

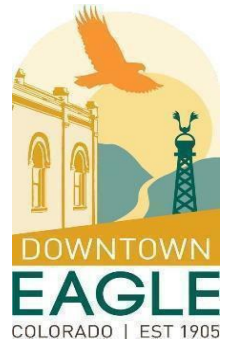
EAGLE DOWNTOWN DEVELOPMENT AUTHORITY (DDA)
Eagle Town Hall | 200 Broadway, Eagle, CO 81631
Castle Conference Room
Tuesday, April 15, 2025 | 1:00PM

Public WiFi – Town of Eagle WiFi

This agenda and the meetings can be viewed at www.townofeagle.org.

Times listed are estimated and are subject to change.

REVISED AGENDA – April 14, 2025



Meeting Access

This will be an in-person meeting with additional access via MS Teams.

Microsoft Teams [Need help?](#)

[Join the meeting now](#)

Meeting ID: 269 821 683 823

Passcode: uF7p6DU6

Dial in by phone

+1 469-770-0416,,459775250# United States, Kaufman

[Find a local number](#)

Phone conference ID: 459 775 250#

1. Call to Order and Roll Call

2. Disclosure of Any Conflicts of Interest Related to Agenda Items

Pursuant to Section 31-25-819, C.R.S regarding conflict of interest, board members and employees of the DDA must disclose significant financial interest and avoid voting or participating in related matters. Violations can lead to dismissal or forfeiture of office.

3. Public Comment

Comments are welcome on items not listed on the following agenda. Public comments are limited to three (3) minutes.

4. Approval of Minutes

- a. Minutes dated March 18, 2025

5. Updates (as needed)

- a. DDA Financials, Troy Bernberg
 - i. Eagle County Treasurer, Tax Distribution Statements (Jan-Mar 2025)
 - ii. Update on 446 Broadway Development pro forma
- b. EVC
- c. Eagle Chamber
- d. Town Department Update – questions for staff
 - i. Grand Avenue Multimodal Project Update
 - ii. 2024 Sales Tax Report

6. Business Items

- a. Letters of Support:
 - i. Town of Eagle Capitol Street Improvement Project
 - ii. DDA Boundary and Land Use Code Amendment
 - iii. Develop Eagle LLC, Old Town Hall
- b. Update on Downtown Eagle Project Investment Program, Applications Received
- c. Hidden Table Games, 2024 Grantee – Reimbursement Request
- d. Executive Director services
 - i. Starkey Strategies ([LINK: Starkey Strategies](#))

7. Future Agenda Items

- a. Next meeting is May 20, 2025

8. Adjourn – 3:00 PM

Eagle DDA Meeting | March 18, 2025

Meeting Notes - Generated by AI. These notes have been checked for accuracy.

- **Call to Order:** 1:01PM
- **Roll Call:**
 - **Members Present:** Jake Roach, Lachie Thomas, Scott Schlosser, Bryan Woods, Collin Huggins, Greg Schroeder (Teams), Marci Leith (Teams)
 - **Town Staff:** Nikki Davis, Peyton Heitzman
 - **Guests:** Mick Daly (EVC), Troy Bernberg (Northland Securities)
- **Conflict of Interest Disclosures:** Greg initiated the meeting by asking for any conflict of interest disclosures
 - **Specific Disclosures:** Jake, Bryan and Greg offered their disclosures.
 - **Recusal Clarification:** Staff clarified that individuals with conflicts should recuse themselves from discussions and decisions related to the specific topics they are conflicted with. This includes not only the topic but also any related discussions to avoid any potential bias or influence.
- **Public Comment:** Greg opened public comments. No comments received.
- **Approval of Minutes:** February 18, 2025 meeting minutes.
 - Motion to approve by Lachie, seconded by Bryan. Motion passed unanimously.
- **Financial Updates:** Troy mentioned he would share the collected data with the board at a future meeting.
- **Economic Vitality Committee (EVC) Update:** Updates were provided by Mick and Nikki .
 - **Leadership Change:** Mick reminded the board that Eric Eves is the new chair, and Kim Fritzler is the new vice chair. The EVC meetings have been moved to a quarterly schedule.
 - **Grant Award:** Nikki announced that the Town was awarded a \$20,000 grant from the Colorado Tourism Office for a wayfinding and signage planning effort. This project will involve a third-party consultant and will focus on enhancing the town's signage, incorporating open spaces, trails, and potentially incorporating EV charging stations and multimodal transportation considerations.
- **Eagle Chamber Update:** Mick informed the board about the upcoming joint chamber and Town of Eagle Mixer on April 10th, which will also serve as an opportunity for community development to show the draft of their Business Process Guide.

- **Town Department Update:** Discussion about the upcoming Capitol Street Improvement Project.
 - **Capitol Street Improvement:** Greg mentioned that a landscape architect has been brought on board to assist with the project. The improvements aim to address landscaping and other aesthetic concerns raised by residents.
 - **Transit Authority Involvement:** The Transit Authority staff requested to be involved in the Capitol Street Improvement Project to ensure that future bus stops and navigation are considered in the design. This involvement is crucial for accommodating potential alternate bus routes and ensuring the street is navigable by buses.
- **446 Broadway Development Presentation:** Justin Roach presented. Jake, Greg and Bryan recused themselves from this item.
 - **Project Overview:** The 446 Broadway development project, which includes 35 residential units, with 60% of them being deed-restricted. The project also features two commercial retail units, one just under 3,000 square feet and the other just under 1,000 square feet. The development aims to enhance vibrancy and walkability in the downtown area.
 - **Cost and Financing:** The estimated cost of the 446 Broadway development project is between \$19 to \$20 million. Justin discussed the financial aspects, including the equity invested in the property and the need for a construction loan. He highlighted the challenges of making the project financially viable given the current market conditions.
 - **Public Benefits:** The project offers several public benefits, including affordable housing, workforce housing, and amenities such as a community rooftop pool and lounge. These features align with the town's goals of promoting vibrancy and placemaking in the downtown area.
 - **Financial Consultant's Input:** Troy explored financing options for the 446 Broadway project, focusing on bonding and reimbursement agreements. He stressed the importance of revenue generation, noting that bonding could lower borrowing costs, while reimbursement agreements would tie revenues to developer performance. Increased property valuation and taxes were highlighted as crucial for feasibility. Troy discussed a conservative approach to meet contractual obligations and discussed the need for collateral, like cash flow, to mitigate risks.
- **DDA Boundary and Land Use Code Amendment Request:** The board discussed potential text amendments to the land use code, focusing on the CMU1 and downtown areas. Peyton from the planning department gathered feedback on items that staff and town council should consider.

