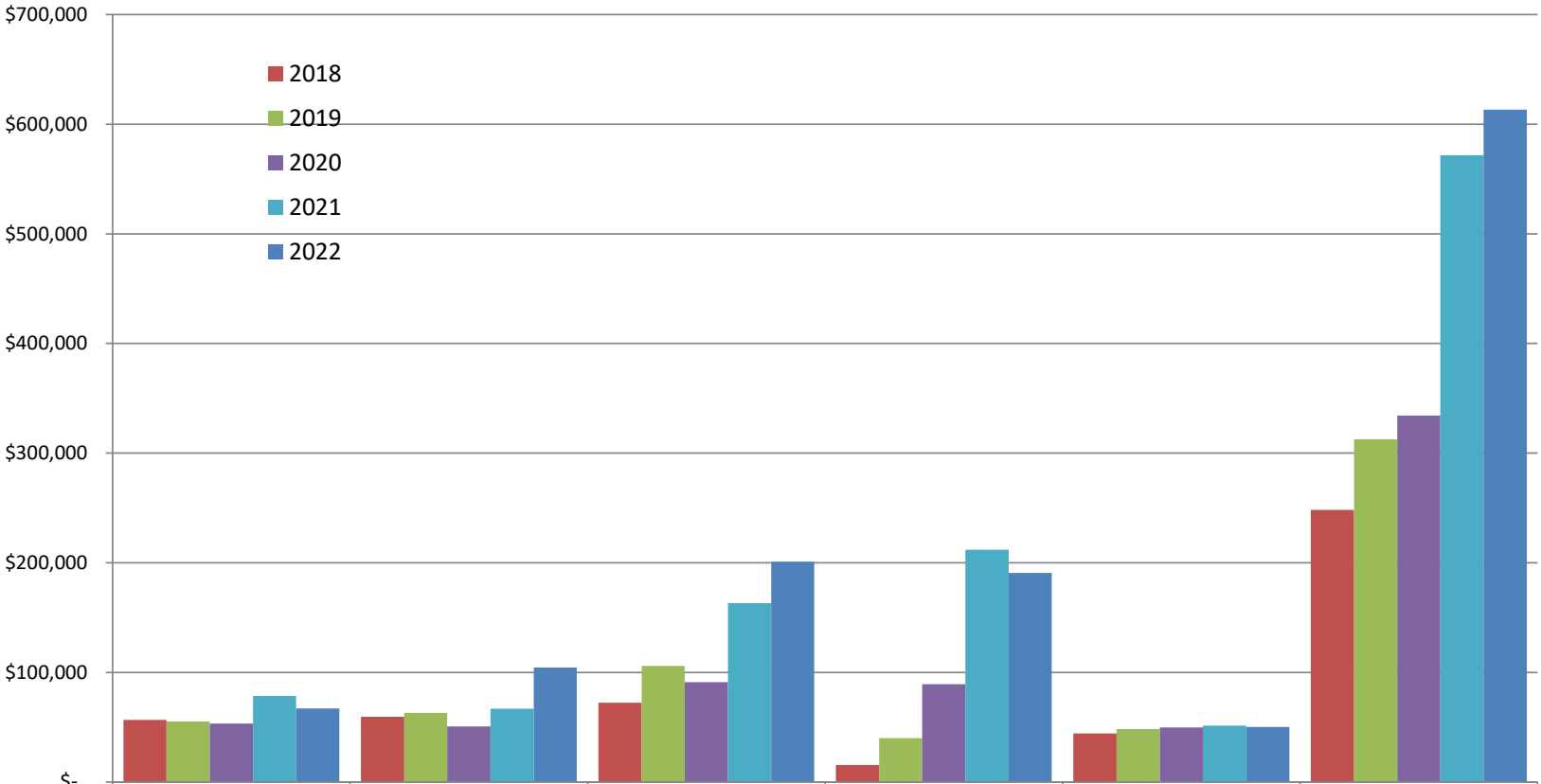
TOWN OF GRAND LAKE Sales Tax Collection by Industry for April 2018-2022



	Fixed Retail	Restaurants/Bars	Lodging	Miscellaneous	Utilities	Total Month
■ 2018	\$11,452	\$9,093	\$15,547	\$2,113	\$10,025	\$48,230
■ 2019	\$10,455	\$8,505	\$16,732	\$12,978	\$10,551	\$59,222
■ 2020	\$8,169	\$7,997	\$5,868	\$29,884	\$10,472	\$62,391
■ 2021	\$20,381	\$21,072	\$35,036	\$52,545	\$9,550	\$138,584
■ 2022	\$9,667	\$18,262	\$36,841	\$55,340	\$10,319	\$130,430



TOWN OF GRAND LAKE Sales Tax Collection by Industry for Year to Date 2018-2022 January through April YTD



	Fixed Retail	Restaurants/Bars	Lodging	Miscellaneous	Utilities	Total Year To Date
2018	\$56,595	\$59,455	\$72,326	\$15,446	\$44,321	\$248,143
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	\$78,425	\$66,777	\$163,229	\$211,899	\$51,361	\$571,691
2022	\$67,160	\$104,436	\$200,838	\$190,628	\$50,149	\$613,209



To: Mayor Kudron and the Board of Trustees
From: John Crone, Town Manager
Re: Setting of Certain Fees for the Peaks and Pines Quilt Show
Date: June 27, 2022

Background

The Peaks and Pines Quilt Show has submitted an application to use the Grand Lake Center on July 8, 9, and 10, 2022. This event is put on as a service to the Town.

The standard fee structure as adopted by the Board of Trustees set rates of \$400.00 for a full day rental and \$200.00 a day for non-profits. Peaks and Pines Council is a non-profit. Under the current rate structure, the fee for this use would be \$600.00. Peaks and Pines is asking for waiver of fees for the three-day rental.

Colorado state statute allows the Town to “aid and foster, by all lawful measures, associated charity organizations by appropriations and to grant the use of suitable rooms in the municipal buildings. No portion of any money so appropriated shall be given or loaned to any society, corporation, association, or institution that may be wholly or in part under sectarian or denominational control.” C.R.S. § 31-15-901(1)(c).

Motion

If the Board of Trustees desires to waive the fees the Peaks and Pines Quilt Show for use of the Grand Lake Center, it may do so by adopting the attached resolution with the following motion.

I move to adopt Resolution 19-2022, A RESOLUTION SETTING CERTAIN FEES FOR THE PEAKS AND PINES QUILT SHOW'S USE OF THE GRAND LAKE CENTER ON JULY 8, 9 and 10, 2022.

If the Board does not wish to grant the reduced fee, no action is necessary, and the Peaks and Pines Quilt Show will be required to pay the standard rate as listed in the previously adopted fee structure.

**TOWN OF GRAND LAKE
BOARD OF TRUSTEES
RESOLUTION NO. 19-2022**

**A RESOLUTION SETTING CERTAIN FEES FOR THE PEAKS AND PINES QUILT
SHOW'S USE OF THE GRAND LAKE CENTER ON JULY 8, 9, and 10, 2022**

WHEREAS, Peaks and Pines Quilt Show has scheduled a multi-day show at the Grand Lake Center on July 8, 9, and 10, 2022; and,

WHEREAS, the rental fee for the use of the Grand Lake Center for these days is set at \$600.00 for non-profit organizations; and,

WHEREAS, the Board of Trustees has the authority pursuant to Colorado State Statute § 31-15-901(1)(c) and Section 2-3-2 of the Municipal Code to adopt a resolution waiving Town fees; and,

WHEREAS, upon consideration of staff comments and discussion amongst the Board members themselves, the Board concluded that waiving rental fees is in the best interests of the Town and its citizens;

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

THAT, the Board hereby waives rental fees at the Grand Lake Center for the Peaks and Pines Quilt Show on July 8, 9, and 10, 2022.

DULY MOVED, SECONDED, AND ADOPTED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE THIS 27th DAY OF JUNE 2022.

(SEAL)

Votes Approving:
Votes Opposing:
Votes Abstaining:
Absent:

ATTEST:

Katie Hearsom, Town Clerk Pro-Tem

Stephan Kudron, Town Mayor



STAFF MEMORANDUM

DATE: June 27th, 2022
 TO: Mayor Kudron and Board of Trustees
 FROM: Kimberly White, Planning Department
 SUBJECT: Rocky Mountain Repertory Theatre – Off Broadway Housing Concurrent Review of the Preliminary/ Final Development of Town of Grand Lake, Lots 9,10 & 11 Block 19 (450 Broadway Street)

SUMMARY OF

REQUEST: The Site Plan proposes to:

- Demolish and replace eight of the nine existing cabins.
- Develop two new 2-story residential apartment buildings.
- One existing home is to remain (Judy’s House).
- Consolidate lots 9, 10, 11 Block 19, Town of Grand Lake

The new residential buildings proposed are modular buildings (Heritage Homes). Each of the new proposed buildings will have three two story residential units, for a total of six units between the two buildings. Each unit will have four bedrooms for a total of (24) bedrooms in six apartment units. Each apartment contains a kitchen, bathroom, and storage). A centrally located covered gazebo is proposed.

Exceptions requested by applicant:

- Buildings separation from 20’ to 10’ per 2015 IBC
- Commercial units not in the first 50’ of the property
- 3.2 parking space reduction
- Affordable housing requirement waived

Background:

At the April 6th Planning Commission meeting, the commission discussed the Land Use Development sketch proposal for the subject property. No formal motion was made, nor was required. Staff received specific direction on the following items:

- 1) PROCESS – At the April 6th, Planning Commission meeting, the planning commission agreed to the applicants request to hear the Preliminary, Final development plan and subdivision plat concurrently (lot consolidation). This is allowed per MC 12-9-2 (A).
- 2) VARIANCES - At the April 6th Planning Commission meeting, the planning commission verbalized support of the exceptions to the Town’s development standards proposed with the sketch plan submittal listed below:
 - a. The Property is zoned Commercial Transitional (CT). No commercial space is provided and has not been provided in the past at this location for the same use.
 - b. Spacing required between buildings is listed in MC 12- at 20’, but the applicant followed International Building Code requirement of 10’. The applicant obtained approval from the fire department for the 10’ separation (attachment).



- 3) AFFORDABLE HOUSING – At the April 6th Planning Commission meeting, a discussion of the existing affordable housing agreement with the Town and the applicant provided direction on the mitigation of affordable housing needs and terms for an agreement with the Town related to Town Code 12-10-3.

At the June 15th, 2022 Planning Commission properly noticed Public Hearing, the Commissioners voted 4:0 in favor of recommending the Preliminary/ Final Development combined application to the Board of Trustees with the following conditions:

- The Owner files and records the final approved Lot Consolidation Plat with the Clerk and Recorder’s office of Grand County, Colorado.
- Buildings separation from 20’ to 10’ per 2015 IBC
- Commercial units not required in the first 50’ of the property
- A reduction of the required number of parking spaces by 3.2 spaces
- A waiver of the affordable housing requirements

Staff Received all Required Submittals for Preliminary and Final Development Application:

- One (1) copy of title work.
- Summary Statement of Proposal
 - Total acres and square feet to be developed.
 - Total number of proposed dwelling units.
 - Total number of square feet of non-residential floor space.
 - Total number of off-street parking spaces, including those associated with single family residential use.
 - Estimated construction cost
- Drainage engineering plan
- Snow storage plan
- Grading plan
- Landscape Plan, including dark-sky compliant lighting plan
- Utility design and installation plans/existing conditions
- Full set of Plans and design documentation
- Conversion report, not applicable
- Affordable housing Statement
- Draft Improvement Agreement
- Solar Orientation statement
- Open Space and Land Dedication statement

Letters were sent to the referral agencies (*attached responses*).

Analysis:

- The applicant has submitted all the required documentation listed above.
- The applicant has addressed the referral agency observations or concerns.
- In reference to the consolidation of the three lots, the applicant has an existing lot agreement that was recorded prior to the Town having a process for lot consolidations. However, now that the Town has a procedure for lot consolidation (M.C. 12-6-8(B)), the lots must be consolidated via a recorded plat. The commission has the option of honoring this agreement by allowing the



applicant to record the consolidated plat at the end of the project with the new final development plat.

- The proposed density and coverage of buildings will increase by about 4055sf
- The number of beds are shown as staying the same on the plan.
- Parking spaces required are 20.2 (rounded to 21) spaces, which include loading/unloading, guest, and ADA. The applicant is providing 17, but is requesting an exception to parking standards. The applicant states that, historically, vehicles are not the primary form of transportation for the residents of this property.
- Trash screening wall required and shown.
- Snow storage requirement of 1857sf is exceeded at 2273sf
- Solar orientation has been taken into consideration with awnings and orientation of buildings.
- The applicant has requested that the affordable housing agreement be renewed that is still in place from the previous development agreement at this location and based on their non-profit status.
- Drainage calculation included and do not cause additional burden on adjacent properties.
- The design scheme fits in the Town of Grand Lakes design requirements for materials and the buildings are within the correct setbacks locations and height restrictions.
- Neither a bond for improvements for public improvements, nor an Improvements Agreement have been discussed at the planning commission.

Board of Trustees Procedure:

12-9-2(E)(5)(a) Board of Trustees Review:

- 1. All Dedications, Reservations, or agreements concerning parks, school sites, and access roads are subject to Grand Lake Board of Trustees approval. Where such action involves another public agency, a letter of clearance from that agency shall accompany the Final Development Application.*
- 2. A signed warranty deed conveying seven percent (7%) of such land designated for public use or, at the discretion of the Board of Trustees, a certified check for an amount as may have been agreed to at the time the Preliminary Development Application was approved. The deed shall be accompanied by a title insurance policy or other evidence that the land is free and clear of all taxes, liens or other encumbrances.*
- 3. In the case of a Development an official signed deed dedicating or reserving certain tracts or the development rights to such tracts for local use as may have been agreed to at the time the Preliminary Development Application was approved. The deed shall be accompanied by a title insurance policy or other evidence that the land is free and clear of all taxes, liens or other encumbrances.*
- 4. A bond acceptable to the Town of Grand Lake, or in the alternative, a certified or suitable check equal to the total estimated construction cost of all required development improvements for the area included in the Final Development Application and all off-site improvements designated as an integral part of the improvements related to the Final Development Application shall accompany the Final Development application. Such improvements shall include but not necessarily be limited to streets, roads, paving, curb and gutter, sidewalks, storm sewers, sanitary sewers including collectors and outfall lines, water distribution and transmission lines, fire hydrants, street lights, street signs, traffic control devices, survey monuments, culverts, bridges and landscaping features.*



5. An executed copy of the Improvements Agreement and a signed agreement for inspection costs if required by the Town.

Board of Trustees Discussion:

The Planning Commission recommended approval of the combined preliminary and final application with the following exceptions:

1. The Owner files and records the final approved Lot Consolidation Plat with the Clerk and Recorder’s office of Grand County, Colorado
2. Buildings separation from 20’ to 10’ per 2015 IBC
2. Commercial units not required in the first 50’ of the property
3. A reduction of the required number of parking spaces by 3.2 spaces
4. A waiver of the affordable housing requirements

(5)(b)

1. *If the Board of Trustees determines that the Final Development Application submission complies with the applicable requirements of these regulations, the Board of Trustees shall authorize the Mayor to endorse the Board of Trustees’ Certification Block on the Plat.*

2. *If the Final Development Plan is approved subject to conditions, the formal acceptance and recording of such approval shall not be made until the applicant has obtained the signature of the Mayor of the Town on the Plat or Plan face. All conditions must be satisfied before any Town signatures are affixed thereto.*

Proposed Motions:

I move to approve Resolution xx-2022 as written.

OR

I move to approve Resolution xx-2022, with the following conditions:

OR

I move to deny Resolution xx- 2022.



Munn Architecture, LLC
315 East Agate Ave.
Granby, CO 80446
(970) 887-9366

Project Impact Statement

Project: Rocky Mountain Repertory Theatre – Off-Broadway Housing

General Info:

The Rocky Mountain Repertory Theatre currently houses their seasonal staff in existing cabins located on a 0.516-acre site at 450 Broadway Street in Grand Lake. The Repertory Theatre would like to demolish and replace eight of the nine existing cabins with two new 2-story buildings. Each of the new proposed buildings will have three units, for a total of six units between the two buildings. Each unit will have four bedrooms for a total of (24) bedrooms between the six units.

Use and Character of the Project:

The new proposed buildings will maintain the existing use, and every attempt has been made to make the buildings fit the architectural vernacular of the Town of Grand Lake as to not affect the character of the development. The proposed design includes building elements like covered boardwalks, complex rooflines, and overall massing in keeping with buildings and building elements seen throughout the Town. Additionally, material and color choices meet Three Lakes design criteria.

Overall Coverage of the Structures:

The existing buildings on the site have a combined total area of 7,385 square feet. One of the nine existing cabins on the site (Judy’s House) is to remain and has a total area of 3,152 square feet spread across three levels. The total combined area of existing buildings to be demolished is 4,233 square feet. The new proposed 2-story buildings have a combined total area of 8,288 square feet.

Intensity and Density of Use:

The existing cabins – excluding Judy’s House, which is to remain – can accommodate (19) people. Judy’s House has (6) bedrooms, each of which has two beds, for a total of (12) people. Between the existing cabins to be demolished and Judy’s House, the existing buildings can accommodate a total of (31) people.

The new proposed buildings can house a total of (24) people, which is a net gain of five people over the existing cabins to be demolished. Upon completion of the new buildings, five existing beds in Judy’s House will be moved to the new residences, leaving only (7) beds in Judy’s House. With these (7) beds plus the (24) new proposed beds, the reconfigured campus can accommodate (31) people total.

Traffic Circulation and Public Utilities/Drainage:

The total number of required off-street parking spaces is (21) spaces. The new proposed design includes the addition of (2) handicap accessible spaces and (15) standard parking spaces on the site. A variance is to be requested for the (4) additional required parking off-street parking spaces that aren't being provided.

As many trees in the Town Right-of-Way as possible are to be preserved and there will be no downstream impact to neighboring properties. The total disturbance area for the project is one half-acre, with the proposed design improving the existing conditions. The site has been graded to follow historic drainage patterns, with no additional burden on any of the adjacent properties. No storm sewer infrastructure is available in the area, which limits drainage design options. Following historic drainage patterns with no increase in runoff is the best option. Runoff on the northerly portion of the site will continue to travel west to the roadside ditch along the easterly right-of-way of Broadway. Drainage on the southerly portion of the site will drain to a small, proposed infiltration area south of Building B and north of Lake Avenue to reduce runoff from crossing the public street as it does in the current condition. In the event of a significant event and the capacity of the infiltration area is exceeded, runoff will sheet flow across Lake Ave and follow its historic drainage pattern to the south. There is no additional burden on the property on the south side of Lake Avenue.

Utility service sizes and locations have yet to be finalized.

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APPLICABLE CODES AND STANDARDS

JURISDICTION: THE TOWN OF GRAND LAKE
GRAND COUNTY BUILDING DEPARTMENT
THREE LAKES WATER AND SANITATION DISTRICT
GRAND LAKE FIRE PROTECTION DISTRICT
COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENT

APPLICABLE CODES: 2015 IBC - INTERNATIONAL BUILDING CODE
2015 IECC - INTERNATIONAL ENERGY CONSERVATION CODE
2015 IFCC - INTERNATIONAL FIRE CODE
2015 IFGC - INTERNATIONAL FUEL GAS CODE
2015 IMC - INTERNATIONAL MECHANICAL CODE
2015 IPC - INTERNATIONAL PLUMBING CODE
2017 NEC - NATIONAL ELECTRIC CODE
THE TOWN OF GRAND LAKE MUNICIPAL CODE

ACCESSIBILITY STANDARDS: 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN
2017 ICC / ANS 117.1 - ACCESSIBLE AND USEABLE BUILDINGS AND FACILITIES

SITE INFO

MUNICIPALITY: TOWN OF GRAND LAKE, COUNTY OF GRAND, STATE OF COLORADO
TOWNSHIP: 3 NORTH
RANGE: 75 WEST OF THE SIXTH PRINCIPAL MERIDIAN
SECTION: A PART OF THE NORTHWEST QUARTER OF SECTION 5
BLOCK: 19
LOT NUMBERS: 9, 10 & 11

SITE DATA

MAX. BUILDING HEIGHT: 29' 2 1/2"

OPEN SPACE/LANDSCAPING: OPEN SPACE REQUIREMENTS WILL BE GOVERNED BY THE SETBACK REQUIREMENTS PER TOWN OF GRAND LAKE MUNICIPAL CODE 13-2-7 (08). ALL REQUIRED SETBACKS HAVE BEEN INCORPORATED IN TO THE PROJECT DESIGN AND ARE SHOWN ON PLAN DOCUMENTS.

SITE LIGHTING: LIGHTING SHALL BE CONSISTENT WITH THE DARK SKY CONCEPT THROUGH THE UTILIZATION OF APPROVED NIGHTSCAPING FIXTURES, WHICH PREVENT ADVERSE EFFECTS OF ARTIFICIAL NIGHT LIGHTING. LIGHTING SHALL BE DOWN-CAST TO THE FULLEST EXTENT POSSIBLE. ACCENT ORNAMENTAL LIGHTING SHALL BE PERMITTED AND IS HIGHLY RECOMMENDED. SEASONAL ORNAMENTAL LIGHTING SHALL BE PERMITTED BUT SHALL BE KEPT IN PROPERLY WORKING ORDER. OTHER EXTERIOR ORNAMENTAL LIGHTING SHALL BE REVIEWED ON A CASE-BY-CASE BASIS.

PARKING: REQUIRED # OF OFF-STREET PARKING SPACES PER UNIT:
NEW CONSTRUCTION:
(8) UNITS x (2.5) SPACES = (15) SPACES
EXISTING ADU TO REMAIN: (2.5) SPACES

ADDITIONAL REQUIREMENTS: GUEST PARKING: (1) SPACES
LOADING/UNLOADING: (1.5) SPACES
ACCESSIBLE PARKING: (1) SPACE REQ'D, (2) TO BE PROVIDED.

TOTAL OFF-STREET PARKING SPACES: (20.2) SPACES ROUNDED UP TO (21) TOTAL REQ'D OFF-STREET PARKING SPACES
(17) TOTAL OFF-STREET PARKING SPACES PROVIDED
*VARIANCE TO BE REQUESTED

REFUSE/TRASH ENCLOSURE: NO TRASH ENCLOSURE/RECEPTACLE REQUIREMENT IS LISTED UNDER TOWN OF GRAND LAKE MUNICIPAL CODE SECTION 12-2-17. REGULATIONS FOR COMMERCIAL TRANSITIONAL DISTRICT (CT). A SCREENING WALL WILL BE PROVIDED TO MINIMIZE VISUAL IMPACT OF TRASH RECEPTACLES ON THE PUBLIC R.O.W.

SNOW STORAGE: REQUIRED SNOW STORAGE IS CALCULATED AT 33% OF THE TOTAL PARKING, PATHWAYS, AND DRIVING AREAS:
PARKING AREA: 2,399 sf
PATHWAYS (BOARDWALKS): 3,227 sf
DRIVING AREAS: N/A
TOTAL: 5,626 sf
5,626 sf x 23% = 1,287 sf REQ'D SNOW STORAGE AREA
***2,273 sf PROVIDED PER SITE PLAN**

SUMMARY STATEMENT

TOTAL ACREAGE: 0.516
TOTAL SQUARE FOOTAGE TO BE DEVELOPED: 8,289 sf
TOTAL SQUARE FEET OF NON-RESIDENTIAL FLOOR SPACE: 244 sf
ESTIMATED CONSTRUCTION COST: \$4.1M
PROPOSED METHOD OF FINANCING: THE PROPOSED PROJECT IS TO BE FINANCED BY PRIVATE DONATIONS.

DRAINAGE NARRATIVE

THE TOTAL DISTURBANCE AREA FOR THE PROJECT IS ONE-HALF ACRE, WITH THE PROPOSED DESIGN IMPROVING EXISTING CONDITIONS. THE SITE HAS BEEN GRADED TO FOLLOW HISTORIC DRAINAGE PATTERNS, WITH NO ADDITIONAL BURDEN ON ANY OF THE ADJACENT PROPERTIES. DUE TO THERE BEING NO STORM SEWER INFRASTRUCTURE IN THE AREA THE DESIGN TEAM IS LIMITED ON DRAINAGE OPTIONS AND IS FOLLOWING HISTORIC DRAINAGE PATTERNS WITH NO INCREASE IN RUNOFF. RUNOFF ON THE NORTHERLY PORTION OF THE SITE WILL CONTINUE TO TRAVEL WEST TO THE ROADSIDE DITCH ALONG THE EASTERLY RIGHT-OF-WAY OF BROADWAY. DRAINAGE ON THE SOUTHERLY PORTION OF THE SITE WILL DRAIN TO A SMALL PROPOSED INFILTRATION AREA SOUTH OF THE PROPOSED BUILDING B' AND NORTH OF LAKE AVENUE TO REDUCE RUNOFF FROM CROSSING THE PUBLIC STREET AS IT DOES IN THE CURRENT CONDITION. IN THE EVENT OF A SIGNIFICANT EVENT AND THE CAPACITY OF THE INFILTRATION AREA IS EXCEEDED, RUNOFF WILL SHEET FLOW ACROSS LAKE AVENUE AND FOLLOW ITS HISTORIC DRAINAGE PATTERN TO THE SOUTH. THERE IS NO ADDITIONAL BURDEN ON THE PROPERTY ON THE SOUTH SIDE OF LAKE AVENUE. DRAINAGE CALCULATIONS ARE SHOWN ON THE INCLUDED CIVIL ENGINEERING SHEETS.

AFFORDABLE HOUSING COMPLIANCY

THE OWNER REQUESTS THAT GRAND LAKE AFFORDABLE HOUSING REQUIREMENTS BE WAIVED BASED ON THEIR NOT-FOR-PROFIT STATUS. A FORMAL REQUEST AND ADDITIONAL INFO HAS BEEN PROVIDED TO THE TOWN PLANNING DEPARTMENT. THE TOWN OF GRAND LAKE BOARD OF TRUSTEES WILL DETERMINE IF THIS IS ACCEPTABLE PER TOWN MUNICIPAL CODE.

SOLAR ORIENTATION STATEMENT

THE DESIGN TEAM HAS MADE EVERY ATTEMPT TO WORK WITHIN THE LARGER CONSTRAINTS OF THE PROJECT TO ENSURE THAT THE PROPOSED BUILDINGS PERFORM WELL WITH REGARDS TO SOLAR HEAT GAIN. THE PRIMARY VOLUMES OF THE PROPOSED STRUCTURES ARE EAST/WEST ORIENTED. THE PROJECT SITE IS COMPARATIVELY FLAT WITH LIMITED VEGETATIVE COVER. THE DESIGN INCLUDES AWNINGS TO LIMIT SOUTHERN SUN EXPOSURE AS WELL AS PROJECT SITE USERS FROM RAIN, SNOW AND ICE.

EXISTING BUILDING ADJACENCY

PROPOSED BUILDING A' FOUNDATION TO BE APPROX. 10' 8" FROM EXTERIOR WALL OF EXISTING HOUSE TO REMAIN (JUDY'S HOUSE). THE PROPOSED DESIGN MEETS THE INTERNATIONAL BUILDING CODE REQUIREMENT FOR MINIMUM DISTANCE BETWEEN BUILDINGS (10' REQUIRED). THE TOWN OF GRAND LAKE MUNICIPAL CODE REQUIRES 20' BETWEEN BUILDINGS. THE TOWN OF GRAND LAKE FIRE MARSHAL HAS REVIEWED THE DESIGN AND PROVIDED A LETTER STATING THAT THE PROPOSED DISTANCE IS ACCEPTABLE AND THAT THE BUILDING A' BOARDWALK AWAYING ADJACENT TO JUDY'S HOUSE DOES NOT NEED TO BE SPHERULED. VARIANCE TO BE REQUESTED FOR THE DISTANCE BETWEEN BUILDING A' AND JUDY'S HOUSE.

COMMERCIAL REQUIREMENT PER ZONING

PROJECT SITE ZONED AS COMMERCIAL TRANSITIONAL (CT). PER TOWN MUNICIPAL CODE 50' OF FIRST FLOOR AREA MEASURED FROM THE FRONTAGE SHALL BE DEDICATED TO COMMERCIAL SPACE. THE PROPOSED DESIGN DOES NOT INCLUDE COMMERCIAL SPACE. VARIANCE TO BE REQUESTED AS PART OF SITE DEVELOPMENT PLAN.

SUBDIVISION PLAT

AN EXISTING LOT LINE AGREEMENT BETWEEN THE TOWN AND SITE OWNERSHIP ALLOWS THE OVERALL PROJECT SITE TO BE COMPRISED OF THREE SEPARATE LOTS. A SUBDIVISION PLAT IS REQUIRED TO COMBINE THE THREE EXISTING LOTS IN TO ONE LOT. THIS IS TO BE COMPLETED AS PART OF THE PROPOSED PROJECT. THE PLAT WILL SUPERSEDE THE 2011 LOT LINE AGREEMENT.

CONTACT INFO:

ARCHITECT: MUNN ARCHITECTURE, L.L.C. SCOTT MUNN, AIA 315 E. AGATE AVENUE GRANDRY, CO 80446 PH: 970.887.9366	SURVEYOR: CODE CONSULTANTS MICHAEL KEESER 78967 US HWY 40 WINTER PARK, CO 80482 PH: 970.564.3900	SOILS ENGINEER: KUMAR & ASSO.CIATES, INC. JAMES PARKER 240 ANNE ROAD PO DRAWER 1887 SILVERTHORNE, CO 80498 PH: 970.468.1989	CIVIL ENGINEER: CODE CONSULTANTS ANDREW KEESER 3473 SOUTH BROADWAY ENGLEWOOD, CO 80113 PH: 303.730.5990	STRUCTURAL ENGINEER: ACCENT GROUP INC. JARED VEENSTRA 7050 US HWY 40 WINTER PARK, CO 80482 PH: 970.363.6100
---	--	--	---	---

PROJECT IMPACT

EXISTING BUILDING SQUARE FOOTAGES:
RESIDENTIAL OCCURRENCE 1: 425 sf
RESIDENTIAL OCCURRENCE 2: 268 sf
RESIDENTIAL OCCURRENCE 3: 292 sf
RESIDENTIAL OCCURRENCE 4: 1,082 sf
RESIDENTIAL OCCURRENCE 5: 934 sf
RESIDENTIAL OCCURRENCE 6: 494 sf
RESIDENTIAL OCCURRENCE 7: 252 sf
RESIDENTIAL OCCURRENCE 8: 2,182 sf
"JUDY'S HOUSE (TO REMAIN): 1 sf
EXTRA FEATURE OCCURRENCE 1: 1 sf
EXTRA FEATURE OCCURRENCE 2: 120 sf
EXTRA FEATURE OCCURRENCE 3: 166 sf
EXTRA FEATURE OCCURRENCE 4: 1 sf
EXTRA FEATURE OCCURRENCE 5: 330 sf
TOTAL: 7,385 sf

NEW PROPOSED BUILDING SQUARE FOOTAGES:
BUILDING A: 4,143 sf
BUILDING B: 4,145 sf
RESIDENTIAL OCCURRENCE A: 2,152 sf
"JUDY'S HOUSE (TO REMAIN): 1 sf
TOTAL: 11,440 sf

EXISTING NUMBER OF BEDS/BEDROOMS:
RESIDENTIAL OCCURRENCE 1,2: (19) BEDS
RESIDENTIAL OCCURRENCE A: (12) BEDS/(6) BEDROOMS
"JUDY'S HOUSE (TO REMAIN): 1
TOTAL: (31) BEDS

NEW PROPOSED NUMBER OF BEDS/BEDROOMS:
BUILDING A: (12) BEDS/(12) BEDROOMS
BUILDING B: (12) BEDS/(12) BEDROOMS
RESIDENTIAL OCCURRENCE A: (7) BEDS/(6) BEDROOMS
"JUDY'S HOUSE (TO REMAIN): 1
TOTAL: (31) BEDS/(30) BEDROOMS

PARKING

REQUIRED OFF-STREET SPACES: (21) TOTAL SPACES
EXISTING PARKING SPACES: (8) STRIPED/PAINTED SPACES PROVIDED
NEW PROPOSED PARKING SPACES: (17) TOTAL OFF-STREET SPACES
(2) ADA, (15) STANDARD
*VARIANCE TO BE REQUESTED

PARKING SURFACING

PROPOSED PARKING SURFACE TO BE 2" OF COMPACTED GRAVEL. GRAVEL SURFACING FOR RESIDENTIAL UNITS IN C1 ZONING DISTRICTS MAY BE PERMITTED BY THE PLANNING COMMISSION WITHOUT OBTAINING A VARIANCE (12-2-28 C.3.c-e).

VICINITY MAP (N.T.S.)



PROJECT SITE



AREA MAP (N.T.S.)



PROJECT SITE



SHEET INDEX LEGEND:

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<input type="checkbox"/> NOT ISSUED	<input checked="" type="checkbox"/> REMOVED FROM DRAWING SET

SHEET INDEX

SHEET #	SHEET TITLE

SDP

1 of 11	COVER SHEET	•
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8 of 11	OVERALL EXTERIOR ELEVATIONS - BUILDING 'A'	•
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11 of 11	OVERALL EXTERIOR ELEVATIONS - BUILDING 'B'	•

ARCHITECT:

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GRANDRY, CO 80446
970.887.9366
WWW.MUNNARCH.COM

STAMP:

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FOR REFERENCE ONLY

OFF-BROADWAY HOUSING
FINAL DEVELOPMENT PLAN
450 BROADWAY ST, GRAND LAKE, CO 80447
PROJECT #: 1914

ISSUANCE: DATE:
FINAL DEVELOPMENT PLAN 2022-06-08

SHEET TITLE:
COVER SHEET

SHEET NUMBER:
1 of 11

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OFF-BROADWAY HOUSING
 FINAL DEVELOPMENT PLAN
 450 BROADWAY ST, GRAND LAKE, CO 80447
 PROJECT # : 1914

ISSUANCE : DATE :
 FINAL DEVELOPMENT PLAN 2022-0608

SHEET TITLE :
 SITE PLAN

SHEET NUMBER :
 3 of 11

SITE PLAN LEGEND:

	EXISTING BUILDING TO REMAIN		NEW PROPOSED BUILDINGS
	NEW PROPOSED BOARDWALK		SNOW STORAGE
	EXISTING TREE (TO REMAIN)		NON-RESIDENTIAL
	DARK SKY COMPLIANT LIGHTING FIXTURE		

SITE LIGHTING

LIGHTING SHALL BE CONSISTENT WITH THE DARK SKY CONCEPT THROUGH THE UTILIZATION OF APPROVED NIGHTSCAPING FIXTURES, WHICH PREVENT ADVERSE EFFECTS OF ARTIFICIAL NIGHT LIGHTING. LIGHTING SHALL BE DOWN-CAST TO THE FULLEST EXTENT POSSIBLE. ACCENT ORNAMENTAL LIGHTING SHALL BE PERMITTED AND IS HIGHLY RECOMMENDED. SEASONAL ORNAMENTAL LIGHTING SHALL BE PERMITTED BUT SHALL BE KEPT IN PROPERLY WORKING ORDER. OTHER EXTERIOR ORNAMENTAL LIGHTING SHALL BE REVIEWED ON A CASE-BY-CASE BASIS.