- **Density Caps:** The discussion included the possibility of implementing density caps in the CMU1 area. Peyton mentioned that staff would bring a memo to Town Council to seek direction on whether to investigate developing density caps around Eagle.
 - **Form-Based Zoning:** The board debated the merits of form-based zoning versus traditional density limits. They considered how form-based zoning, which focuses on setbacks, lot coverage, and height limits, could effectively control density without imposing strict unit caps.
- **Capital Flats Development Endorsement:** Bryan and Greg recused themselves from this item.
 - **Project Overview:** The board discussed the potential impact of the Capital Flats development on the DDA and the importance of having an opinion on the project to present to the town council. They decided to wait for the conceptual approval before making any formal recommendations.
- **Old Town Hall Development Proposal:** Cody O'Kelly presented. Jake recused himself from this item.
 - **Project Overview:** Develop Eagle LLC submitted a proposal to purchase the Old Town Hall and develop a boutique hotel. The board discussed the potential benefits of the project and the need for a letter of support from the DDA.
- **Grant Program Update:** Jake and Scott provided an update on their efforts to engage with local businesses and distribute information about the grant program.
- **Future Agenda Items:** The board identified several tasks and future agenda items, including drafting letters for the Capitol Street improvement project, DDA boundary and land use code amendments, and the Old Town Hall development proposal. They also discussed the need to review grant applications in May.

Follow-up tasks:

- **Capital Street Improvement Project:** Draft a letter from the DDA regarding input on placemaking and beautification and circulate it for approval at the April meeting. (Greg, Jake)
- **DDA Boundary and Land Use Code Amendment:** Draft a letter detailing the DDA's input on the boundary and land use code amendment request for Town staff and circulate it for approval at the April meeting. Will be incorporated at the May 6 Town Council work session. (Scott, Lachie)
- **Old Town Hall:** Draft an endorsement letter for Develop Eagle LLC to pursue the purchase of Old Town Hall and circulate it for approval at the April meeting. (Lachie)

- **446 Broadway Development Pro Forma:** Prepare a pro forma analysis on the 446 Broadway development project and its financial impact on the DDA. (Troy)

Adjourn: 3:17PM

EAGLE COUNTY DISBURSEMENT
For the Distribution Period: 9/1/2024 - 1/31/2025

Authority: EAGLE DOWNTOWN DEVELOPMENT AUTHORITY, 148 - 148

Fund: 148 - EAGLE DOWNTOWN DEVELOPMENT AUTHORITY, 148

EAGLE DOWNTOWN DEVELOPMENT AUTHORITY, 148
C/O TOWN OF EAGLE
PO BOX 609
EAGLE CO 81631 USA

CURRENT INTEREST	\$0.00
CURRENT TAX	\$1,082.96
TREASURER'S COMMISSION - TAXES	-\$32.49
Total	\$1,050.47
Disbursement ID: 676608514	

EAGLE COUNTY DISBURSEMENT
For the Distribution Period: 2/1/2025 - 2/28/2025

Authority: EAGLE DOWNTOWN DEVELOPMENT AUTHORITY, 148 - 148

Fund: 148 - EAGLE DOWNTOWN DEVELOPMENT AUTHORITY, 148

EAGLE DOWNTOWN DEVELOPMENT AUTHORITY, 148
C/O TOWN OF EAGLE
PO BOX 609
EAGLE CO 81631 USA

CURRENT TAX	\$11,581.85
TREASURER'S COMMISSION - TAXES	-\$347.46
Total	\$11,234.39
Disbursement ID: 676608517	

EAGLE COUNTY DISBURSEMENT
For the Distribution Period: 3/1/2025 - 3/31/2025

Authority: EAGLE DOWNTOWN DEVELOPMENT AUTHORITY, 148 - 148

Fund: 148 - EAGLE DOWNTOWN DEVELOPMENT AUTHORITY, 148

EAGLE DOWNTOWN DEVELOPMENT AUTHORITY, 148
C/O TOWN OF EAGLE
PO BOX 609
EAGLE CO 81631 USA

CURRENT TAX	\$4,859.87
TREASURER'S COMMISSION - TAXES	-\$145.80
Total	\$4,714.07
Disbursement ID: 676608521	



To: Mayor and Town Council
From: Larry Pardee, Town Manager
Date: April 8, 2025
Re: Town Manager Report

Please note that I will be out of the office starting Friday, April 4, through Friday, 11, and return to the office Monday, April 14. I will have my laptop and cell phone if you need something.

Community Engagement & Meetings: This report highlights our recent community outreach efforts and critical regional and project-specific meetings. Our top priority is to engage with stakeholders, stay abreast of developments, and contribute to our Community's growth.

The Vail Valley Foundation Presentation & Funding Commitment On March 11, the Vail Valley Foundation (VVF) presented to the Town Council, requesting the full reinstatement of \$50,000 in funding from the Town of Eagle to support the 2025 ShowDown Town summer concert series. ShowDown Town has long been a valued community event, bringing residents and visitors together while driving economic activity for local businesses.

A recent funding adjustment provides additional flexibility in meeting this request. With Second Street Tavern opting not to host its Second Street Block Music Fest this summer, \$5,000 previously allocated to that event is now available. This reallocation increases the Town's previously approved VVF funding from \$40,000 to \$45,000 for the 2025 concert season.

Recognizing the cultural and economic benefits of ShowDown Town, we recommend establishing a baseline funding commitment of \$50,000 from the Marketing & Events Advisory Committee (MEAC) starting in 2026 to ensure consistent and sustained Council support. With the acceptance of this report, I will notify VVF President Mike Imhof that the Town has approved a \$45,000 budget for 2025, with a planned commitment of \$50,000 for future years.