GROSS AREA CALCULATIONS

PROPOSED BUILDING SQUARE FOOTAGES:
BUILDING A: 4,143 sf
 LEVEL 01 = 2,520 sf
 LEVEL 02 = 1,623 sf

BUILDING B: 4,145 sf
 LEVEL 01 = 2,522 sf
 LEVEL 02 = 1,623 sf

A & B TOTAL: 8,288 sf

EXISTING HOUSE (TO REMAIN): 3,152 sf

TOTAL UNIT-TYPE AREAS:
UNIT A: 1,429 sf
 LEVEL 01 = 852 sf
 LEVEL 02 = 577 sf

UNIT B: 1,292 sf
 LEVEL 01 = 769 sf
 LEVEL 02 = 523 sf

UNIT C: 1,292 sf
 LEVEL 01 = 769 sf
 LEVEL 02 = 523 sf

DENSITY PER UNIT TYPE:
BUILDING A: (12) PEOPLE
 UNIT A: (4) PEOPLE
 UNIT B: (4) PEOPLE
 UNIT C: (4) PEOPLE

BUILDING B: (12) PEOPLE
 UNIT A: (4) PEOPLE
 UNIT B: (4) PEOPLE
 UNIT C: (4) PEOPLE

NON-RESIDENTIAL FACILITY SQUARE FOOTAGES:
BUILDING A:
 STORAGE: 119 sf

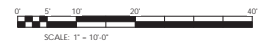
BUILDING B:
 STORAGE: 120 sf

PROPOSED OUTDOOR SQUARE FOOTAGES:
PARKING: 2,399 sf

BOARDWALKS: 3,227 sf

OPEN SPACE: 10,642 sf

TOTAL PROPERTY = 22,541 sf
 *LEVEL 02 AREAS NOT INCLUDED



PROJECT SITE PLAN
 SCALE: 1" = 10'-0"
 BACK REF.



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SNOW STORAGE:
 REQUIRED SNOW STORAGE IS CALCULATED AT 33% OF THE TOTAL
 PARKING, PATHWAYS, AND DRIVING AREAS:
 PARKING AREA: 3,299 sf
 PATHWAYS (BOARDWALKS): 3,227 sf
 DRIVING AREAS: N/A
 TOTAL: 5,626 sf
5,626 sf x 33% = 1,857 sf REQUIRED SNOW STORAGE AREA
 *2,273 sf PROVIDED PER SITE PLAN



SNOW STORAGE PLAN
 SCALE: 1" = 10'-0" BACK REF.

ARCHITECT :

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OFF-BROADWAY HOUSING
 FINAL DEVELOPMENT PLAN
 450 BROADWAY ST, GRAND LAKE, CO 80447
 PROJECT # : 1914

ISSUANCE :	DATE :
FINAL DEVELOPMENT PLAN	2022-0608

SHEET TITLE :
 SNOW STORAGE PLAN

SHEET NUMBER :
 7 of 11

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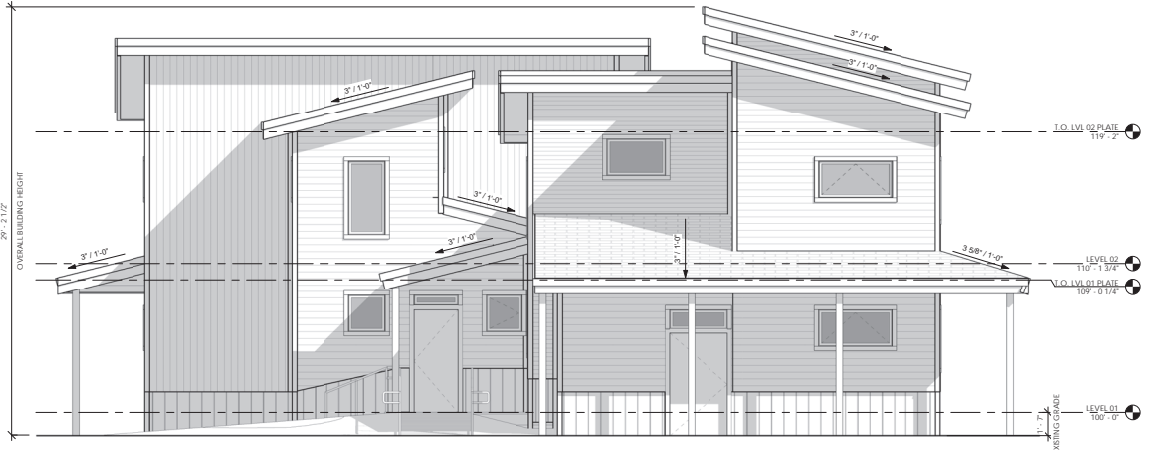
Section 8, Item E.

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1 OVERALL BUILDING ELEVATION - BUILDING A - NORTH
SCALE: 1/4" = 1'-0" BACK REF: A3.01



2 OVERALL BUILDING ELEVATION - BUILDING A - EAST
SCALE: 1/4" = 1'-0" BACK REF: A3.01



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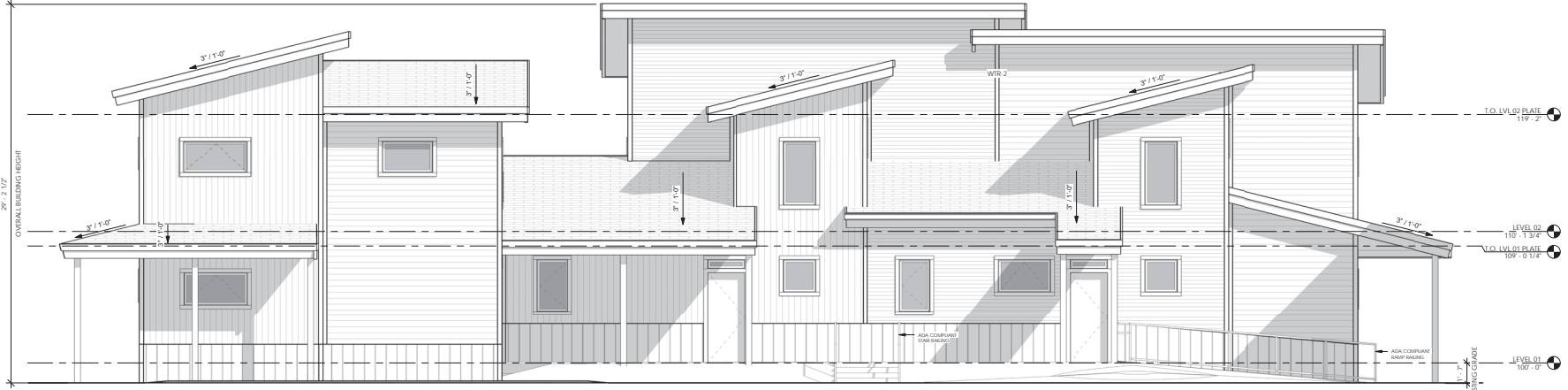
OFF - BROADWAY HOUSING
FINAL DEVELOPMENT PLAN
450 BROADWAY ST, GRAND LAKE, CO 80447
PROJECT # : 1914

ISSUANCE : DATE :
FINAL DEVELOPMENT PLAN 2022-0608

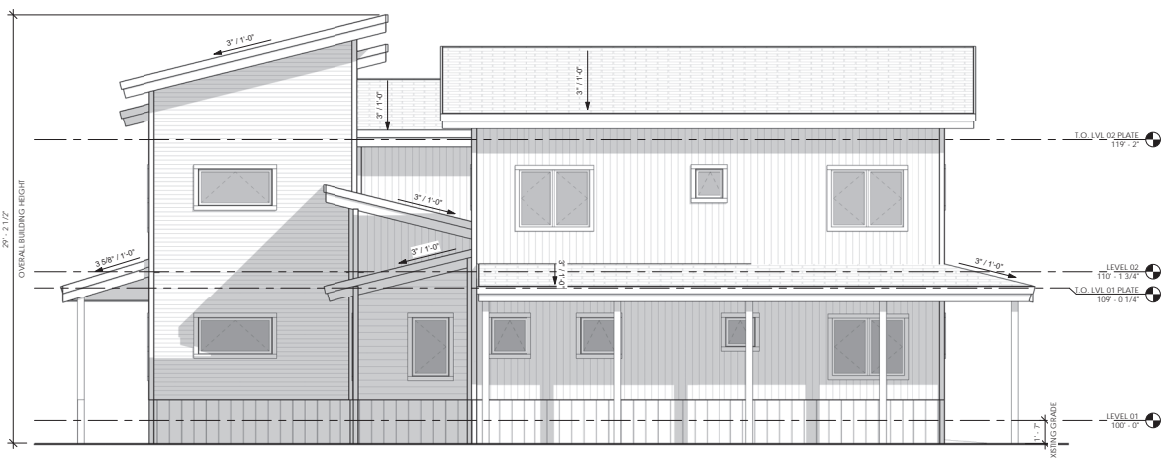
SHEET TITLE :
OVERALL EXTERIOR ELEVATIONS - BUILDING "A"
SHEET NUMBER :
8 of 11

ALL DRAWINGS AND WRITTEN DOCUMENTS HEREIN CONSTITUTE THE ORIGINAL INTELLECTUAL PROPERTY OF THE ARCHITECT AND MAY NOT BE REUSED, REPRODUCED OR DISCLOSED WITHOUT THE EXPRESSED WRITTEN CONSENT OF MUNN ARCHITECTURE, LLC.

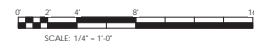
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1 OVERALL BUILDING ELEVATION - BUILDING A - SOUTH
SCALE: 1/4" = 1'-0" BACK REF: A3.01



2 OVERALL BUILDING ELEVATION - BUILDING A - WEST
SCALE: 1/4" = 1'-0" BACK REF: A3.01



ARCHITECT :

Munn Architecture, LLC
315 EAST AGATE AVENUE
P.O. BOX 21
GRANBY, CO 80446
970.887.9366
WWW.MUNNARCH.COM

STAMP :

NOT FOR CONSTRUCTION
FOR REFERENCE ONLY

OFF-BROADWAY HOUSING
FINAL DEVELOPMENT PLAN
450 BROADWAY ST, GRAND LAKE, CO 80447
PROJECT # : 1914

ISSUANCE : DATE :
FINAL DEVELOPMENT PLAN 2022-0608

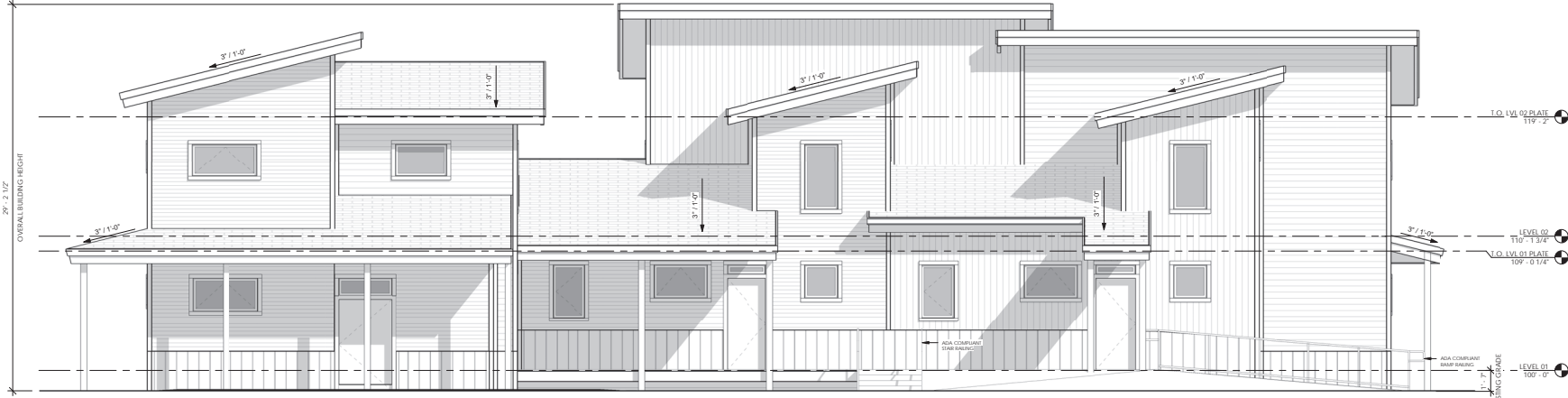
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OVERALL EXTERIOR ELEVATIONS - BUILDING 'A'

SHEET NUMBER :
9 of 11

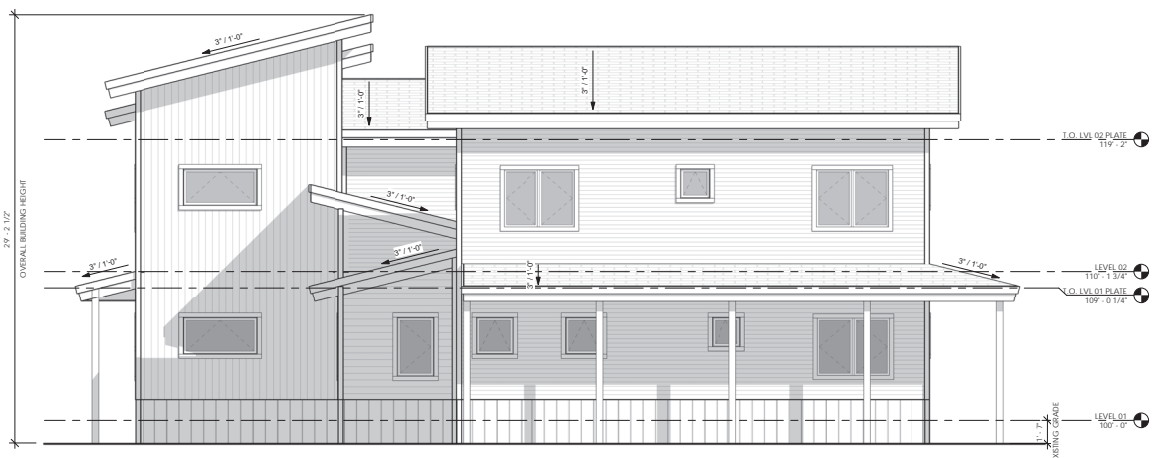
Section 8, Item E.

ALL DRAWINGS AND WRITTEN DOCUMENTS HEREIN CONSTITUTE THE ORIGINAL INTELLECTUAL PROPERTY OF THE ARCHITECT AND MAY NOT BE REUSED, REPRODUCED OR DISCLOSED WITHOUT THE EXPRESSED WRITTEN CONSENT OF MUNN ARCHITECTURE, LLC.

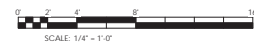
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1 OVERALL BUILDING ELEVATION - BUILDING B - NORTH
SCALE: 1/4" = 1'-0" BACK REF: A3.01



2 OVERALL BUILDING ELEVATION - BUILDING B - EAST
SCALE: 1/4" = 1'-0" BACK REF: A3.01



ARCHITECT :

Munn Architecture, LLC
315 EAST AGATE AVENUE
P.O. BOX 21
GRANBY, CO 80446
970.887.9366
WWW.MUNNARCH.COM

STAMP :
NOT FOR CONSTRUCTION
FOR REFERENCE ONLY

OFF-BROADWAY HOUSING
FINAL DEVELOPMENT PLAN
450 BROADWAY ST, GRAND LAKE, CO 80447
PROJECT #: 1914

ISSUANCE : DATE :
FINAL DEVELOPMENT PLAN 2022-0608

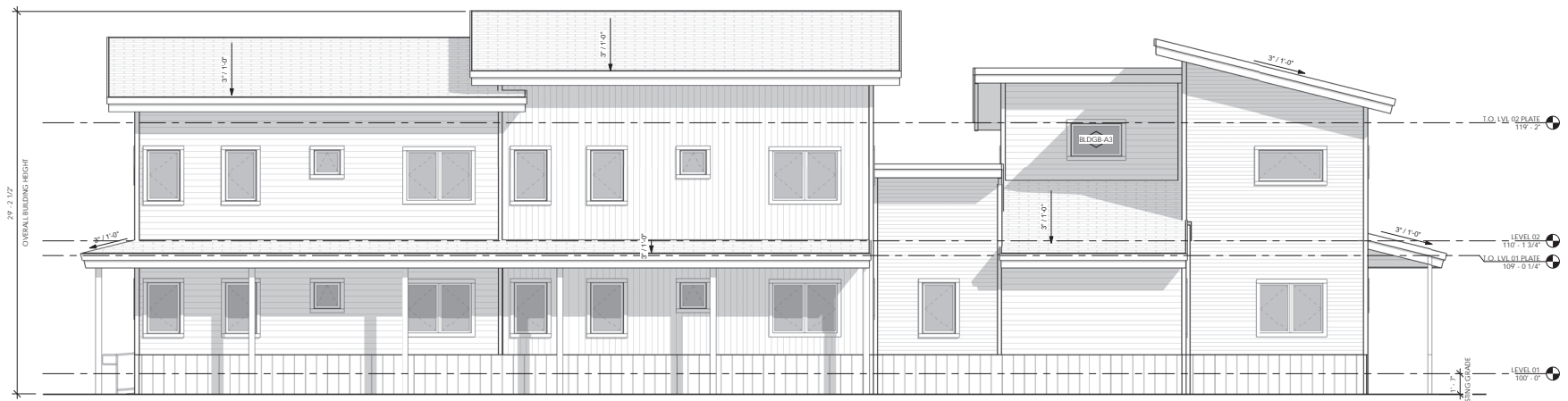
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OVERALL EXTERIOR ELEVATIONS - BUILDING "B"

SHEET NUMBER :
10 of 11

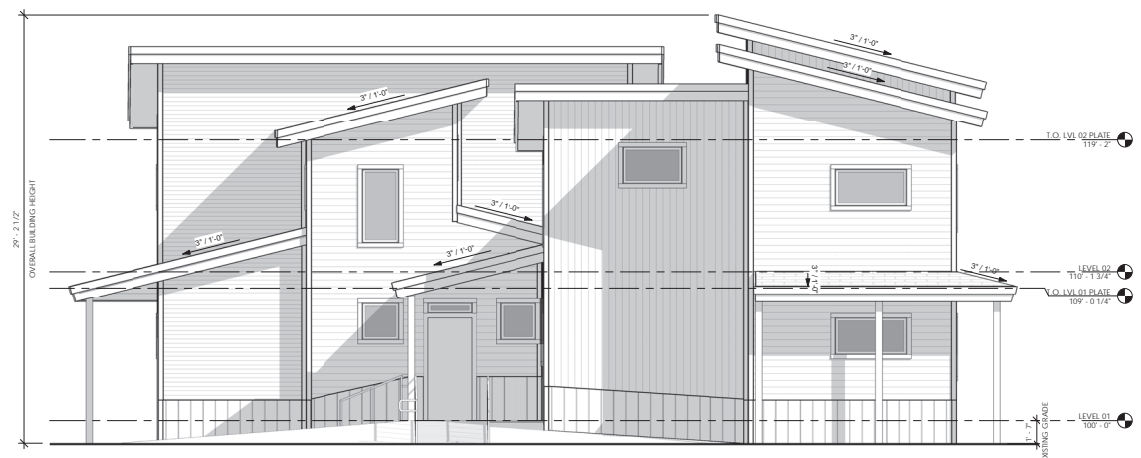
Section 8, Item E.

ALL DRAWINGS AND WRITTEN DOCUMENTS HEREIN CONSTITUTE THE ORIGINAL INTELLECTUAL PROPERTY OF THE ARCHITECT AND MAY NOT BE REUSED, REPRODUCED OR DISCLOSED WITHOUT THE EXPRESSED WRITTEN CONSENT OF MUNN ARCHITECTURE, L.L.C.

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1 OVERALL BUILDING ELEVATION - BUILDING B - SOUTH
SCALE: 1/4" = 1'-0" BACK REF: A3.01



2 OVERALL BUILDING ELEVATION - BUILDING B - WEST
SCALE: 1/4" = 1'-0" BACK REF: A3.01



ARCHITECT :



Munn Architecture, LLC
315 EAST AGATE AVENUE
P.O. BOX 21
GRANBY, CO 80446
970.887.9366
WWW.MUNNARCH.COM

STAMP :
NOT FOR CONSTRUCTION
FOR REFERENCE ONLY

OFF-BROADWAY HOUSING
FINAL DEVELOPMENT PLAN
450 BROADWAY ST, GRAND LAKE, CO 80447
PROJECT #: 1914

ISSUANCE : DATE :
FINAL DEVELOPMENT PLAN 2022-0608

SHEET TITLE :
OVERALL EXTERIOR ELEVATIONS - BUILDING "B"

SHEET NUMBER :
11 of 11

Harbor Breeze Oakdale 1-Light 12.2-in Black Dark Sky Outdoo...

\$49.98

Return to Top

Section 8, Item E.

Shop Harbor Breeze  12

Overview


Specifications

Compare

Reviews

Q&A

Product Features

 [Arvada Lowe's](#) Open until 10 PM >



Prices, Promotions, styles, and availability may vary. Our local stores do not honor online pricing. Prices and availability of products and services are subject to change without notice. Errors will be corrected where discovered, and Lowe's reserves the right to revoke any stated offer and to correct any errors, inaccuracies or omissions including after an order has been submitted.

[Lighting & Ceiling Fans](#) / [Outdoor Lighting](#) / [Outdoor Wall Lighting](#) / [Outdoor Wall Lights](#)

Harbor Breeze Oakdale 1-Light 12.2-in Black Dark Sky Outdoor Wall Light

Item #4145452 Model #WLM141MBK

Shop Harbor Breeze  12

Feedback

Harbor Breeze Oakdale 1-Light 12.2-in Black Dark Sky Outdo...

Shop Harbor Breeze ★★★★★ 12

Overview

Specifications

Compare

Reviews

Q&A

Product Features



\$49.98

Return Policy
Section 8, Item E.

\$49.98

Black finish is warm and welcoming
Inside of fixture is White, allowing more light to be reflected
Dark Sky approved

Fixture Width (Inches)
14.05

Get it Installed
View available plans & Services

Pickup at Arvada Lowe's
 FREE Store Pickup
Available tomorrow
Aisle LEFT WALL | Bay 8
[Click nearby stores to get more](#)

Delivery
 FREE Ship to Home
Get it by Thu, Jun 2
 Scheduled Delivery with \$50+ Order (Fee Applies)
Available
[Delivery Scheduling in Checkout](#)

Hurry, Low in Stock

1 +
Qty

Add to Cart

Save to Catalog

Feedback

Here are some similar items ...

Harbor Breeze Oakdale 1-Light 12.2-in Black Dark Sky Outdo...

\$49.98

Shop Harbor Breeze  12

Return Policy
Section 8, Item E.

- Overview
- Specifications
- Compare
- Reviews
- Q&A
- Product Features

OVERVIEW

This nostalgic barn light from the Oakdale collection is the perfect finishing touch for your home. This classic design is perfect for today's modern farmhouse or industrial styles.

- Black finish is warm and welcoming
- Inside of fixture is white, allowing more light to be reflected
- **Dark Sky approved**
- Recommended use of 1x 60 watt max medium base light bulb (or energy efficient equivalent), not included
- Measures 12.2 L x 14.05 W x 12.2 H

 **Prop65 Warning Label**
PDF

 **Installation Manual**
PDF

CA Residents:  [Prop 65 Warning\(s\)](#)

Feedback

SPECIFICATIONS

Warranty	1-year limited	Light Bulb Base Type	Medium base (E-26)
Weight	3	Lowe's Exclusive	
Dimmable		Shape	Round

Harbor Breeze Oakdale 1-Light 12.2-in Black Dark Sky Outdoo...


\$49.98


Return to Top

Section 8, Item E.

Shop Harbor Breeze  12

Overview Specifications Compare Reviews Q&A Product Features

Style	Farmhouse
Wattage	60
Light Color	Warm White
Manufacturer Color/Finish	Black
Usage Rating	Wet rated
Wattage Equivalent	60
Maximum Fixture Wattage	60
Back Plate Width	4.8
Dark Sky	
Bulb Type	Incandescent
Fixture Height	12.2
Lumens	800
Power Source	Hardwired
Color-Changing	×
Fixture Color Family	Black

Number of Bulbs Required	1
Package Quantity	1
Glass Color	No glass
Glass Style	No glass
Safety Listing	SGS safety listing
Type	Barn Light
Back Plate Height	4.8
Collection Name	Oakdale
ENERGY STAR Certified	×
Fixture Depth	12.2
Material	Metal
Motion Sensor	×
Bulb(s) Included	×
CA Residents: Prop 65 Warning(s)	 Prop 65 WARNING(S)
Fixture Width	14.05

Feedback

Attachment 1
STATEMENT OF AUTHORITY
(Section 38-30-172, C.R.S.)

- 1. This Statement of Authority relates to an Entity named
- 2. The type of entity is a trust, LLC or other Colorado Corporation.
- 3. The entity is formed under the laws of the State of Colorado
- 4. The mailing address of the entity is:
PO Box 1682
Grand Lake, CO 80447
- 5. 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):

	<u>NAME</u>	<u>POSITION</u>
(a)	<u>Judy Jensen</u>	<u>President</u>
(b)	<u>Susan Brandt</u>	<u>Vice President</u>
(c)	<u>Bill Herbert</u>	<u>Treasurer</u>
(d)	<u>Dot Weber</u>	<u>Secretary</u>

6. The authority of the foregoing person(s) to bind the entity is limited as follows (if no limits, say "No Limitation"):
No limitation

7. This Statement of Authority is executed on behalf of the entity pursuant to the provisions of Section 38-30-172, C.R.S.

8. This Statement of Authority amends and supersedes in all respects any prior Statement of Authority executed on behalf of the entity.

Executed this 17th day of August, 2010.

Name: Judy Jensen President
Type or print

Judy Jensen President RMRT
Signature

STATE OF Colorado)
COUNTY OF Grand)

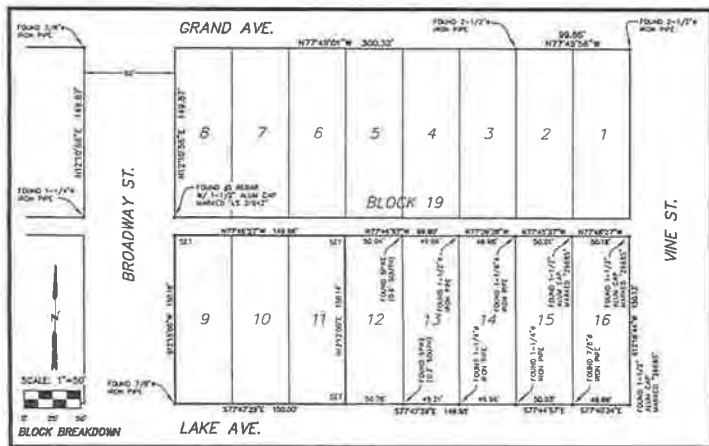
The foregoing instrument was acknowledged before me this 17 day of August, 2010 by Judy Jensen

Witness my hand and official seal.

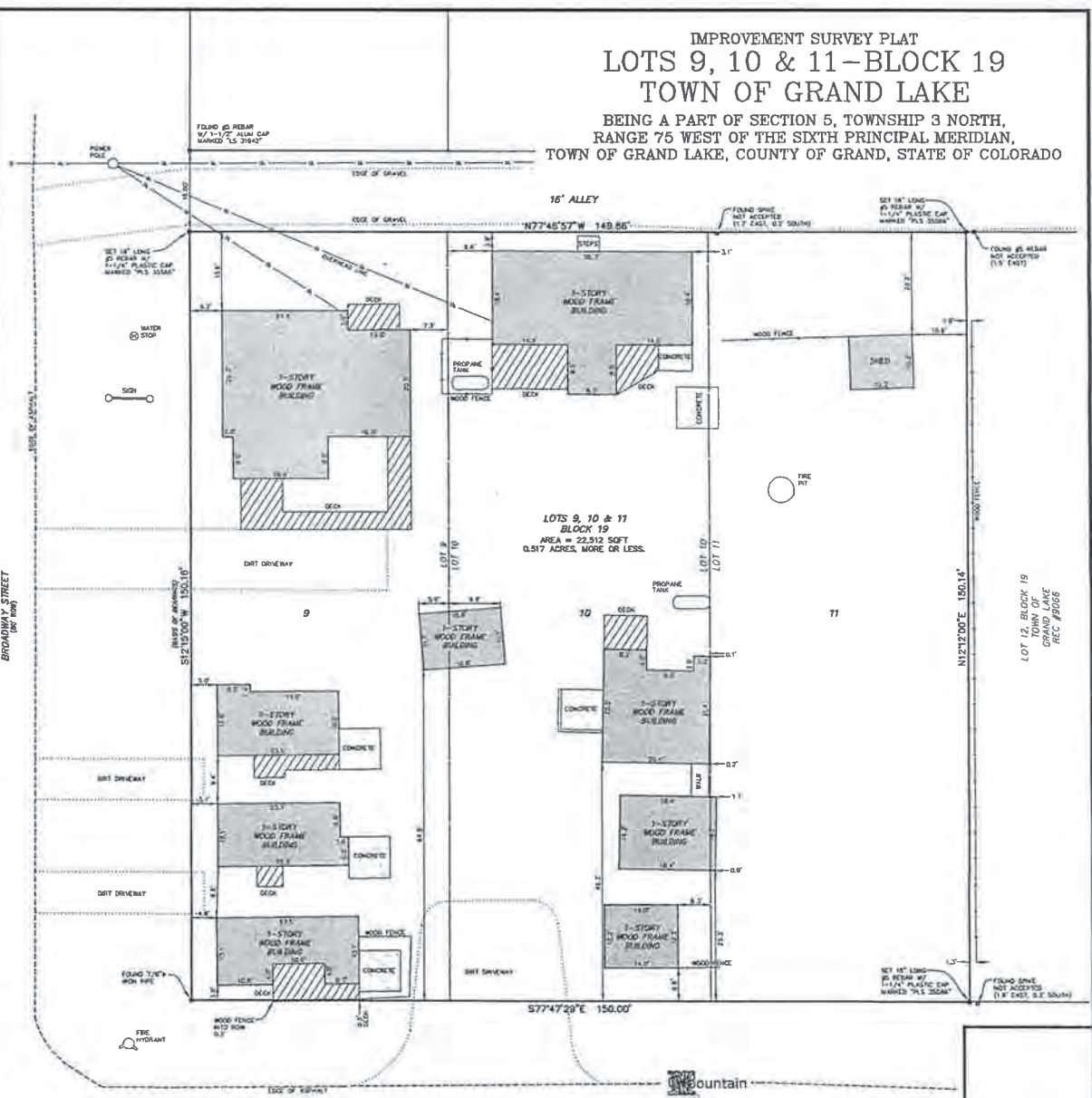
My commission expires: 11/07/2014

Martha J Lund
Notary Public





IMPROVEMENT SURVEY PLAT
LOTS 9, 10 & 11 - BLOCK 19
 TOWN OF GRAND LAKE
 BEING A PART OF SECTION 5, TOWNSHIP 3 NORTH,
 RANGE 75 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
 TOWN OF GRAND LAKE, COUNTY OF GRAND, STATE OF COLORADO



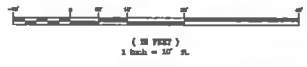
- NOTES:**
- 1.) Boundaries shown on the accompanying Improvement Survey Plat are based on the assumption that the boundary line of Lot 8, Block 19 bears S 12°30'00" W, an unmonumented line shown herein.
 - 2.) All property line information shown herein was obtained from the recorded Plat of the Town of Grand Lake, recorded on November 10, 2008. At the request of the owner an additional re-survey was performed by Mountain States Surveying, Inc. A title commitment was not provided to Mountain States Surveying, Inc. This Improvement Survey plat does not warrant a title search or guarantee that there are no encumbrances on the parcel.
 - 3.) The general survey may be subject to rights, interests, easements, obligations, rights-of-way or encumbrances in favor of any person or entity having the subject property which said or are deemed to exist with respect to: (a) any location which said or is defined; (b) recording and/or recording rights; (c) surveys and/or survey rights; (d) and other real estate; and (e) the local and/or other rights associated with the interests which may be treated upon the land as associated with the land.
 - 4.) Certification not valid without the original seal and signature. This survey and all related documents are for the sole use of the client on the date of certification.
 - 5.) Fieldwork was completed David R. Lutz, PLS on July 16, 2008. All measurements were obtained using a Leica TSP 1200 Trimble Total Station.
 6. The final plat used in the preparation of this plat is the U.S. survey find as defined by the United States Department of Commerce, National Institute of Standards and Technology.

LEGAL DESCRIPTION:
 (Provided by Client)
 Lots 9, 10 and 11, Block 19
 Town of Grand Lake,
 County of Grand, State of Colorado

NOTICE:
 According to Colorado law you MUST commence any legal action based upon any defect in this survey within three years after you first discovered such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of the certification shown herein.

SURVEYOR'S CERTIFICATE:
 I, David R. Lutz, a duly licensed land surveyor in the State of Colorado, do hereby certify that this Improvement Survey Plat, reflects the results of a survey made by me or under my direct supervision, and is true and correct, to the best of my knowledge and belief.

DAVID R. LUTZ
 COLORADO PLS #22888
 MOUNTAIN STATES SURVEYING, INC.



Mountain States Surveying

P.O. Box 1381 Fraser, CO 80442
 Phone: (970) 726-9585

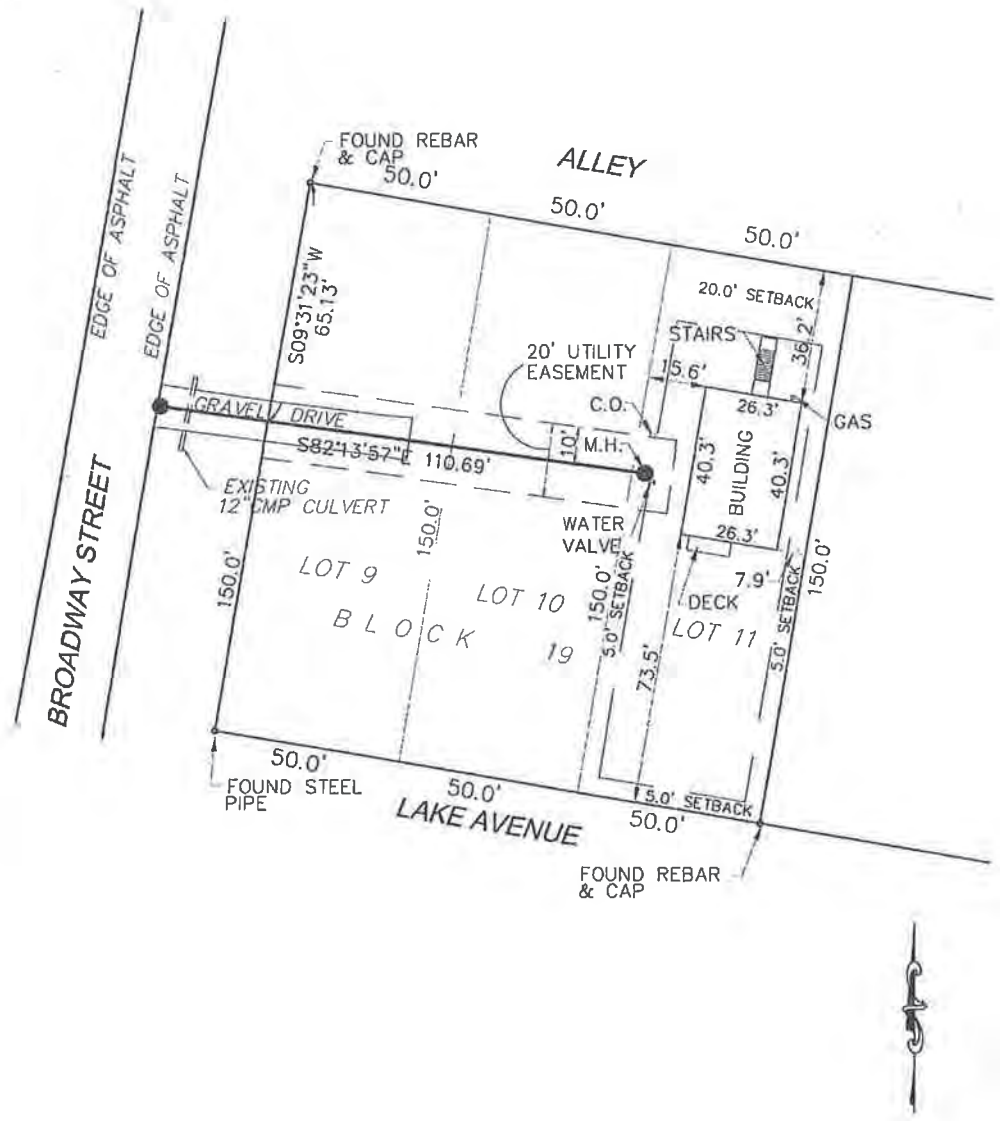
JOB NO. 09-022	SHEET 1 OF 1
-------------------	-----------------

LOT 12, BLOCK 19
 TOWN OF GRAND LAKE
 COUNTY OF GRAND
 REC #3005

RECEIVED JAN 23 2012

IMPROVEMENT SURVEY PLAT

LOT 11, BLOCK 19, TOWN OF GRAND LAKE,
COUNTY OF GRAND, STATE OF COLORADO



SURVEYORS CERTIFICATION:

SCALE: 1" = 40'

I, JERALD W. RICHMOND BEING A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, HEREBY CERTIFY THAT THIS IMPROVEMENT SURVEY PLAT WAS PREPARED BY ME OR UNDER MY SUPERVISION AND IS BASED ON A FIELD SURVEY PERFORMED ON JANUARY 12, 2012, AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

JERALD W. RICHMOND P.L.S. 26298
FOR AND ON BEHALF OF
DIAMONDBACK ENGINEERING & SURVEYING, INC



Diamondback
Engineering & Surveying, Inc.
12640 West Cedar Drive, Suite C,
Lakewood, CO 80228-2030
Office: 303-985-4204
Fax: 303-985-4214
www.diamondbackeng.com

Statement of Present & Proposed Ownership of
450 Broadway Grand Lake, CO 80447
Blk 19 Lots 9-11 Town of Grand Lake

June 8, 2022

This property is currently owned by:

Rocky Mountain Repertory Properties, Inc. (RMRP)
PO Box 1682
Grand Lake, CO 80447

See attached Warranty Deed dated Nov. 1, 1999 and Quit Claim Deed dated March 28, 2008.