The Eagle County Regional Housing Action Plan committee continues to review and refine the final draft information to make it ready to share with all communities in the next month or so. The Eagle County Regional Housing Needs Analysis comprehensively evaluates the county's ongoing housing challenges and future needs. With home prices in non-resort areas exceeding \$1 million and rental availability tightening, local workers' affordability gap widens. While the median household income has grown, many of the county's largest employment sectors—including food service, retail, and construction—offer wages below \$50,000 per year, making it nearly impossible for employees in these industries to afford housing. Additionally, almost 40% of the county's housing units are vacant due to second-home ownership and short-term rentals, which drive up prices and limit availability for full-time residents. The study also highlights the increasing displacement risk for lower-income households, renters, and those living in older or mobile homes, as well as a growing reliance on long-distance commuting due to the lack of affordable housing near job centers.

The report identifies a need for **6,375 additional housing units** over the next decade, with three-quarters designated for rental housing. Of this total, 2,638 units are needed immediately to fill the existing housing gap, while 3,736 units will be required to meet future growth. While 703 units are currently under construction and another 632 are entitled to development, a significant shortfall remains. The housing crisis is further compounded by an aging population, contributing to labor shortages and an increased demand for senior housing. Additionally, the study notes that younger families are increasingly moving down valley, where housing costs are relatively lower. However, this shift is insufficient to balance the county's overall housing needs.

The report underscores the urgency of implementing strategic housing solutions, including expanding deed-restriction programs, incentivizing affordable housing development, and enhancing local policies to ensure long-

term workforce stability. Eagle County already has a strong foundation of housing resources, such as rental assistance programs and public-private partnerships, but additional investment and innovative policy action will be critical to closing the housing gap. Collaboration among local governments, businesses, and housing organizations will be key to preserving community character, improving affordability, and ensuring that Eagle County remains a viable place to live and work for residents across all income levels. The link: [\(DRAFT.Eagle.County.Housing.Needs.Analysis.Report\)](#)

On Wednesday, March 12, Town staff, Peyton, and I continued discussions with Daniel Ritsch and his planner, Larry McKinzie, regarding the potential redevelopment of 120 2nd Street and 214 Wall Street. Their vision includes a boutique hotel and mixed-use development at 120 2nd Street while exploring housing opportunities at 214 Wall Street. These discussions are essential in shaping future development that aligns with the Town's economic and Community goals.

On Tuesday, March 18, the Eagle River Park Coalition requested additional time to work on their concepts before returning to report to the Town Council on their preferred options.

Administration and Organization Update:

We are pleased to announce Racheal Tand as our next Finance Director. Rachel plans to start her new role for the Town of Eagle on Monday, May 5. I am sharing with you an email I sent to Rachel once she accepted our job opportunity:

On Thursday, March 13, Town staff met with KLJ consultants to advance our efforts in securing grant funding for critical infrastructure projects. Our focus remains on identifying financial resources to support large-scale road, water, and wastewater improvements, ensuring that our public infrastructure investments continue to enhance the Town's quality of life and long-term sustainability.

Town staff continues collaborating with Sherly Beckman and the Stolfus design team as they engage the Eagle Grand Avenue Corridor Design Stakeholder Working Group (SWG). This meeting prepared critically for the upcoming Grand Avenue Public and Property Owners Open House on March 26, ensuring stakeholders are informed and aligned on project goals and progress. The Grand Avenue Multimodal Project remains a top priority, especially as we await the final selections for Round 2 of the BUILD Grant Program, anticipated by June 28, 2025. We remain dedicated to securing this essential infrastructure investment and will actively track developments throughout the grant review process.

Economic Development:

The Town continues to actively engage with the Community regarding the future of the Old Town Hall property. We are sharing the publicly available commercial appraisal and exploring potential opportunities aligning with our business expansion and housing development goals. Under Article XII, Section 12.01 of the Town of Eagle Home Rule Charter, the Town Council can acquire, sell, exchange, or dispose of real property through an ordinance. At the same time, lease agreements are approved via resolution.

To further support sustainable economic growth, the Town is collaborating with Economic & Planning Systems (EPS) on a series of initiatives to balance commercial expansion with residential development. This includes advancing the Commercial Linkage Fee initiative, which aims to establish a reliable funding mechanism for housing solutions tied to new commercial projects. Additionally, EPS conducts financial analyses related to potential annexations, providing insights into infrastructure funding and revenue-sharing strategies that will help sustain Eagle's economic vitality for years.

On Wednesday, March 19, Town staff met with the East Eagle development partners to review key elements of the annexation process for Parcels A and F. Our discussions focused on the executive session topics and the current status of annexation negotiations. In addition to the annexation agreement, we explored the framework for a parallel agreement to address items that may fall outside the annexation terms but are essential to the project's success for both parties.

Both parties committed to further research on several key components before reconvening to refine our approach. These ongoing efforts are critical to ensuring that the annexation and subsequent development align with the Town's strategic priorities and the Community's long-term needs. Through thoughtful collaboration and careful planning, we aim to create a well-structured, sustainable path forward for East Eagle.

WORK SESSIONS: *To help the Town Council keep track of upcoming work sessions, below is a table of topics to discuss over the next several months. Preparing in advance is helpful since it takes planning to execute a work session. Staff will keep this table in this report and make changes as needed. The topics are subject to change:*

Date	Topic
April 1, 2025 Work Session	Grand Avenue update discussion 1-hour
May 6, 2025 Work Session	Joint Long-Range Planning Discussion Council and P & Z - 2-hours
June 3, 2025	Regional Net Zero Roadmap 1-hour & Density Cap Discussion 1-hour
July 1, 2025	
August 5, 2025	
Request for Additional Work Sessions	Topic



To: Mayor and Town Council
From: Larry Pardee, Town Manager, and Department Leads
Date: April 8, 2025
Re: Department Updates for March 2025

March 2025

ASSISTANT TOWN MANAGER SPECIAL PROJECTS

Pool Replacement Project



We have slides! The pool replacement project continues to move ahead on time. This week the pool decks are being poured and the building addition is being prepped for final inspections. **The tentative opening day is Thursday, June 5**, the first day of summer break for the Eagle County School District. More details, facility hours, and pool fees will be released in the coming weeks.