RMRP will remain the owner of the property during and after the construction/execution of the of the submitted plan. There are no plans for a future sale of the property in whole or in part.

Development signor is:

Barbara Meyer
President,
Rocky Mountain Repertory Theatre

There are no lien holders on the property.

Respectfully Submitted:



Barbara Meyer
President
Rocky Mountain Repertory Theatre

BILL OF SALE

KNOW BY ALL MEN THESE PRESENTS, That

RICHARD W. FARMER and PATRICIA B. FARMER

of the County of _____, State of Colorado, (Seller), for and in consideration of **TEN AND 00/100 (\$10.00)** Dollars, in hand paid, at or before the ensembling or delivery of these presents by

ROCKY MOUNTAIN REPERTORY, INC.

of **P.O. BOX 1682, GRAND LAKE, CO 80447**, (Buyer), the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does grant and convey unto the said Buyer, his personal representatives, successors and assigns, the following property, goods and chattels, to wit:

lighting, heating, plumbing, ventilating, and air conditioning fixtures, TV antennas, water softeners, smoke/fire/burglar alarms, security devices, plants, mirrors, floor coverings, garage door openers including remote controls, if attached to property; storm windows, storm doors, window and porch shades, awnings, blinds, screens, curtain rods, fireplace inserts, fireplace screens & grates, heating stoves, storage sheds, all keys, if on property whether attached to property or not.

located at: **450 BROADWAY, GRAND LAKE, CO 80447**

TO HAVE AND TO HOLD the same unto the said Buyer, his personal representative, successors and assigns, forever. The said Seller covenants and agrees to and with the Buyer, his personal representatives, successors and assigns, to **WARRANT AND DEFEND** the sale of said property, goods and chattels, against all and every person or persons whomever. When used herein shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Seller has executed this Bill of Sale this **1st** day of **November, 1999**

Richard W. Farmer
RICHARD W. FARMER
Patricia B. Farmer
PATRICIA B. FARMER

STATE OF Colorado
County of Grand

The foregoing instrument was acknowledged before me this **1st** day of **November, 1999**,
My Commission Expires 4-4-03

. Witness my hand and official seal.
Patricia W. Wolf

Notary Public

MORITZ TITLE COMPANY, LLC

P.O. BOX 1480

FRASER, CO 80442

Agents for Attorneys' Title Guaranty Fund

Section 8, Item E.

AFFIDAVIT AND AGREEMENT

STATE OF Missouri
COUNTY OF Audrain

The undersigned, being the purchaser(s) and/or borrower(s) of the real property described in Paragraph 9 hereof, and being first duly sworn upon oath, depose(s) and say(s):

1. The representations, covenants and agreements contained herein are made to induce Moritz Title Company, LLC, and Attorneys' Title Guaranty Fund, Inc., to authorize its title insurance policies to be issued covering the real property described in Paragraph 9 hereof, with full knowledge and intent that such representations, covenants and agreements be relied upon.
2. No construction or repair of improvements on or in the real property described in Paragraph 9 hereof has been commenced or contracted for which has not been fully completed and fully paid for more than four full months prior to the execution hereof, except as described in Paragraph 8 hereof.
3. No claims have been made to affiant(s) or to any other person within the knowledge of affiant(s) on account of work done or materials furnished to the real property described in Paragraph 9 hereof, except as described in Paragraph 8 hereof.
4. Affiant(s) know(s) of no violation of any restrictive protective covenants or governmental restrictions relating to the real property described in Paragraph 9 hereof, and affiant(s) know(s) of no encroachment of improvements onto any adjoining real property or encroachment of improvements from any adjoining real property onto the real property described in Paragraph 9 hereof, except as described in Paragraph 8 hereof.
5. Affiant(s) know(s) of no parties in possession of or claiming possessory rights pertaining to the real property described in Paragraph 9 hereof other than affiant(s), except as described in Paragraph 8 hereof.
6. Affiant(s) know(s) of no outstanding conditional sale contract, security agreements, financing statements, retention of materials, fixtures appliances, furnishings or equipment located on the real property described in Paragraph 9 hereof, except as described in Paragraph 8 hereof.
7. Affiant(s) covenant(s) and agree(s) to indemnify and hold harmless Moritz Title Company, LLC, and Attorneys' Title Guaranty Fund, Inc., from any loss or damage which would not have occurred if the representations contained herein had been true and if the covenants and agreements contained herein had been fully performed.
8. All exceptions relating to Paragraphs 2, 3, 4, 5, and 6 hereof are as follows: NOTE: DO NOT LEAVE THIS SPACE BLANK. If there are not exceptions, write "no exceptions" in this space.

NO EXCEPTIONS

9. The real property to which this affidavit and agreement relates is located in the State of Colorado and is described as follows:

Lots 9, 10 and 11, Block 19,
TOWN OF GRAND LAKE,
County of Grand,
State of Colorado.

Property Address: 450 BROADWAY, GRAND LAKE, CO 80447

Robert Westlake
ROBERT WESTLAKE

Subscribed and sworn to before me on this 1st day of November, 1999. Witness my hand and official seal.

My commission expires: June 4, 2000

Nancy Gould
Notary Public

NANCY GOULD
Notary Public - Notary Seal
STATE OF MISSOURI
Audrain County
My Commission Expires: June 4, 2000

WARRANTY DEED

THIS DEED, Made this 1st day of November, 1999, between

RICHARD W. FARMER and PATRICIA B. FARMER

of County of **GRAND**, State of **COLORADO**, grantor, and

ROCKY MOUNTAIN REPERTORY, INC.

whose legal address is **P.O. BOX 1682, GRAND LAKE, CO 80447**, grantee:

WITNESSETH, That the grantor for and in consideration of the sum of **Four Hundred Twenty-Five Thousand and 00/100 (\$425,000.00) DOLLARS**, 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 grantee, his 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 9, 10 and 11, Block 19,
TOWN OF GRAND LAKE,
County of Grand,
State of Colorado.**

as known by street and number as: **450 BROADWAY, GRAND LAKE, CO 80447**

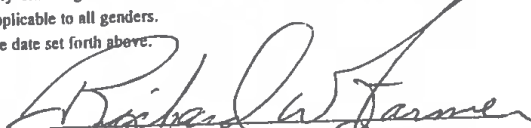
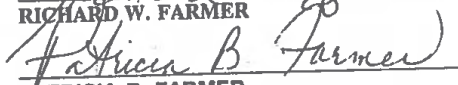
TOGETHER with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor, either 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, his heirs and assigns forever. And the grantor, for himself, his heirs, and personal representatives, does covenant, grant, bargain, and agree to and with the grantee, his heirs and assigns, that at the time of the ensembling and delivery of these presents, he 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 year and subsequent years and subject to easements, restrictions, reservations, covenants 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 grantee, his 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.

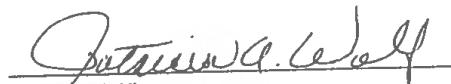

RICHARD W. FARMER

PATRICIA B. FARMER

STATE OF COLORADO
County of **GRAND**

The foregoing instrument was acknowledged before me this 1st day of November, 1999, by **RICHARD W. FARMER and PATRICIA B. FARMER**.

My Commission Expires **4-4-03**

Witness my hand and official seal.


Notary Public

QUIT CLAIM DEED

THIS DEED, made this ____ day of March, 2008, between

ROCKY MOUNTAIN REPERTORY THEATRE, A COLORADO NON-PROFIT CORPORATION
whose address is P.O. Box 1682, Grand Lake, CO 80447, GRANTOR(S), and

ROCKY MOUNTAIN REPERTORY PROPERTIES, INC., A COLORADO NON-PROFIT CORPORATION
whose address is P.O. Box 1682, Grand Lake, CO 80447, GRANTEE(S):

WITNESS, that the grantor(s), for and in consideration of the sum of TEN AND 00/100 DOLLARS (\$10.00), the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM, unto the grantees, their 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 9, 10 and 11,
Block 19,
TOWN OF GRAND LAKE

County of Grand,
State of Colorado.
also known by street and number as: 450 Broadway, Grand Lake, CO 80447

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoof of the grantees, their heirs and assigns forever

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.

ROCKY MOUNTAIN REPERTORY THEATRE, A COLORADO NON-PROFIT CORPORATION

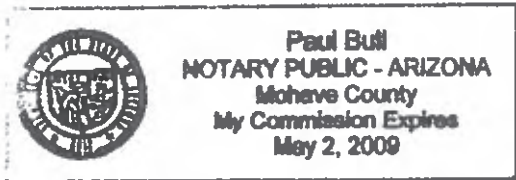
By: Judy K. Jensen, President
Judy K. Jensen, President

State of Arizona)
County of Mohave)

The foregoing instrument was acknowledged, subscribed and sworn to before me this 28th day of March, 2008 by JUDY K. JENSEN AS PRESIDENT OF ROCKY MOUNTAIN REPERTORY THEATRE, A COLORADO NON-PROFIT CORPORATION.

My Commission Expires: 5/2/09

Witness my Hand and Official Seal
Paul Buti
Notary Public



RECEPTION#: 2008003438, 04/04/2008 at
02:58:04 PM.
1 OF 1, R \$6.00 . Additional Names Fee:
Doc Code:QCD
Sara L. Rosene, Grand County Clerk,
Colorado

DR 0160 (02/99)
COLORADO DEPARTMENT OF REVENUE
DENVER CO 80261-0013

CERTIFICATE OF EXEMPTION FOR COLORADO STATE SALES/USE TAX ONLY

THIS LICENSE IS
NOT TRANSFERABLE

USE ACCOUNT NUMBER for all references	LIABILITY INFORMATION		ISSUE DATE
	98-14445-0000	53 010	

1025 GRAND AVE

GRAND LAKE CO



ROCKY MOUNTAIN REPERTORY THEATRE
PO BOX 1682
GRAND LAKE CO 80447-1682

Fred Fisher
Executive Director
Department of Revenue



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

TO: Whom it may concern
FROM: Dan Mayer Fire Marshal Grand Lake Fire Protection District
REFERENCE: The Rocky Mountain Repertory Theatre Employee Housing Project

I have spoken with Christopher Tagseth from Munn Architecture several times, and reviewed the plans with him, for the Rocky Mountain Repertory Theatre housing project located at the intersection of Broadway and Lake Ave in Grand Lake. When reviewing the plans, the primary concerns centered around the need for external fire sprinkler heads in the covered breezeway between Building A and Judy's House. All of the primary means for egress for Building A open into the courtyard area and there are no doorways, or exits, into that breezeway. Therefore, external sprinkler heads in the covered walkway are not required.

The only area accessed from that breezeway is a storage closet and is not an accessible exit or egress from any of the living areas. The building's front doors all open into the courtyard area and provide an unobstructed clear means of emergency egress from the building.

The second area of concern was the distance between Building A and Judy's House for Fire Department access in the event of a fire or other emergency in the complex. In the event of a fire in either of the buildings, the primary access for fire apparatus would be from either Broadway or Lake Ave. The alley behind Building A that accesses the parking area and the breezeway would not be used during a primary response to an emergency in the complex. The walkway between the buildings would provide an optional route for tenants to access the parking area but would not typically be used by First Responders in an emergency.

The architectural plans show the distance between Building A and Judy's House is 10 feet 5 ¼ inches for a distance of approximately 16 feet through the breezeway. The International Building Code requires 10 feet between the buildings. The distance between those buildings is adequate to accommodate an emergency response or egress through that area and would not hinder emergency access.

Sincerely,

Dan Mayer Fire Marshal

Grand Lake Fire Protection District

From: [Yost, Cheri K](#)
To: [Kim White](#)
Cc: [Kim White](#); [ROMO Superintendent, NPS](#)
Subject: Public hearing notice for preliminary/final development plan review in Grand Lake
Date: Monday, June 6, 2022 1:14:25 PM

Hi Kim,

Thank you for sending the development proposal for 450 Broadway Street. The Town of Grand Lake zoning requires night sky friendly lighting. We appreciate your consideration of light hoods, direction, hue, and lumens that will keep lights focused where needed while allowing park visitors to experience exceptional dark nights.

Rocky Mountain National Park has no additional comments on the proposal.

Have a good week,
Cheri

Cheri Yost
Park Planner
Rocky Mountain National Park
(970) 586-1320

From: [Jean Johnston](#)
To: [Kim White](#)
Subject: RE: [External] Public hearing notice for preliminary/final development plan review in Grand Lake
Date: Tuesday, June 7, 2022 7:25:28 AM
Attachments: [FBlogo20x20_f385a67c-d933-45ab-89b5-afca2eff55b1.png](#)
[twitter20x20_4b90b8ef-da46-4b7b-814e-87a8b9a2dc73.png](#)
[RMRT_aerial.pdf](#)

Hi Kim,

I am concerned about the clearance for MPEI powerlines from the buildings. Please see the attached pdf.

1. Along the west side of the project - MPEI requires a 15' setback from the existing pole line (red lines on the map) to the nearest portion of any structure including overhangs and decks. This provides 5' separation from the wires to the building.
2. We have an existing underground secondary power line (dashed blue line on the map) for the building that is to remain in the Northeast corner of the property. We need 5' separation from the power line to any part of a building. It does not look like we have adequate separation looking at Sheet A1.00. The power line can be relocated at the developer's expense.

The developer needs to contact MPEI before starting the demo process on the power lines on the north side of the property, so we can disconnect the meters.

Also - please include me on the email list. This went to ssimmons@mpei.com. Please add jeanj@mpei.com

Thank you for your consideration. Jean

Jean Johnston
Right of Way Specialist, Sr Staker

JeanJ@mpei.com
ex 265



Mountain Parks Electric, Inc.

321 West Agate Ave • P.O. Box 170, Granby, CO 80446-0170 • 970.887.3378

We are owned by those we serve.



This institution is an equal opportunity provider and employer.

[Click here to take our quick online survey for chance to win a \\$100 bill credit!](#)



This map is to be used for reference purposes only. Mountain Parks Electric, Inc. makes no warranty as to its completeness or accuracy for either electric facilities or land base features.



PO Box 528, Granby CO 80446

June 6, 2022

Town of Grand Lake
Kimberly White (Community Development Director)
PO Box 99
Grand Lake, CO 80447

RE: 450 Broadway Street, Grand Lake

Dear Ms. White,

No concerns at this time, see general guidelines below:

Preliminary Plat Review General Guidelines

Application

- Must apply for Gas service at Xcel Energy Builders Call Line. **Gas main is present in the surrounding area. Gas main will be installed at 36" depth and must be 10' away from water & sewer main, electric 5'. Gas will be installed in a sole trench- no other utilities are to be located with main or services.**
- Gas main preferable to be installed in a 5' easement. **Acceptable easement language provided on final plat.**
- **Reinforcement may be needed for existing system depending on the current capacity (additional cost of reinforcement will be the responsibility of the applicant.)**

Meter Locations

- While customer preference regarding meter location deserves reasonable consideration, it remains the right of the Company to determine the placement of meters. All meter locations including multiple points of service shall have the approval of the local Xcel Design Department.
- Meters and service regulators are to be set outside the serviced structure where they will be readily accessible and be protected from corrosion and other damage, including vehicular. Meter sets in areas of deep snow need to be placed on a gable end (no shed roof allowed) *Note: Due to excessive snowfall, ice and snow shields will not be permitted in the following Colorado counties: Eagle, Lake, Park and Summit. Meters shall be installed on the gable or non-drip side of a building or in an approved remote location from the building or structure in these counties.*

Please note – this is not a final assessment of what the new gas distribution will entail. There may be additional things in the field I cannot see. Once an application has been submitted to Xcel Energy, we can start the full design process and identify the scope of work that will need to be done for this request.