Eagle Skate Park Design

- Staff held a kick-off meeting with the design contractor, American Ramp Company (ARC) and Mountain Recreation staff in March. ARC has subsequently launched a community survey to begin collecting ideas for preliminary designs. **Take the survey**

here: [Eagle Skatepark - American Ramp Company](#)

- Next steps for the joint staff teams and ARC is to identify the exact location of the future skate park within the Haymaker Recreation area. The original master planned designs have shifted with the pool being replaced in the same location. Staff will be evaluating options to align amenities and user groups throughout the site.
- A tentative community engagement meeting has been set for Saturday, May 17. Representatives from ARC and staff from the Town and Mountain Recreation will be on hand to show initial design concepts and work with the community on refining the park elements and ideas.

Nogal Park Renovation

- Staff are working with the new ownership of the Eagle Villas, Ulyesses Development Group (UDG), and Norris Designs on a community-led design to renovate Nogal Park located between the Eagle Villas and Red Canyon Townhomes. More information on community surveys and meeting dates to come.

Brush Creek Playground Rebuild

- Calling all builders, aspiring builders and Eagle families who love our wooden park! In August, the Town will be leading a rebuild of the Brush Creek Playground. The rebuild will replace failing equipment, revamp the wood surfaces and give this beloved wooden playground a much-needed update. The structures and playground layout will remain the same and some amenities will be updated and replaced to meet safety standards. Wherever possible, the structure will remain wood, which requires a lot of hands and help to prep, cut, stain and install.
- **SAVE THE DATE: Brush Creek Playground Rebuild – Wednesday, August 20 – Sunday, August 24.**
 - *Details on how to volunteer or donate will be released in the coming weeks. We'll be celebrating the start of the new school year with a great community project!*

ECONOMIC DEVELOPMENT

March 2025

Economic Development Plan Implementation

- Commercial Linkage Nexus Study
 - EPS facilitated a work session with members of the EVC and DDA. Many expressed concerns that the commercial linkage fee could negatively impact Eagle's commercial development by deterring developers. The group emphasized the importance of focusing on economic vitality without additional fees. Challenges such as high property taxes and difficulty renting commercial spaces were highlighted, with the fee potentially worsening these issues. The group recommended reconsidering the timing of implementing the fee.
 - The findings and feedback will be discussed with the Town Council at a future meeting to determine potential adjustments to the proposed fee and overall policy.
- The Colorado Tourism Management Grant
 - Staff are thrilled to announce that the Town has been selected for the Fiscal Year 2025 Colorado Tourism Management Award! The \$20,000 grant will help fund a town-wide wayfinding analysis and implementation report. With the award contract underway, staff can begin the vendor procurement process.
 - A press release will be shared through the Town's various media outlets.
- An application for the Rural Economic Development Initiative (REDI) Grant to support a town-wide Business Advancement Program was submitted to the state on March 12. Tenets of the proposed program include providing financial aid to existing and relocating businesses for site improvements, (re)development, promoting job creation, and providing housing stipends to local employees. As a reminder, staff applied for the maximum award, \$100,000, with a 20 percent local match.

Economic Vitality Committee (EVC)

- Business Process Overview
 - Staff conducted a workshop with members of the EVC and the Eagle Chamber Business Advocacy Committee to review the draft Business Overview Process. It is a roadmap for entrepreneurs to navigate the municipal process to open or expand a business in Eagle.
 - An updated draft will be presented at the EVC's April 10 meeting. Staff will then solicit business community input at the Chamber Mixer, also on April 10.
- The EVC will help inform the wayfinding planning effort and creating the Business Advancement Program. The workplan for the latter is fluid, pending the outcome of the REDI Grant application.

Downtown Development Authority (DDA)

- Council member Bryan Woods and DDA board member Scott Schlosser are attending the annual conference, *In The Game* hosted by Downtown Colorado, Inc., April 1-4. The event is focused on economic and community development for vibrant downtowns. Sessions include topics on community problem-solving, future innovations, challenge workshops, and peer-to-peer exchanges inspiring attendees to take action in their communities.
- The Downtown Eagle Project Investment Program application window will close on April 15. Staff have received three applications and two notices of intent to apply. Businesses who were not awarded during Round One in 2024 have been invited to re-apply. Please continue to share the announcement and encourage downtown business and property owners to participate: downtowneagle.org/2025grants

HOUSING

March 2025

Affordable Housing Accelerator Project (AHAP)

- On March 3, the project team facilitated a second and final stakeholder workshop. Input was gathered on all three elements of the project: the fast-track approval process (coined the Eagle Express Lane), land inventory analysis and the funding strategy. Some of the noteworthy comments include:
 - The need to create an information sheet to demonstrate how Area Median Income (AMI) translates into housing costs for the average household size in Eagle.
 - Suggestions that the Town explore and establish financial incentives for housing developers including helping developers identify consultants who can provide technical assistance navigating financial aid programs and pro forma modeling.
 - Recommendation to bolster the Town's Housing webpage with current state funding programs, resources for both homeowners and renters, and a 'Developers' Guide for Housing Development in Eagle'.
- Incorporating stakeholder input, the project team facilitated a joint work session on March 4 with the Town Council and the Planning & Zoning Commission. All elements of the AHAP were summarized then followed by a series of discussion questions.
 - Eagle Express Lane: The group recommended excluding resident-occupied (RO) units and accessory dwelling units (ADUs) and discussed the feasibility of planned unit development (PUD)-level approvals in 90 days. Staff expressed a need to update the Land Use Code Administrative Chapter ahead of adopting the Express Lane.
 - Funding Strategy: The Logan Simpson team led an informative and technical presentation of funding models, funding opportunities, the significance of private-public partnerships (PPPs) and the importance of incentives for developers. The group explored the Town's role in providing financial support comparatively against competing priorities (i.e., continuing to fund Open Space initiatives).
 - Land Inventory: The group requested improving clarity on descriptive metrics, identifying existing constraints and including proximity to the town's commercial cores. The notion of public availability and leveraging the land inventory as a signal for local development opportunities. As a vital step prior to the project's conclusion, staff will be contacting the shortlist of land and property owners to discuss the recent planning effort.

Regional Housing Needs Assessment

- Due to a series of new drafting comments and their impacts on the final report, staff and EPS agreed to reschedule the Housing Needs Assessment (HNA) close-out presentation to a future Town Council meeting. The intent is to present to community boards no later than mid-May.
- Upcoming Housing Partner meetings will shift to the individual communities' Housing Action Plans. These must be incorporated into the HNA before submitting to the state.
- The Vail Daily featured an update on the initiative and the potential pursuit of a regional housing authority.
[Read the article here!](#)

LERP Annual Compliance

- Since late February, staff and the Valley Home Store have been conducting bi-weekly coordination calls to establish the Local Employee Residency Program (LERP) annual compliance program. It is being bifurcated into two categories: homeowners and renters in deed restricted apartment complexes (The Pike and The Overlook at Eby Creek).
- Homeowners: Staff drafted a notice that will be mailed and emailed to all LERP homeowners notifying them of the new procedure and how to complete annual verification online. The Home Store is underway with updating the e-compliance questionnaire through their platform, Home Keeper. This process will lead homeowners to set up or update their Home Keeper profile to streamline future compliance efforts.
- Renters: Staff are preparing a similar notice for the property managers at The Pike and The Overlook notifying them of the new compliance procedures. The tenants will not be interacting in the compliance process unless additional documentation is required.
- Staff are aiming to distribute the notices in April. Future department updates will include information on participation, community feedback and insights into compliance levels.

SUSTAINABILITY

March 2025

Funding Opportunities

- Staff has made a request in the April 8th council packet to add the town to the [Mountain Towns 2030 Letter of Support to Preserve the IRA Tax Credits](#).
This funding is critical to ensuring we can continue to make progress on our net zero goals, specifically to support electric vehicle infrastructure installation and electric vehicle purchases, as well as clean energy development, such as solar PV array installations.
- Staff is working with finance to submit our Exempt Organization Business Income Tax Return in order to claim elective pay tax credits for our recently installed 745 kW solar array and 3 electric vehicle purchases in 2024.

Energy Efficiency & Electrification

- Staff has continued the onboarding process with Brightly, Software, Inc. for our Energy Monitoring & Management System (EMS). The database will be active by June and will include all our energy and fleet information since 2020.
- Thank you for approving the 2025 energy efficiency rebates we are providing to residents and businesses via Walking Mountains! Staff wanted to call out a recent development: Eagle County vehicle registration will be required for electric vehicle purchase rebate approvals.
- Sustainability and Buildings & Grounds staff attended an all-day electrification training on March 27th to stay up-to-date on relevant technology and to fulfill the requirements of our Public Building Electrification Planning Grant.
- Staff should receive notice of [High Efficiency and Electric Heating and Appliances \(HEEHA\) grant](#) award or denial by April 10th. Staff should receive notice of [High Efficiency and Electric Heating and Appliances \(HEEHA\) grant](#)

award or denial by April 10th. Staff worked with Energy Systems Group (formerly Yearout Energy) to apply for this grant after state funding was moved from the Public Building Electrification Grant (PBEG) program to the HEEHA program. Funds will enable implementation of the work currently being planned with PBEG Planning Grant dollars.

Sustainability Advisory Committee

- The Sustainability Advisory Committee (SAC) held its first meeting on March 19th. All appointees are energized and already providing valuable ideas and feedback on how to progress our net zero goals. The next committee meeting is May 14th. The committee and town will be announcing the available community sustainability funding (\$15,000) by April 14th and plan to make a funding determination at the May 14th meeting. The next funding determination will occur during the August 13th meeting. More information will be available on the Palmer Fund website soon.

Transportation

- Staff is coordinating between the Northwest Colorado Council of Governments (NWCCOG) and Eagle neighborhoods to secure partners for the [Community Accelerated Mobility Program \(CAMP\) grant](#) application. This grant opportunity would bring a private e-bike share to income-qualified neighborhoods within Eagle free of charge for 3 years, if successful. NWCCOG is leading the grant writing effort for a regional application.

Other

- The Green Team has been hard at work planning an Earth-Day themed Lunch & Learn on April 17th. Town staff will have the opportunity to enjoy lunch, a reveal of our new waste diversion signage, engage in games highlighting sustainable actions at work, and win prizes! We hope this will be an event of celebration and connection among staff.

Marketing & Events

March 2025

Marketing & Events Advisory Committee (MEAC)

Council approved Resolution appointing four new members to the Town of Eagle Marketing and Events Advisory Committee; Elizabeth Latenser, Debbie Murphy, Caitlin Pauls, and Patrick Sherwood.

Events

- Join the par-tee! Town of Eagle and Eagle Ranch Grille are teeing up something fun for the Chamber after hours mixer April 10 at Eagle Ranch Club.
- Finalized Cleanup & Hard2Recycle and E-Waste flyer, included in April's utility bill.
- Live performances set for Flight Days! Centennial Stage will host local favorites, Danger Mountain String Band, Bravo! Minería Brass Ensemble on Friday. Banshee Tree opens for Saturdays' headliner the MarchFourth Band.
- Met with Eagle Ranch HOA regarding the Eagle Ranch 25th Year Anniversary event; includes street closure and modification of liquor license.
- Erin Vega led us to the Brush Creek Park time capsule. More to come on the presentation of the old and creating a new time capsule for the newly renovated Brush Creek Park in August.
- Attended Eagle County's Temporary Vendor and Special Event Coordinator Annual Meeting
- Met with Jesse Meryhew to discuss ECB Geothermal project and the impact on Eagle Town Park. Drilling begins May 19. Special accommodation will be made for Showdown Town, stopping construction at 5:30pm. Special accommodation will be made for Flight Days, stopping construction at noon on June 27 and no drilling June 28.