Sincerely,

Kathleen Jacoby

Kathleen Jacoby

Kathleen Jacoby

Xcel Energy | Responsible By Nature

Designer, Mountain Division

583 East Jasper Court, Granby CO 80446-0528

P: 970-262-4055 F: 970-887-2453

E: kathleen.jacoby@xcelenergy.com



Colorado's Premier Summer Musical Company

DRAFT
Town of Grand Lake
May __, 2022
1026 Park Avenue
Grand Lake, Colorado 80447
Attn: Kimberly White – Town Planner

Re: Rocky Mountain Repertory Theatre (RMRT) waiver of affordable housing requirements

Dear Ms. White,

Consistent with our agreements relating to affordable housing which were approved by the Town of Grand Lake by Resolution No. 99-2010 entered into as of March 8, 2010 (Agreement 1) and Resolution No. 29-2011 entered into as of October 24, 2011 (Agreement 2), RMRT requests that the Town of Grand Lake waive the fees and other requirements associated with the Town's affordable housing requirements as they may relate to the construction of 2 new employee residences. The residences are to be located at 450 Broadway, currently the Betty Dick Off Broadway Cabins. Such cabins shall be removed and replaced with two triplex residences. These two residences are part of RMRT's continuing commitment to provide employee housing for its summer-program employees pursuant to Agreement 1 and Agreement 2.

We sincerely appreciate the support the Town continues to show for RMRT. Thank you in advance for your consideration.

Sincerely yours,

Barbara Meyer
Rocky Mountain Repertory Theatre
President

Email: admin@rockymountainrep.com

PO Box 1667 Grand Lake, CO 80447

Phone: (970) 627-5067

Website: RockyMountainRep.com

501 (c)(3) Nonprofit Organization

Fax: (970) 627-8173

**TOWN OF GRAND LAKE
RESOLUTION NO. 29-2011**

**A RESOLUTION WAIVING THE REQUIREMENTS OF MUNICIPAL CODE
SECTION 12-10-1, *AFFORDABLE HOUSING FEES*, FOR ROCKY MOUNTAIN
REPERTORY THEATRE'S NEW EMPLOYEE RESIDENCE TO BE LOCATED AT
LOT 9, BLOCK 19, TOWN OF GRAND LAKE**

WHEREAS, According to Municipal Code Chapter 12-2-1-3, the Town Board of Trustees may waive the provisions of the Affordable Housing Fee; and

WHEREAS, the Town and Rocky Mountain Repertory Theatre have entered into an Agreement (attached as Exhibit A).

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

PART 1. The Board of Trustees hereby agrees to waive the requirements set forth in Municipal Code Section 12-10-1, *Affordable Housing Fees*, in accordance with the terms and conditions outlined in the attached fee waiver Agreement.

DULY MOVED, SECONDED, AND ADOPTED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE THIS 24TH DAY OF OCTOBER, 2011.

(SEAL)

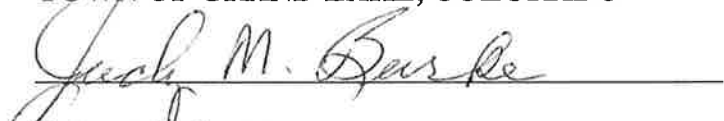
Votes Approving:	4
Votes Opposing:	0
Votes Abstaining:	1
Absent:	2

ATTEST:

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



Ronda Kolinske, CMC, Town Clerk



Judy M. Burke, Mayor

**AGREEMENT
BETWEEN
THE TOWN OF GRAND LAKE, COLORADO
AND
THE ROCKY MOUNTAIN REPERTORY THEATRE**

THIS AGREEMENT ("Agreement") is entered into as of the 21st day of October, 2011 by and between the Town of Grand Lake, Colorado (the "Town"), a municipality incorporated under the Laws of the State of Colorado, and the Rocky Mountain Repertory Theatre ("RMRT"), a not-for-profit corporation, incorporated under the laws of the State of Colorado.

WHEREAS, RMRT has been in existence and has provided housing for its employees in Grand Lake, Colorado, from May, 1968 to the present; and

WHEREAS, during this period, RMRT has produced and presented summer theater and other programs in the Town's Community Center and other facilities in Grand Lake, Colorado; and

WHEREAS, RMRT recently constructed a new theater to be used for theatrical and other productions of RMRT, its affiliates and designees, which is located on the parcel of real property described as follows: Block 12, Lots 6-8, Town of Grand Lake a/k/a 404 Vine Street ("the Theater"); and

WHEREAS, before construction of the Theater, the Town had provided space and facilities to RMRT to enable RMRT to continue to provide its programs; and

WHEREAS, the construction of the Theater had freed Town space previously used by RMRT, and the construction of the Theater has been a benefit to the Town in terms of both freeing up such space for the Town's use and allowing continuation of RMRT's significant cultural and commercial contributions to the Town; and

WHEREAS, RMRT owns, operates and maintains affordable housing in Grand Lake for approximately thirty (30) of its summer program employees at the Betty Dick Off Broadway Cabins at 450 Broadway (the "Off Broadway Cabins") and RMRT Riverside Cabins at 262 and 268 North Inlet (the "Riverside Cabins"), and also provides donated and rented housing, the cost of which is budgeted in RMRT's operating fund each year, such owned, donated and rented housing is collectively referred to as the "Employee Housing"; and

WHEREAS, RMRT believes that the availability of affordable housing is necessary and essential in order to attract and retain talented employees and, therefore, it intends to continue to provide the Employee Housing for such employees; and

WHEREAS, pursuant to Grand Lake Municipal Code ("Code") Section 12-10-1(1), the Town has adopted an Affordable Housing Fee (the "Fee") to mitigate the housing need impact of new development and, pursuant to Code Section 12-10-2(2), the Town may offset and alternatively satisfy the Fee by entering into an agreement with a project developer to provide mitigation of such impact; and

WHEREAS, the parties recognize that RMRT's summer program activities have a limited impact on local housing needs due to the relatively small number of its summer program employees, the currently owned and operated Employee Housing, the limited duration of the summer program, and the expectation that the construction of the Theater is not expected to create any additional housing needs; and

WHEREAS, the Town and RMRT entered into an agreement dated March 8, 2010 (the "Theater Agreement") pursuant to which the Town, with the adoption of Town of Grand Lake Resolution No. 9-2010, waived any Fee that might be applicable to the construction of the Theater in consideration for RMRT's commitment to continue to make the Employee Housing available for use by its summer program

EXHIBIT A

Section 8, Item E.

employees for a period of fifteen (15) years from the date of the Theater Agreement the "Effective Date"); and

WHEREAS, pursuant to its commitment to continue to provide Employee Housing for use by its summer program employees under the Theater Agreement, RMRT is constructing a new employee residence of approximately 3120 square feet, with approximately 80 square feet of exterior decking, on the property where the Off Broadway Cabins are located, more specifically at Block 19, Lots 9-12, Town of Grand Lake a/k/a 709 Lake Avenue (the "Employee Residence"); and

WHEREAS, in consideration for RMRT's acknowledgement and agreement that the Employee Residence will be considered part of the Employee Housing and will be subject to the representations and commitments of RMRT as provided in the Theater Agreement, the Town is willing to enter into this agreement to waive the Fee as it would otherwise apply to the construction of the Employee Residence.

NOW, THEREFORE, the parties agree as follows:

1. The Board of Trustees of the Town of Grand Lake has determined that the Fee of \$3140 would otherwise be owed by RMRT to the Town in connection with the construction of the Employee Residence pursuant to applicable provisions of the Town Code, as identified in Resolution No. 7-2009, will be waived. Such waiver is in recognition of the reasons stated in the Theater Agreement and is subject to the terms and provisions provided herein.

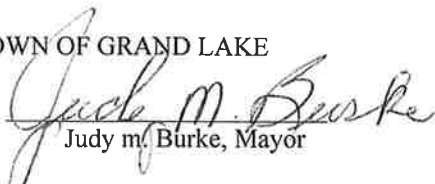
2. In consideration of the Town's waiver of the Fee, RMRT hereby agrees that the Employee Residence will, for all purposes under the Theater Agreement, be deemed part of the Employee Housing and will be subject to the representations, commitments and agreements of RMRT contained in the Theater Agreement with respect to the Employee Housing, including, without limitation, RMRT's agreement that RMRT will continue to make the Employee Housing (including, without limitation, the Employee Residence) available for use by its summer program for a period of fifteen (15) years from the Effective Date.

3. This Agreement, along with the Theatre Agreement, contain the entire agreement of the parties relating to the subject matter hereof and incorporates, merges and supersedes any and all contemporaneous and prior oral or written agreements, discussions, representations or understandings relating thereto.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date set forth above.

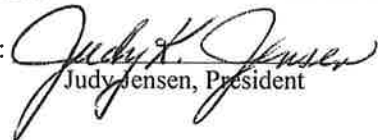
TOWN OF GRAND LAKE

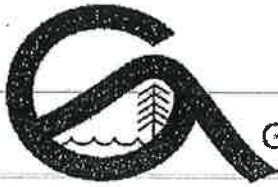
By


Judy M. Burke, Mayor

ROCKY MOUNTAIN REPERTORY THEATRE

By:


Judy Jensen, President



TOWN OF GRAND LAKE

Date: October 21, 2011

To: Mayor Judy Burke and Town Board of Trustees
 From: Abbi Jo Wittman, Town Planner *AW*
 RE: Consideration of Resolution No. ~~X~~²⁹-2011
 Attached: Draft Resolution No. X-2011 with Agreement
 Resolution No. 9-2010 with Agreement

In August of this year the Town Board received a request from Rocky Mountain Repertory Theatre (RMRT) for the Board's consideration of a waiver of Affordable Housing Fees that are owed to the Town in association with the construction of a new employee residence at the Off-Broadway Cabins site (Lots 9-12, Block 19, Town of Grand Lake). At that time the Board seemed favorable to entering into an Agreement of this nature. Staff has drafted Resolution No. X-2011 based on Town of Grand Lake Resolution No. 9-2010 (which waived the same Fees for the construction of RMRT's theater).

The Board should discuss this matter. If the Board is favorable, the Board should move to adopt Resolution No. X-2011: *A Resolution Waiving the Requirements of Municipal Code Section 12-10-1, Affordable Housing Fees, for Rocky Mountain Repertory Theatre's New Employee Residence Project to be Located at Lot 9, Block 19, Town of Grand Lake* and to authorize the Mayor to enter into the attached fee-waiver Agreement with RMRT.

Jim Peterson: conflict of interest
Dot Weber, Present
Tom Weyandt 1st
2nd Elmer
 All Aye
 4-0
 1 Abstain
 2 Absent

**TOWN OF GRAND LAKE
RESOLUTION NO. 9 - 2010**

**A RESOLUTION WAIVING THE REQUIREMENTS OF MUNICIPAL CODE
SECTION 12-10-1, *AFFORDABLE HOUSING FEES*, FOR ROCKY MOUNTAIN
REPERTORY THEATRE'S NEW THEATRE PROJECT TO BE LOCATED AT LOTS
6-8, BLOCK 12, TOWN OF GRAND LAKE**

WHEREAS, RMRT has been in existence and has provided housing for its employees in Grand Lake, Colorado, from May, 1968 to the present; and

WHEREAS, during this period, RMRT has produced and presented summer theater and other programs in the Town's Community Center and other facilities in Grand Lake, Colorado; and

WHEREAS, RMRT plans to construct new facilities (the "Project") in order to continue offering its programs in Grand Lake, Colorado; and

WHEREAS, the Project is to consist of the construction of an (approximately) 12,654 square foot, 300-seat theatre to be used for theatre productions of RMRT, its affiliates and designees, and is to be located on the parcel of real property described as follows: [Block 12, Lots 6-8, Town of Grand Lake a/k/a 404 Vine Street] ("the Property"); and

WHEREAS, the Town has provided space and facilities to RMRT to enable RMRT to continue to provide its programs; and

WHEREAS, the Town has need for space currently used by RMRT, and the construction of such new facilities by RMRT is a benefit to the Town in terms of both freeing up such space for the Town's use and allowing continuation of RMRT's significant cultural and commercial contributions to the Town; and

WHEREAS, RMRT owns, operates and maintains affordable housing in Grand Lake for approximately thirty (30) of its summer program employees, which represents 97% of RMRT's total employees, at the Betty Dick Off Broadway Cabins at 450 Broadway (the "Off Broadway Cabins") and RMRT Riverside Cabins at 262 and 268 North Inlet (the "Riverside Cabins"), and also provides donated and rented housing, the cost of which is budgeted in RMRT's operating fund each year, such owned, donated and rented housing is collectively referred to as the "Employee Housing"; and

WHEREAS, RMRT believes that the availability of affordable housing is necessary and essential in order to attract and retain talented employees and, therefore, it intends to continue to provide the Employee Housing for such employees; and

WHEREAS, pursuant to Grand Lake Municipal Code ("Code") Section 12-10-1(1), the Town has adopted an Affordable Housing Fee (the "Fee") to mitigate the housing need impact of new development and, pursuant to Code Section 12-10-2(2), the Town may offset and alternatively satisfy the Fee by entering into an agreement with a project developer to provide mitigation of such impact; and

WHEREAS, the parties recognize that RMRT's summer program activities have a limited impact on local housing needs due to the relatively small number of its summer program employees, the currently owned and operated Employee Housing, the limited duration of the summer program, and the expectation that the Project is not expected to create any additional housing needs; and

WHEREAS, the Town and RMRT desire to enter such an agreement (attached herein) upon the terms and conditions set forth below and the Town, based upon the representations of RMRT that intends to continue to provide Employee housing for its employees and the fact that RMRT has provided housing for its employees since 1968, is willing to enter into an agreement without a deed restriction on property owned by RMRT.

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

PART 1. The Board of Trustees hereby agrees to waive the requirements set forth in Municipal Code Section 12-10-1, *Affordable Housing Fees*, in accordance with the terms and conditions outlined in the attached fee waiver agreement.

DULY MOVED, SECONDED, AND ADOPTED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE THIS 8TH DAY OF MARCH, 2010.

(SEAL)



ATTEST:

Votes Approving: 5
Votes Opposing: 0
Votes Abstaining: 1
Absent: 1

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

Ronda Kolinske

Ronda Kolinske, CMC, Town Clerk

Judy M. Burke

Judy M. Burke, Mayor

AGREEMENT
BETWEEN
THE TOWN OF GRAND LAKE, COLORADO
AND
THE ROCKY MOUNTAIN REPERTORY THEATRE

THIS AGREEMENT ("Agreement") is entered into as of the 8th day of March, 2010 by and between the Town of Grand Lake, Colorado (the "Town"), a municipality incorporated under the Laws of the State of Colorado, and the Rocky Mountain Repertory Theatre ("RMRT"), a not-for-profit corporation, incorporated under the laws of the State of Colorado.

WHEREAS, RMRT has been in existence and has provided housing for its employees in Grand Lake, Colorado, from May, 1968 to the present; and

WHEREAS, during this period, RMRT has produced and presented summer theater and other programs in the Town's Community Center and other facilities in Grand Lake, Colorado; and

WHEREAS, RMRT plans to construct new facilities (the "Project") in order to continue offering its programs in Grand Lake, Colorado; and

WHEREAS, the Project is to consist of the construction of an (approximately) 12,654 square foot, 300-seat theatre to be used for theatre productions of RMRT, its affiliates and designees, and is to be located on the parcel of real property described as follows: [Block 12, Lots 6-8, Town of Grand Lake a/k/a 404 Vine Street] ("the Property"); and

WHEREAS, the Town has provided space and facilities to RMRT to enable RMRT to continue to provide its programs; and

WHEREAS, the Town has need for space currently used by RMRT, and the construction of such new facilities by RMRT is a benefit to the Town in terms of both freeing up such space for the Town's use and allowing continuation of RMRT's significant cultural and commercial contributions to the Town; and

WHEREAS, RMRT owns, operates and maintains affordable housing in Grand Lake for approximately thirty (30) of its summer program employees at the Betty Dick Off Broadway Cabins at 450 Broadway (the "Off Broadway Cabins") and RMRT Riverside Cabins at 262 and 268 North Inlet (the "Riverside Cabins"), and also provides donated and rented housing, the cost of which is budgeted in RMRT's operating fund each year, such owned, donated and rented housing is collectively referred to as the "Employee Housing"; and

WHEREAS, RMRT believes that the availability of affordable housing is necessary and essential in order to attract and retain talented employees and, therefore, it intends to continue to provide the Employee Housing for such employees; and

WHEREAS, pursuant to Grand Lake Municipal Code ("Code") Section 12-10-1(1), the Town has adopted an Affordable Housing Fee (the "Fee") to mitigate the housing need impact of new development and, pursuant to Code Section 12-10-2(2), the Town may offset and alternatively satisfy the Fee by entering into an agreement with a project developer to provide mitigation of such impact; and

WHEREAS, the parties recognize that RMRT's summer program activities have a limited impact on local housing needs due to the relatively small number of its summer program employees, the currently owned and operated Employee Housing, the limited duration of the summer program, and the expectation that the Project is not expected to create any additional housing needs; and

WHEREAS, the Town and RMRT desire to enter such an agreement upon the terms and conditions set forth below and the Town, based upon the representations of RMRT that it intends to

continue to provide Employee Housing for its employees and the fact that RMRT has provided housing for its employees since 1968, is willing to enter into this agreement without a deed restriction on property owned by RMRT:.

NOW, THEREFORE, the parties agree as follows:

1. The Fee that would otherwise be owed by RMRT to the Town in connection with the development of the Project on the Property pursuant to the provisions of the Town Code requirements for affordable housing are \$1.00 per square foot of commercial development space, as identified in Resolution No. 7-2009.

2 The Board of Trustees of the Town of Grand Lake has determined the Fee of \$12,654 that would otherwise be due and owing in connection with the Project will be waived in recognition of (a) RMRT's past and present commitment to provide affordable Employee Housing, (b) the limited impact of RMRT's summer program activities on local housing needs and the anticipated lack of any additional impact on housing needs resulting from the Project, upon continuing compliance by RMRT with the provisions of this Agreement, and (c) RMRT's historical and projected annual expenditures for housing for its employees.

3. In consideration of the Town's waiver of the Fee, RMRT hereby agrees to continue to make available for use by its summer program employees the Employee Housing. RMRT's obligation under this Agreement shall continue for a period of fifteen (15) years from the date of this Agreement.

4. If RMRT does not continue to provide Employee Housing as provided in Section 3, in whole or in part, or seeks to sell or otherwise dispose of Employee Housing, in whole in or part, during the term of this Agreement, RMRT must notify the Town no less than thirty (30) days before it takes such actions, and on or before the date of taking such action, RMRT shall (1) identify replacement arrangements for Employee Housing that are satisfactory to the Town Board of Trustees or will (2) pay such Fee as would be due had the Project been developed at the time of such actions, based on the Fee then in effect.