Town Marketing

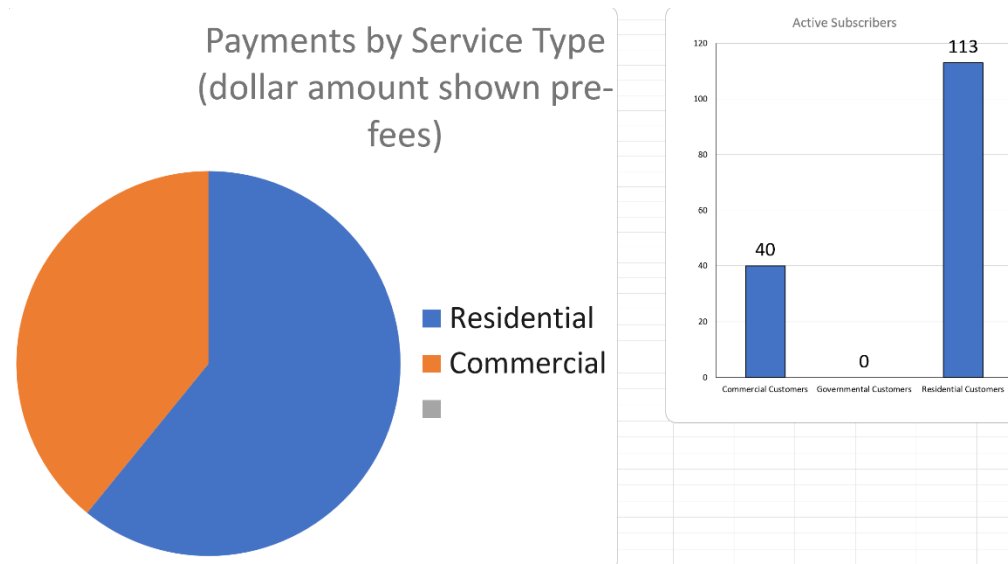
- Communication outreach, including social media posts for Safety Action Plan/Safe Streets for All, Hydrant Flushing, Eagle Pool on Schedule, Trail Closures, Eagle Egg Hunt, Grand Avenue Open House, Garden in a Box, Land Use Panel, Sylvan Lake Road Improvements, Eagle Chamber Mixer
- Produced Eagle Today Newsletter
- Updating Eagleoutside.com with 2025 events

INNOVATION TECHNOLOGY

March 2025

Broadband update:

- 40 business/government subscribers, 113 residential subscribers, 15 in queue
- Broadband revenue generated last month: \$10,365.82



Training:

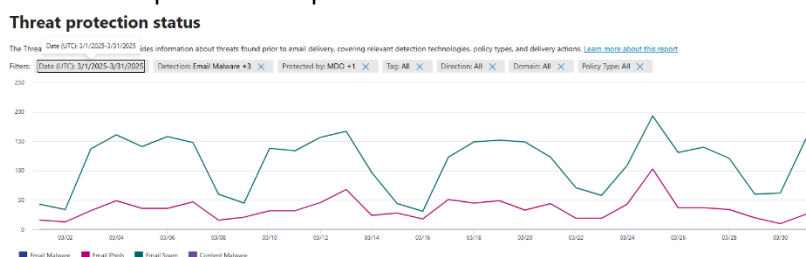
- Meeting Manager Team Training

Technical Operations:

New user onboarding:

- Kasie Hill - Permit Technician I
- Joe Oakman - P&Z Commissioner
- McLaren Smith - IT Analyst I

Email threat protection report:



Support ticket report:

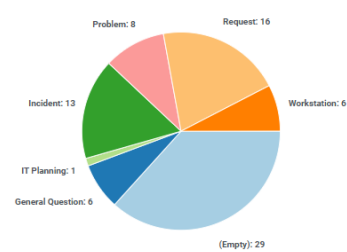
79 Tickets Opened - Previous 3 Months

83 Tickets Closed - Previous 3 Months

Tickets Opened Vs. Closed - Previous 3 Months



Tickets Opened by Type - Previous 3 Months



COMMUNITY DEVELOPMENT

March 2025

Planning

LONG RANGE PLANNING

ReCode Eagle – The Land Use and Development Code (LUDC) – [link to code](#)

- Staff is working with legal to update Chapter 4.17 of the LUDC to streamline processes and procedures for land use applications.
- Staff is working on other updates including regulating Natural Medicine Facilities and clarifying density limits in specific zone districts in response to HB25-1092.

WUI Code

- Staff are actively engaged in the County-wide Wildland Urban Interface (WUI) Code update process, led by the Eagle County Wildfire Collaborative. This initiative involves collaboration with jurisdictions throughout the Valley to create a WUI Code that caters to our local needs.
- The WUI Code will support increasing the community's resiliency to wildfires by regulating exterior building materials to ensure they are fire resistant, enacting landscaping guidelines such as the Fire Free 5 that ensure there is not flammable material within 5 feet of the structure, and by ensuring landscaping standards support water-wise, native vegetation that is not highly flammable.
- After the WUI Code's adoption by the state legislature in July of 2025, municipalities will need to adopt the provisions by January 1, 2026. These provisions will be split into amendments to the Town's adopted International Building Codes (IBC) and the Town's Land Use and Development Code (LUDC).
- Staff anticipates there will be outreach on these efforts this spring, staff will ensure Council is updated on the timing of this outreach when the dates are finalized.
- The group held a meeting on March 20th to discuss concerns about hazard zone mapping, how the WUI Code would interact with PUDs and how community outreach regarding this Code could take shape.
- The next meeting is scheduled for 4/17/2025 at 12:30pm. In-person attendance is at the Eagle County offices on Broadway.

EVTA 10 Year Transit Plan

- Staff are actively engaged in the Technical Advisory Committee (TAC) for EVTA's 10 Year Transit Plan. The TAC is made up of local community staff representatives and their primary role is to provide technical guidance to the plan, make recommendations to the EVTA Board, communicate with Town Managers and other key influencers in each community.
- A second round of Community Outreach will be conducted in early April, and the public will be asked to provide feedback on route alternatives for the Valley Route, Highway 6 Route, and Minturn/Redcliff Route. Outreach will primarily include several focus group sessions, outreach boards at the Vail Transportation Center and an online survey.

Long Range Planning Work Session

- The May 6th Town Council work session will be focused on the Town's long-range plans. This conversation will serve to prioritize updates of the Town's long range planning documents to ensure they remain current and aligned with the community's vision and values.

Administrative Manual

- Staff has been continuing to work on an administrative manual to clearly communicate land use processes to the public. Staff will be posting resources as they're completed, e.g. how the use permit process works, on the Town's website. As this project continues staff will be engaging stakeholder groups like the EVC for feedback to ensure this manual is user friendly and is meeting the community need.
- Staff will be sharing information and collecting feedback about the draft How to Start a Business process at the April 10 Chamber Mixer to hear from community members about their initial thoughts. Staff has met with representatives from the EVC and the Chamber's Business Advocacy Committee regarding this process draft, and will be discussing this process at the April 10 EVC meeting. Staff will continue to refine this process draft accordingly.