5. This Agreement contains the entire agreement of the parties relating to the subject matter hereof and incorporates, merges and supersedes any and all contemporaneous and prior oral or written agreements, discussions, representations or understandings relating thereto.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date set forth above.

TOWN OF GRAND LAKE

By Judy M. Burke

Name: Judy M. Burke

Title: Mayor

ROCKY MOUNTAIN REPERTORY THEATRE

By: Judy R. Jensen, President
Judy Jensen, President



Date: August 17, 2011

To: Mayor Judy Burke and Town Board of Trustees
From: Abbi Jo Wittman, Town Planner *AJW*

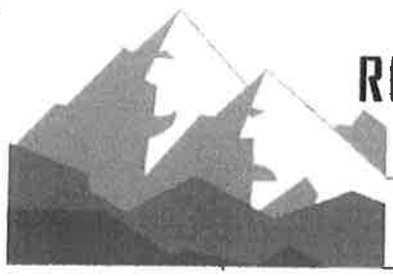
RE: Affordable Housing Fee Waiver Request
Attached: RMRT Request Letter (dated August 17, 2011)
Resolution No. 9-2010 (with Attachments)
Resolution No. X-2011

On August 17, 2011 the Town received a request from Rocky Mountain Repertory Theatre (RMRT) for the Board's consideration of a waiver of Affordable Housing Fees (Fee) associated with a (soon to be) proposed building permit application for the construction of a new six-bedroom, lodge-style, employee housing unit on 450 Broadway (otherwise known as the 'Betty Dick Off Broadway Cabins'); the unit proposed at this time would be an addition to the existing housing units located in this area. RMRT's request does remind the Board of the 2009 agreement between the Town and RMRT which waived the Fee for the construction of their new theatre structure (located on Vine Street and Grand Avenue) on the basis that RMRT provides 97% of their staff with housing.

The Board should discuss this matter with RMRT for Board determination as to whether or not the Board would be favorable to entering into a new, or modifying the existing Agreement, with RMRT for the waiver of the Fee. Based on discussions between the Town Board and RMRT, staff will draft an agreement and bring an executed agreement back to the Town Board for the Board's formal consideration as an item of business in a regular meeting. Similar to the process the Town has followed in the past, staff has drafted a resolution (attached) for the Board's consideration to allow for the release of the building permit while a decision has been made about a possible waiver of fees or the payment of fees in full.

Staff is proposing to follow a similar method, as it has in the past, as a building permit application has not yet been submitted by the property owner. While the general contractor for the project has indicated the proposed structure, including unfinished basement, will be 3120 square feet with two, sixteen square foot patios, Town staff would feel most comfortable drawing up an agreement (or modifying the existing one) when a permit application is submitted for final determination of the entirety of the structure and the total Fee waived.

If the Board is favorable to the request, the Board should to approve Resolution No. X-2011: *A Resolution Authorizing the Release of an Approved Building Permit for a Proposed Employee Housing Structure to be located at Lots 9-12, Block 19, Town of Grand Lake.*



ROCKY MOUNTAIN REPERTORY THEATRE

MUSIC, MOUNTAINS & MAGIC

RECEIVED AUG 17 2011

Board of Trustees

Judy Jensen
President

Susan Sidell Brandt
Vice President

Bill Herbert
Treasurer

Dot Weber
Secretary

Ed Bittle
Claudia Diamond
Linda Dickinson
Bernie Dvorak
Reed James
Jeanne Kafer
Gini Kinder
Dick Lacouture
Steve Litt
Suzi Maki
Carol McMurry
JoAnn Roberts
Bob Scott
Eugene Zachman
Trustees

Michael Querio
Artistic Director

Carol Wolff
Executive Director

Scott Haden
Managing Director

Clare Arena Haden
Company Manager

Jeff Duke
Artistic Associate

Town of Grand Lake
August 17, 2011
1026 Park Avenue
Grand Lake, Colorado 89447
Attn: Abbi Jo Wittman – Town Planner

Re: Rocky Mountain Repertory Theatre (RMRT) waiver of affordable housing requirements

Dear Ms. Wittman,

Consistent with our agreement relating to affordable housing which was approved by the Town of Grand Lake by Resolution No. 9 – 2010 and entered into as of March 8, 2010 (the "Agreement"), RMRT requests that the Town of Grand Lake waive the fees and other requirements associated with the Town's affordable housing requirements as they may relate to the construction of a new employee residence. The residence is to be located at the Betty Dick Off Broadway Cabins at 450 Broadway and is part of our continuing commitment to provide employee housing for its summer-program employees pursuant to the Agreement.

We sincerely appreciate the support the Town continues to show for RMRT. Thank you in advance for your consideration.

Sincerely yours,

Judy Jensen
Rocky Mountain Repertory Theatre
President

**TOWN OF GRAND LAKE
RESOLUTION NO. 20 - 2011**

**A RESOLUTION AUTHORIZING THE RELEASE OF AN APPROVED BUILDING PERMIT
FOR A PROPOSED EMPLOYEE HOUSING STRUCTURE TO BE LOCATED AT LOTS 9-12,
BLOCK 19, TOWN OF GRAND LAKE**

WHEREAS, Municipal Code Section 12-10-1(the Code), *Affordable Housing Fees*, indicates the Town Building Official shall not issue any building permit for new construction until such time as Affordable Housing Fees, as set by resolution adopted by the Town Board of Trustees, are paid in full; and,

WHEREAS, the Code further states the fee required may be satisfied, in whole or in part, by the means which are agreed to between the Town and the Owner; and,

WHEREAS, on August 17, 2011, the Town Board of Trustees received a fee waiver request from Rocky Mountain Repertory Theatre (the Owner); and

WHEREAS, on August 22, 2011, the Town Board of Trustees discussed this matter with the owner, and was favorable to considering a fee waiver on the basis that Rocky Mountain Repertory Theatre currently provides free housing to 97% of its theatre troupe; and

WHEREAS, to expedite the building permit review process, the Town Board discussed its willingness to work with Rocky Mountain Repertory Theatre on developing an agreement for the waiver of the fees, and was comfortable in releasing the permit prior to a signed agreement being in effect, as long as one was signed prior to the Certificate of Occupancy.

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

PART 1. The Board of Trustees hereby authorizes Staff to release an approved building permit without the payment of Affordable Housing Fees.

PART 2. Town Staff is directed not to issue a Certificate of Occupancy unless the requirements set forth in Municipal Code 12-10-1 have been met, either through the payment of the Affordable Housing Fees by the Owner, or by a signed agreement for waiver of the fees.

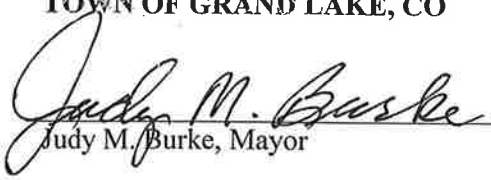
**DULY MOVED, SECONDED, AND ADOPTED BY THE BOARD OF TRUSTEES OF THE
TOWN OF GRAND LAKE THIS 22ND DAY OF AUGUST, 2011.**

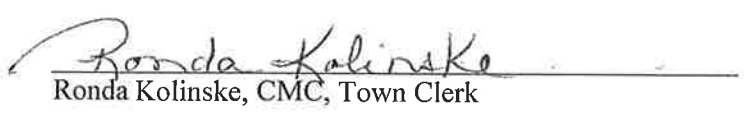
(SEAL)

Votes Approving:	4
Votes Opposing:	0
Votes Abstaining:	1
Absent:	2

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

ATTEST:


Judy M. Burke, Mayor


Ronda Kolinske, CMC, Town Clerk

**TOWN OF GRAND LAKE
PLANNING COMMISSION
RESOLUTION NO. 07-2022**

A RESOLUTION CONCURRENTLY APPROVING THE PRELIMINARY AND FINAL DEVELOPMENT APPLICATION, AND THE SUBDIVISION PLAT OF 450 BROADWAY STREET; ALSO KNOWN AS LOTS 9-11, BLOCK 19 TOWN OF GRAND LAKE

WHEREAS, Rocky Mountain Repertory Properties, Inc (the “Owners”) are the Owners of certain real property known as 450 Broadway or lots 9-11, Block 19, Town of Grand Lake; (the “Property”) and

WHEREAS, the Owners to submitted a combined preliminary and final development application for proposed redevelopment including the lot consolidation of 9-11, Block 19, Town of Grand Lake, Colorado; and

WHEREAS, Town Staff determined the application was complete and proper notice was provided pursuant to the Town Code; and

WHEREAS, on April 6th, 2022, the Planning Commission discussed and motioned approval of the Sketch Plan with support of a variances to required building separation of 20’ reduced to 10’, commercial use waiver for the property, and the affordable housing requirement; and

WHEREAS, Chapter 12, Article 9, Land Development Regulations, of the Municipal Code indicate the Major Land Use Development Review Procedures and Submittal Requirements, for subdivisions located within the Town of Grand Lake, may combine the processes of the Preliminary Plat Application and the Final Development Application; and

WHEREAS, Chapter 12, Article 9, Land Development Regulations, Of the Municipal Code states the Preliminary Plat application shall be reviewed by the Planning Commission at a publicly noticed hearing; and

WHEREAS, a Public Hearing was properly noticed for June 15, 2022; and

WHEREAS, Section 12-6-8(B) of the Grand Lake Municipal Code permits the consolidation of two or more contiguous legal lots into a single lot under certain circumstances and criteria; 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, on June 15th, 2022, the Planning Commission reviewed the combined Preliminary Development Application and Final Plat submittal, including the consolidation of lots 9-11, Block 19, for the proposed redevelopment at a publicly noticed hearing.

NOW THEREFORE BE IT RESOLVED BY THE PLANNING COMMISSION OF THE TOWN OF GRAND LAKE, COLORADO,

THAT, the Planning Commission hereby approves combined Preliminary Development Application and Final Plat submittal with consolidation of lots 9-11, Block 19, Town of Grand Lake for the proposed redevelopment; and recommends the same be approved by the Town of Grand Lake Board of Trustees; and

THAT, the Planning Commission’s approval is subject to the following condition(s):

1. The Owner files and records the final approved Lot Consolidation Plat with the Clerk and Recorder’s office of Grand County, Colorado.
2. Lots 9-11 are to be considered one new lot, in perpetuity, never to be sold separately or mortgaged separately.

THAT, the Planning Commission forwards a favorable recommendation to the Board of Trustees that the following exceptions requested by the Applicant be approved:

1. Buildings separation from 20’ to 10’ per 2015 IBC
2. Commercial units not required in the first 50’ of the property
3. A reduction of the required number of parking spaces by 3.2 spaces
4. A waiver of the affordable housing requirements

DULY MOVED, SECONDED AND ADOPTED BY THE PLANNING COMMISSION OF THE TOWN OF GRAND LAKE, COLORADO THIS 15TH DAY OF JUNE, 2022.

(S E A L)

Votes Approving:	4
Votes Opposed:	0
Absent:	2
Abstained:	1

ATTEST:

TOWN OF GRAND LAKE

 Kim White
 Community Development Director

 James Shockey, Chairman

**TOWN OF GRAND LAKE
BOARD OF TRUSTEES
RESOLUTION __-2022**

**A RESOLUTION GRANTING APPROVAL THE FINAL DEVELOPMENT
APPLICATION AND PLAT AS WELL AS A LOT CONSOLIDATION WITH
CONDITIONS
(450 BROADWAY STREET, GRAND LAKE, CO)**

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

WHEREAS, the Town of Grand Lake (the “Town”) received an application for a combined preliminary and final development with a lot Consolidation Application (the “Application”) from Rocky Mountain Repertory Properties, Inc. (the “Applicant”); and

WHEREAS, the Applicant is the owner of certain real property more particularly described as follows:

Lots 9, 10, and 11
Block 19, Town of Grand Lake, Colorado

Also known as: 450 Broadway Street, Grand Lake, Colorado 80447 (the “Property”); and

WHEREAS, the Town Planner deemed the Application complete and presented the Application to the Planning Commission at a regular Planning Commission meeting and a properly noticed public hearing on June 15, 2022; and

WHEREAS, the Applicant is requesting to consolidate Lots 9, 10, and 11 into a single lot pursuant to Town of Grand Lake Town Code Section 12-6-8(B) more specifically described on the Final Plat, attached hereto as **Exhibit A**; and

WHEREAS, the Town of Grand Lake Municipal Code (the “Code”) 12-6-8 (B) permits lot consolidation requests to be submitted for review by the Planning Commission and approval by the Board of Trustees; and

WHEREAS, Code section 12-6-8 (B)(4) sets forth the review criteria for such a request as follows:

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 lot; and

WHEREAS, at its regular meeting on June 15, 2022, the Planning Commission found all applicable criteria of Code Section 12-6-8(B) were met; and

WHEREAS, the Planning Commission passed Resolution 07-2022, recommending the Board of Trustees approve the Application subject to the following conditions:

1. The Owner files and records the final approved Lot Consolidation Plat with the Clerk and Recorder's office of Grand County, Colorado.
2. Lots 9-11 are to be considered one new lot, in perpetuity, never to be sold separately or mortgaged separately.

WHEREAS, the Planning Commission passed Resolution 07-2022, recommending the Board of Trustees approve the Application with the following exemptions requested by the Applicant from the Town Code:

1. Buildings separation from 20' to 10' per 2015 IBC
2. Commercial units not required in the first 50' of the property
3. A reduction of the required number of parking spaces by 3.2 spaces
4. A waiver of the affordable housing requirements

WHEREAS, the Board of Trustees finds the proposed Lot Consolidation complies with all applicable provisions of Section 12-6-8(B) of the Code; and

WHEREAS, the Application further requested approval of the addition of certain improvements with the Property as further described in the Final Development application and plat; and

WHEREAS, the Board has reviewed the Application and considered the favorable recommendations from the Planning Commission and Town Staff; and

WHEREAS, the Board also reviewed the requested variances regarding building separation being reduced from 20' to 10', commercial use waiver for the Property, and the affordable housing requirement and find them to be .

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

1. The Board of Trustees hereby has determined the proposed Lot Consolidation complies with all applicable provisions of the Grand Lake Municipal Code, including but not limited to Section 12-6-8(B).
2. The Final Plat, attached hereto as **Exhibit A**, is approved subject to the following conditions:
 - a. 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.
 - b. Compliance by the Applicant with all representations made to the Planning Commission or the Board of Trustees during all public hearings or meetings related to the Application.
 - c. 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.
3. The Board of Trustees has reviewed the Applicant's request for the following exemptions which are contained in the Final Plat and approves the following:
 - a. Buildings separation from 20' to 10' per 2015 IBC
 - b. Commercial units not required in the first 50' of the property
 - c. A reduction of the number of required parking spaces by 3.2 spaces
 - d. A waiver of the affordable housing requirements

4. The Final 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 Final Plat with the Town and the Grand County Clerk and Recorder.

5. 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.

6. 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 __TH DAY OF _____, 2022.

S E A L

BOARD OF TRUSTEES

Votes approving: _____
Votes opposed: _____
Absent: _____
Abstained: _____

ATTEST:

Jenn Thompson, Town Clerk

Stephan Kudron, Mayor

**TOWN OF GRAND LAKE
RESOLUTION NO. __-2022**

**A RESOLUTION WAIVING THE REQUIREMENTS OF MUNICIPAL CODE
SECTION 12-10-1, AFFORDABLE HOUSING FEES, FOR ROCKY MOUNTAIN
REPERTORY THEATRE'S NEW EMPLOYEE RESIDENCE TO BE LOCATED AT
LOTS 9-11, BLOCK 19, TOWN OF GRAND LAKE**

WHEREAS, According to Municipal Code Chapter 12-2-1-3, the Town Board of Trustees may waive the provisions of the Affordable Housing Fee; and

WHEREAS, the Town and Rocky Mountain Repertory Theatre have entered into an Agreement (attached as Exhibit A).

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

PART 1. The Board of Trustees hereby agrees to waive the requirements set forth in Municipal Code Section 12-10-1, *Affordable Housing Fees*, in accordance with the terms and conditions outlined in the attached fee waiver Agreement.

DULY MOVED, SECONDED, AND ADOPTED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE THIS ____ DAY OF _____, 2022.

(S E A L)

Votes Approving:
Votes Opposed:
Absent:
Abstained:

ATTEST:

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

Jenn Thompson
Town Clerk

By: _____
Steve Kudron
Mayor

**EXHIBIT
A**

Section 8, Item E.

**AGREEMENT BETWEEN THE TOWN OF GRAND LAKE, COLORADO AND THE ROCKY MOUNTAIN
REPERTORY THEATRE**

THIS AGREEMENT ("Agreement") is entered into as of the ___ of _____, 2022 by and between the Town of Grand Lake, Colorado (the "Town"), a municipality incorporated under the Laws of the State of Colorado, and the Rocky Mountain Repertory Theatre ("RMRT"), a not-for-profit corporation, incorporated under the laws of the State of Colorado.