LAND USE APPLICATIONS IN PROGRESS

For more information and to access project documents, visit the Town's [Active Land Use Applications Page](#).

- Eagle Meadows Annexation No. 1 and No.2
 - An application to annex and zone parcel no. 193927300040 (Parcel A) to Resource (R) and parcel no. 193927400041 (Parcel F) to Rural Residential 2 (RR2).
- Haymeadow Neighborhood A1 Preliminary Plan Update and Filing 2 Final Plat
 - An application to amend the Filing 1 Final Plat to rename two public rights-of-way and readdress single-family lots along those streets, update the 2014 Preliminary Plan, and to subdivide Neighborhood A1 of the development (Filing 2) into 46 single-family residential lots, 6 duplex lots, two multi-family residential development parcels, a 1.6-acre childcare site, five open space tracts, and extend the public rights of way of Haymeadow Drive (Sylvan Lake Rd), Ouzel Lane, and Mt. Hope Circle.
 - Round 1 referral ended January 13, 2025, application re-submittal expected for week of 2/10/25.
 - The application is currently in the 2nd round of review, staff is working with the applicant to determine hearing dates.
 - Planning Commission Public Hearing- April 1, 2025, continued to April 15, 2025
 - Town Council Public Hearing- April 22, 2025
- Haymeadow Amendment to Approved Development Plan for RMF-2
 - An application to amend an approved development plan, file #DR22-01. Modifications include 1) architectural features: end unit garages rotated from side facing to front facing and changes to location of entry doors as well as some roof lines. 2) Grading: removal of retaining walls at edge of end unit side entry doors, retaining walls replaced with graded slope. 3) Landscaping: plant beds at end unit side entry doors removed with sidewalks, replaced with native grasses and planting beds at front walkways and where retaining walls were removed and replaced native grasses.
 - Administrative Review:
 - Application Submitted: March 3, 2025
 - Staff Comments Issued: March 19, 2025
 - Notice of Decision Issued: TBD
- Capitol Flats Subdivision Sketch Plan and Public Right-of-Way (ROW) Alley Vacation
 - A Subdivision Sketch Plan and Public ROW Alley Vacation application with the intent to construct five three-story residential buildings containing a total of 171 condominium and LERP/affordable housing units, a subsurface/underground parking garage, and associated utility relocations. The intended development will require a public process through a Subdivision Sketch Plan and vacation of Public ROW [current applications]. Future applications include a Rezoning of 123 & 137 Howard Street from Old

Town Residential (OTR) to Commercial Mixed-Use 1 (CMU-1), a building height variance, a Lot Consolidation Plat, a Condominium Subdivision Final Plat, and a Major Development Permit.

- o Referral period ended 2/3/25, comments are due to the applicant by 2/10/25.
- o Planning Commission Public Hearing- April 1, 2025
- o Town Council Public Hearing- May 13, 2025
- Red Mountain Ranch, Parcel 1
 - o Has submitted Preliminary Plan Review and Major Development Plan applications; currently out for referral and review, with first round of comments due April 18, 2025.
- ANB Bank
 - o An application for a minor development permit to construct an ANB Bank facility on the currently vacant north side of the old Burger King site has been submitted. The referral period ended 3/21/2025, awaiting resubmittal from applicant.
- 446 Broadway
 - o A minor development application for a new mixed-use development has been submitted. Currently out for referral and review, with first round of comments due May 23, 2025.
- 1215 Chambers Avenue
 - o Applications for a lot line adjustment and a Major Development Permit have been submitted, but are not yet complete.
- Henry Annexation
 - o Annexation, rezoning, and minor subdivision submitted for 220 E. Sixth St. Currently under review.
- North Broadway – Annexation and Zoning/Rezoning
 - o The Applicant withdrew their annexation and zone/rezone request to CMU2.
 - o A new annexation and zone/rezoning request is anticipated. However, the applicant is still determining the desired zoning designation for the property. The timing of the formal resubmittal is unknown.
- Natural Medicine Facilities – Text Amendment to the LUDC
 - o This amendment will establish regulations for Natural Medicine Facilities.
 - o Planning Commission Public Hearing – April 15, 2025
 - o Town Council Public Hearing – April 22, 2026

Administrative Approvals (Encroachment Permits, Sign Permits, Use Approvals)

- Currently reviewing 0 Sign Permits.
 - o 0 Sign Permits have been approved and issued so far this year.
 - o 0 encroachment permits have been approved and issued this year.
- Employee Dwelling Unit on Marmot Lane
 - o Application to approve an existing and previously approved (SU11-07) Employee Dwelling Unit as a permitted use for 245 Marmot Lane, Unit #1. No referral comments received by the due date of April 2, 2025, and one public support letter received. Anticipated decision date – April 16, 2025.
- Motosource Use Review
 - o Application to include motorcycle sales at the existing Motosource location on Chambers. Application currently out on referral with comments due back on April 17 for an anticipated administrative decision date of April 23.

NOTABLE UPDATES

- On March 18th, Richard provided the Planning Commission training on the quasi-judicial process and general meeting best practices. The PowerPoint presentation can be access through this [LINK](#). Please note the link expires May 18th.

- Planners attended the National APA Conference in Denver from 3/28-4/1.
- DOLA has asked if the Town is interested in participating in an AI pilot program to reduce permit review timelines. The program is funded through the state but would require staff time for vendor set up and testing. DOLA provided two vendors that could be used: [CivCheck](#) and [Archistar](#). Staff is coordinating meetings with DOLA to gather more information and will participate in demos to better understand the potential benefits to the Town. Staff will be back with more information.
- The Building Department has received demolition permits for **217 E Second Street** and **137 Howard Street**. While these properties are part of the Capitol Flats project, these permits are separate from the land use application. There are no provisions in Title 4 that would prevent a property owner from obtaining and demolishing an existing structure on their property prior to any formal land use approval.
- Interviews are scheduled for the Administrative Technician II and Building Inspector II positions. The Town continues to work with Shrums Coda for third building permit inspections 5 days a week.
- Staff has met with members of the community on development proposals ranging from small administrative permits to larger development, subdivision, and annexation applications. Pre-application meetings in 2025:
 - o January - 2
 - o February – 3
 - o March- 3
- Staff is composing a “RFP” for new Software. Additionally, staff is waiting to hear back on a grant application for \$212,000 that will support software setup and data migration. This grant is funded through DOLA’s Local Planning Capacity grant (same funding source as the AHAP project).