WHEREAS, RMRT has been in existence and has provided housing for its employees in Grand Lake, Colorado, from May, 1968 to the present; and

WHEREAS, during this period, RMRT has produced and presented summer theater and other programs in the Town's Community Center and other facilities in Grand Lake, Colorado; and

WHEREAS, RMRT constructed a new theater to be used for theatrical and other productions of RMRT, its affiliates and designees, which is located on the parcel of real property described as follows: Block 12, Lots 6-8, Town of Grand Lake a/k/a 404 Vine Street ("the Theater"); and

WHEREAS, before construction of the Theater, the Town had provided space and facilities to RMRT to enable RMRT to continue to provide its programs; and

WHEREAS, the construction of the Theater had freed Town space previously used by RMRT, and the construction of the Theater has been a benefit to the Town in terms of both freeing up such space for the Town's use and allowing continuation of RMRT's significant cultural and commercial contributions to the Town; and

WHEREAS, RMRT owns, operates and maintains affordable housing in Grand Lake for approximately thirty (30) of its summer program employees at the Betty Dick Off Broadway Cabins at 450 Broadway (the "Off Broadway Cabins") and RMRT Riverside Cabins at 262 and 268 North Inlet (the "Riverside Cabins"), and also provides donated and rented housing, the cost of which is budgeted in RMRT's operating fund each year, such owned, donated and rented housing is collectively referred to as the "Employee Housing"; and

WHEREAS, RMRT believes that the availability of affordable housing is necessary and essential in order to attract and retain talented employees and, therefore, it intends to continue to provide the Employee Housing for such employees; and

WHEREAS, pursuant to Grand Lake Municipal Code ("Code") Section 12-10-1(1), the Town has adopted an Affordable Housing Fee (the "Fee") to mitigate the housing need impact of new development and, pursuant to Code Section 12-10-2(2), the Town may offset and alternatively satisfy the Fee by entering into an agreement with a project developer to provide mitigation of such impact; and

WHEREAS, the parties recognize that RMRT's summer program activities have a limited impact on local housing needs due to the relatively small number of its summer program employees, the currently owned and operated Employee Housing, the limited duration of the summer program, and the expectation that the construction of the Theater is not expected to create any additional housing needs; and

WHEREAS, the Town and RMRT entered into an agreement dated March 8, 2010 (the "Theater Agreement") pursuant to which the Town, with the adoption of Town of Grand Lake Resolution No. 9- 2010, waived any Fee that might be applicable to the construction of the Theater in consideration for RMRT's commitment to continue to make

the Employee Housing available for use by its summer program

Section 8, Item E.

EXHIBIT A

Section 8, Item E.

employees for a period of fifteen (15) years from the date of the Theater Agreement the "Effective Date"); and

WHEREAS, pursuant to its commitment to continue to provide Employee Housing for use by its summer program employees under the Theater Agreement, RMRT constructed an employee residence of approximately 3120 square feet, with approximately 80 square feet of exterior decking, on the property where the Off Broadway Cabins are located, more specifically at Block 19, Lots 9-12, Town of Grand Lake a/k/a 709 Lake Avenue (the "Employee Residence"); and

WHEREAS, RMRT submitted plans to remove a substantial portion of the existing cabins at the Off Broadway Cabins and replacing them with updated dormitory style Employee Housing to provide substantially the same or improved Employee Housing (the "Plans"); and

WHEREAS, the Planning Commission and the Board of Trustees reviewed the Plans and approved the same as being consistent with RMRT's dedication to Employee Housing; and

WHEREAS, in consideration for RMRT's acknowledgement and agreement that the Employee Residence will be considered part of the Employee Housing and will be subject to the representations and commitments of RMRT as provided in the Theater Agreement, the Town is willing to enter into this agreement to waive the Fee as it would otherwise apply to the construction of the Employee Residence.

NOW, THEREFORE, the parties agree as follows:

I. The Board of Trustees of the Town of Grand Lake has determined that the Fee that would otherwise be owed by RMRT to the Town in connection with the construction of the Employee Residence, specifically those at the Off Broadway Cabins, pursuant to applicable provisions of the Town Code will be waived. Such waiver is in recognition of the reasons stated in the Theater Agreement and is subject to the terms and provisions provided herein.

2. In consideration of the Town's waiver of the Fee, RMRT hereby agrees that the Employee Residence will, for all purposes under the Theater Agreement, be deemed part of the Employee Housing and will be subject to the representations, commitments and agreements of RMRT contained in the Theater Agreement with respect to the Employee Housing, including, without limitation, RMRT's agreement that RMRT will continue to make the Employee Housing (including, without limitation, the Employee Residence) available for use by its summer program for a period of fifteen (15) years from the Effective Date.

3. This Agreement, along with the Theatre Agreement, contain the entire agreement of the parties relating to the subject matter hereof and incorporates, merges and supersedes any and all contemporaneous and prior oral or written agreements, discussions, representations or understandings relating thereto.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date set forth above.

ROCKY MOUNTAIN REPERTORY THEATRE

BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE, COLORADO

By: _____
Name: _____
Title: _____

By: _____
Steve Kudron
Mayor



To: Mayor Kudron and the Board of Trustees
From: John Crone, Town Manager
Re: Renewal of Liquor License for One Love Rum Kitchen
Date: June 27, 2022

Background

The Town has received a Liquor License Renewal Application for One Love Rum Kitchen located at 928 Grand Avenue, Grand Lake. The application, required documents, and payments were all submitted to the Town by the owner. There have been no reported problems at the establishment.

Under Colorado revised statute, the Board may choose to have a public hearing on the application. The hearing must be properly noticed, so, if the Board wishes a hearing, it will be set for a future date. If the Board wishes to approve the application without a hearing it may do so by passing a motion at tonight's meeting.

Motion

If the Board of Trustees desires approve the liquor license renewal, it may do so with the following motion.

I move to approve the liquor license renewal application for One Love Rum Kitchen.



To: Mayor Kudron and the Board of Trustees
From: John Crone, Town Manager
Re: Renewal of Liquor License for Gateway Inn
Date: June 27, 2022

Background

The Town has received a Liquor License Renewal Application for Gateway Inn located at 120 Lake Avenue, Grand Lake. The application, required documents, and payments were all submitted to the Town by the owner. There have been no reported problems at the establishment.

Under Colorado revised statute, the Board may choose to have a public hearing on the application. The hearing must be properly noticed, so, if the Board wishes a hearing, it will be set for a future date. If the Board wishes to approve the application without a hearing it may do so by passing a motion at tonight's meeting.

Motion

If the Board of Trustees desires approve the liquor license renewal, it may do so with the following motion.

I move to approve the liquor license renewal application for the Gateway Inn.



To: Mayor Kudron and the Board of Trustees
From: John Crone, Town Manager
Re: Renewal of Liquor License for Rockies
Date: June 27, 2022

Background

The Town has received a Liquor License Renewal Application for Rockies located at 1000 Grand Avenue, Grand Lake. The application, required documents, and payments were all submitted to the Town by the owner. There have been no reported problems at the establishment.

Under Colorado revised statute, the Board may choose to have a public hearing on the application. The hearing must be properly noticed, so, if the Board wishes a hearing, it will be set for a future date. If the Board wishes to approve the application without a hearing it may do so by passing a motion at tonight's meeting.

Motion

If the Board of Trustees desires approve the liquor license renewal, it may do so with the following motion.

I move to approve the liquor license renewal application Rockies.

May 26, 2022

Grand Lake Board of Trustees
Town of Grand Lake
Grand Lake, Colorado 80447

Dear Trustees:


As citizens of Grand Lake, we are acutely aware of the threats facing Shadow Mountain Reservoir and our spectacular Grand Lake. Unfortunately, while promises have been made over the years that these natural resources will be protected and preserved, we have seen a continuing degradation of these waters and our surrounding resources. It is our belief that it will take systemic change in how these lakes are managed if we are to insure the water bodies survive in a way that sustains not only the health but all of the environmental characteristics that make these lakes so unique and valuable to our local economy and the quality of life we all enjoy. Accordingly, we are asking that the Town adopt the attached Rights of Nature Resolution that recognizes the need to protect the lakes and calls on the State of Colorado to implement the measures needed to ensure the preservation and protection that is so badly needed. We are available to discuss this important Resolution and answer any questions you may have.

Sincerely,


Michael Cassio (on behalf of Three Lakes Watershed Association)


Jim McComb (on behalf of the Grand Lake Chamber of Commerce)


Kirsten Heckendorf (on behalf of Outstanding Grand Lake)


Ken Fucik (on behalf of Live Water)

TOWN OF GRAND LAKE, COLORADO

RESOLUTION 2022-_____

A RESOLUTION OF THE TOWN BOARD OF TRUSTEES OF GRAND LAKE IN SUPPORT OF ENHANCING PROTECTION AND STEWARDSHIP OF THE GRAND LAKE AREA BY RECOGNIZING THE RIGHTS OF NATURE FOR GRAND LAKE AND ITS WATERSHED AND CALLING UPON THE STATE OF COLORADO TO ALSO ENHANCE STATE PROTECTION OF LAKES, WATERWAYS, AND RIPARIAN ECOSYSTEMS

Whereas, the Town of Grand Lake is nestled high in the Rocky Mountains, near the Great Divide, and at the headwaters of the Colorado River and on the shore of Grand Lake; and

The Lake, which is the largest and deepest natural lake in the State of Colorado, is surrounded by wild lands and spectacular natural scenery, which have always attracted people to the area; and

Long before the Town existed, the Ute people lived in the area, supported by the abundance of the land. To them, the lake was a sacred place, known as Spirit Lake; and

The land gave birth to the Town, which began as a settlement of trappers and miners who were drawn to the area in the 1800s by the wildlife and the Earth's precious metals. The Town grew and became the county seat in 1881; and

Today, the Town's economic welfare depends upon visitors, who are drawn by the natural setting and the myriad recreational opportunities it affords. The Town serves as a gateway to Rocky Mountain National Park and to the rugged wilderness of Arapahoe National Forest. Hikers and bikers come to access the area's extensive trail system, including a gateway to the Continental Divide Trail, which stretches from the Mexican to the Canadian borders and is one of the world's greatest, highest, and most challenging long-distance trails. Water sport enthusiasts come to the Town to enjoy the Lake by sailing, kayaking, and fishing. In the winter, visitors come for cross country skiing, ice fishing, pond hockey, and the New Year's Eve fireworks on the frozen lake. Year round, visitors come to relax and rejuvenate on the Town's sandy beach, play in the pedal boats, and stroll the historic wooden board walks that line Main Street. In these ways, and others, the Town, its residents, and visitors continue to benefit from the Lake and its watershed; and

Millions of others, living throughout the Western United States, also benefit from the Lake and its watershed, which serve as the top a string of lakes and reservoirs that feed the Colorado River, which supplies the water for millions throughout the Western United States; and

Whereas, residents of Grant Lake understand that their own quality of life and the Town's continuing economic welfare depend upon protection of the natural environment and that, while some protections are in place, those protections are inadequate to safeguard the Lake and its watershed; and

Whereas, today, past and current water diversions, land development, wildfire, and visitor impacts pose ongoing threats to water quality, serenity and beauty, and to the ecological health of the surrounding natural environment; and

Whereas, the Town Board of Trustees wishes to take all possible action to protect the Lake and its watershed; and

Whereas, dozens of local governments in the United States, including a few in Colorado, have enhanced their efforts to protect the natural environment by formally recognizing that Nature, including water bodies such as lakes and rivers, is not mere human property and is, instead, one interdependent system in which humans are members with responsibility to care for the welfare of the entire community of life. Around the world, as well as in the United States, many governments have incorporated this understanding into their laws by recognizing Nature's and specific rivers' rights to exist, rejuvenate, and be restored.

NOW THEREFORE, THE TOWN BOARD OF TRUSTEES OF GRAND LAKE, COLORADO, DOES RESOLVE AS FOLLOWS:

Section 1. *The Rights of Nature of Grand Lake and its Watershed.* Grand Lake, its Watershed, its life forms, and other natural components exist and function as an integrated and interdependent system of natural communities, and are therefore, recognized, understood, and respected in this Resolution as a living entity, possessing fundamental and inalienable rights.

Section 2. *The Rights of the Lake.* The Town recognizes that Grand Lake and its watershed possess, at minimum, the following fundamental and inalienable rights to:

1. Support essential functions within its ecosystems, including by maintaining water clarity and quality and horizontal and longitudinal connectivity, and providing adequate habitat for native species of plants, fish, and other animals;
2. Feed and be fed by sustainable precipitation, snowpack, and glaciers;
3. Maintain native biodiversity; and
4. Restoration and preservation of adequate ecosystem health.

Section 3. *The Rights of the Watershed Ecosystems.* The ecosystems of the Watershed, and their living and non-living natural components and communities – including the Lake's tributaries, forests, wetlands, wildlife, and native plants – possess, at minimum, fundamental and inalienable rights to existence, integral health, regeneration, natural evolution, and restoration.

Section 4. *The Town's Stewardship and Responsibilities.* The Board of Trustees intends to protect the Lake, and the ecosystems of its Watershed to the full extent of its ability and to effectuate the rights recognized in Sections 1, 2, and 3 of this Resolution by:

- (a) Making the rights recognized in this resolution primary considerations in Town decisions and actions that impact the Lake and the Watershed's ecosystems, including decisions and actions impacting water clarity, water quality and quantity, biodiversity, and ecosystem health;
- (b) Developing, implementing, and enforcing laws, policies, programs, best practices, and other measures necessary to effectuate the rights enumerated in this Resolution so that Nature and current and future generations of humans may thrive together in harmony within the town, the watershed, and the surrounding wild landscapes;
- (c) Formulating and implementing mechanisms for giving the Lake and its Watershed's ecosystems a voice in public decisions-making processes, such as by establishing a guardianship body to

serve as their fiduciary and representative, or through such other means as the Board of Trustees determines to be most effective and appropriate;

- (d) Preparing, at least once every twelve (12) months, a concise written report to the community which shall include, at minimum, summary of the health and state of the Lake and its Watershed’s ecosystems, an update on realization of their rights enumerated in this Resolution, and recommendations for advancing and securing their welfare and sustainability.

Section 5. Call for the State of Colorado to Incorporate into State Law a New Paradigm for Stewardship of Lakes, Waterways, Watersheds, and Riparian Ecosystems, Such as Recognition of Nature’s Rights. In order to more fully effectuate the purposes of this resolution and to protect both current Town residents and the generations of residents to come, the residents of the Town of Grand Lake hereby call upon the State of Colorado to create an advisory body to make recommendations on incorporating recognition of Nature’s Rights or an alternative eco-centric paradigm into state law and governance of waterways and watersheds, including consideration of new state policies, laws, or constitutional amendments that would more adequately safeguard waterways and watersheds.

Section 6. Effective Date. This Resolution shall take effect immediate upon its adoption.

RESOLVED, APPROVED and ADOPTED THIS ___ DAY OF _____, 2022.

TOWN OF GRAND LAKE

By: _____

ATTEST:

MEMORANDUM

TO: Grand Lake Board of Trustees
FROM: Dan Krob, Town Attorney
DATE: 5.31.22
RE: Proposition 118 - Paid Family and Medical Leave Insurance Program (FAMLI)

The State of Colorado’s Paid Family and Medical Leave Insurance Act (“FAMLI Act”), C.R.S. § 8-13.3-501 et seq., provides Colorado workers state-administered paid time off to address family and medical needs, funded through payroll premiums paid by employers and employees. The FAMLI Act permits a local government to decline participation in the program, and Regulation 2.6 of 7 C.C.R. 1107-2, adopted by the Colorado Department of Labor and Employment, Division of FAMLI, states that a local government may decline participation in the FAMLI program by an affirmative vote of the local government’s governing body to decline participation following the local government’s procedures for formal votes.

Regulation 2.6 of 7 C.C.R. 1107-2 states that: the declination decision is not permanent; local governments that have previously declined participation in the FAMLI program may subsequently elect FAMLI program coverage at the beginning of the annual cycle relevant to the local government’s budgeting cycle; and the local government’s declination decision must be renewed every eight years or the local government will become a covered employer under the FAMLI Act.

The FAMLI Act allows any employee of a local government that has declined participation in the FAMLI program to elect coverage individually under the FAMLI program. Pursuant to Regulation 2.6 of 7 C.C.R. 1107-2 the process for declining participation is as follows:

1. A resolution, following a public hearing, declining participation must be adopted by December 31, 2022.
2. Town Board of Trustees must provide opportunity to give testimony prior to the vote.
3. Town’s employees must be previously notified in writing of the vote process on the Resolution and have had an opportunity to submit comments through a public process to the Town Board of Trustees.
4. Written notice of Town Board of Trustees’ decision to decline participation must be provided to the CDLE’s FAMLI Division.
5. A local government’s decision declining FAMLI Act participation will not take effect for 180 days to allow employees to individually opt into benefits coverage pursuant to C.R.S. 8-13.3-514.
6. Within 30 days following a local government declination vote, the local government must provide its local government employees with a written individual notice of the local government’s declination vote and the impact toward FAMLI ,or other paid family and leave insurance coverage. The written notice, must at a minimum, explain the differences

between benefits offered by the FAMLI program and any private plan offered by the government. The notice must also state which employees, if any, are eligible for job protection under the federal Family and Medical Leave Act (FMLA) benefits or other local provisions were applicable.

7. Written notices must contain information regarding the right of local government employees to voluntarily opt into FAMLI benefits pursuant to 8-13.3-514 C.R.S., and the contact information for the Division.
8. Local government employers must display a notice containing the information in a conspicuous and accessible place in each establishment where employees are employed. The Division will create and make available to local government employers posters and notices.
9. It is the responsibility of the local government employers to request printed materials from the Division.
10. As noted, the declination period is not permanent and participation must be reconsidered, and the Division notified at a minimum of every 8 years. The governing body may reconsider and elect coverage annually pursuant to 7 CCR 1107-2, Regulation 2.5.

Staff should take the following steps:

1. Determine whether declining to participate in the FAMLI program is a good idea by explaining the differences between benefits offered by the FAMLI program and benefits the Town already provides.
2. Assess the costs of FAMLI Act coverage to the Town given that FAMLI offers up to 12 weeks of paid family and medical leave through a mandatory payroll tax, paid by employers and employees in a 50/50 split. Premiums are paid by the employer, and employer can choose to take up to 50% of the premium out of the employee's check or pay the entire premium on behalf of the employee. From January 1, 2021 to December 31, 2023 the total payroll tax amount is 0.9% (0.45% employer and 0.45% employee). After January 1, 2025, the premium amount will be adjusted upward based on previous years claims and administering the program as much as 1.2%.
3. Schedule the public hearing on the resolution declining participation by December 31, 2022.
4. Register with the FAMLI system (Fall 2022). The system will request the agency to upload a letter with the date and decision of the letter.
5. Notify FAMLI of the Town's decision following a vote by January 1, 2023, to avoid paying premiums. If an employer decides to fully participate, no action is needed. If the state does not receive a notice by January 1, 2023, the FAMLI division will assume the entity intends to participate and will expect premium payments due on April 1, 2023. Benefits do not start until January 2024.

Please review this and, as always, feel free to contact me with any questions at 970-231-8026.