UPCOMING ANTICIPATED APPLICATIONS (early 2025)

- Haymeadow - Minor PUD Amendment
- Mountain Tots Preschool – Major Development Permit
-

MAJOR CONSTRUCTION PROJECTS

Business Name	Location	Status
Hockett Gulch Apts.	16186 Hwy 6	TCO issued for all 6 buildings
Haymeadow	91 Mountain Hope Circle	Permanent CO issued for all buildings as of 4/1/2025.
Habitat for Humanity	3 rd Street	TCOs complete.
Slope and Hatch	115 East Second St Unit 1	Permanent CO issued on 3/27/2025
Stone Concepts of Colorado	85 Marmot Ln	Permit pending.
Eagle County BMX	1700 Bull Pasture Rd	Permits released
Eagle Pool	1700 Bull Pasture Rd	Inspections progressing
Alpine Lumber Shed	111 Chambers	TCO for shed building – landscaping required

Building

The figures below show general activity levels not broken down by permit type (building, plumbing, mechanical, etc.)

TYPE OF WORK PERFORMED	EOY 2023	EOY 2024	YTD 2025
Inspections (n/i Planning, Public Works)	1,885	1944	301
Permits Processed	411	334	79

P&Z and Council Meeting Schedule

April 2025
April 1 st (Work Session) TC Work Session on Grand Avenue Corridor
April 1 st (Planning Commission) - Capitol Flats Subdivision Sketch Plan - Haymeadow Neighborhood A1 Preliminary Plan Update and Filing 2 Final Plat (continued)
April 8 th (Town Council)
April 15 th (Planning Commission) - Haymeadow Neighborhood A1 Preliminary Plan Update and Filing 2 Final Plat - Natural Medicine Ordinance
April 22 nd (Town Council) - Haymeadow Neighborhood A1 Preliminary Plan Update and Filing 2 Final Plat - Natural Medicine Ordinance
May 2025
May 6 th (Work Session) PZ/TC Work Session on Long Range Planning Priorities
May 6 th (Planning Commission)

May 13th (Town Council) Capitol Flats Subdivision Sketch Plan
May 20th (Planning Commission) ANB Bank Minor Development Permit
May 27th (Town Council)

2025 Land Use Projects	Project Timelines															
Projects	April				May				June				July			
	PZ	TC	PZ	TC	PZ	TC	PZ	TC	PZ	TC	PZ	TC	PZ	TC	PZ	TC
Haymeadow																
Public Improvements Agreement																
Referral Review																
Town Council Consent Agenda																
Preliminary Plan/Final Plat/5th Amend to Filing 1																
Referral Review																
Public Notice																
Planning Commission Public Hearing																
Town Council Public Hearing																
Design Updates to RMF-2																
Administrative Review Period																
Administrative Decision																
Capitol Flats - Sketch Subdivision App and ROW vacation																
Referral Review																
Planning Commission Public Hearing																
Town Council Public Hearing																
Red Mountain Ranch, Parcel 1 - Preliminary Plan & Major Dev Permit																
Referral Review																
Planning Commission Public Hearing																
Town Council Public Hearing																
ANB Bank- Minor Dev Permit & Minor Subdivision																
Referral Review																
Planning Commission Public Hearing																
Town Council Public Hearing																
Code Amendment - Natural Medicine Facilities																
Planning Commission Public Hearing																
Town Council Public Hearing																
446 Broadway - Minor Dev Permit																
Referral Review																
Planning Commission Public Hearing																
Town Council Public Hearing																

ENGINEERING

March 2025

(Ryan Johnson, Town Engineer, and Martha Miller, Project Manager)

General Updates (RJ):

- Development review is ongoing and is forecasted to be a busy year for 2025.
- Preliminary work has begun on replacing the Public Works Manual with updated Engineering Standards and Construction Specifications. Similarly, right of way, and grading permit processes are under review and will undergo modifications. Priority will be to create the grading permit process which may include some code adoption and or revisions.
- Public Works has developed an initial GIS system for the publicly owned utility systems. Shout out to Dylan Omalia for his efforts on this project.

Right of Way Permitting Summary (RJ):

- Active ROW Permits: 0

Pavement Management

- 2025 Resurfacing Project- Project will include Sylvan Lake Road extents from the Health Center to Eagle Ranch Road. The project will start following the Sylvan Lake Road Improvements.

Capital Improvement Projects

- Grand Avenue Corridor – The design team continues to work towards a 60% design. Technical and process meetings occur at regular intervals. Public engagement has been the focus. Three days of property owner outreach and meetings were held in January and February. A stakeholder meeting occurred on March 3. A Council work session is scheduled for April 1 and a Public Open House is scheduled for April 16. The Design Team received comments from the railroad on our requests for encroachment at Broadway and a modified crossing at 5th Street. Staff are working on a response. The railroad didn't deny the request for a roundabout at 5th Street, but it appears they prefer a signalized intersection. Staff submitted a Round 2 RAISE grant application at the end of January. Side street and property boundary survey information is being collected for the 60% design and right-of-way maps.
- Capitol Street – Staff is working with the consultant Martin/Martin to prepare a professional services contract for the final design. The contract will include a landscape architect to assist with the landscaping and address the comments from the Council work session on February 4. Staff are also working on a \$1M DOLA grant application for the project.
- Brush Creek Water Transmission Main & PRV – Staff is working on final construction documents and anticipates advertisement in May. In addition to the construction package, Staff is coordinating a modified easement through the Brush Creek Open Space. The Town attorney is assisting with this task since the easement will require signatures from the Eagle County Open Space, Eagle Valley Land Trust, and Conservation. The project includes 7,600 LF of main water design and PRV upgrades. Pressure Reducing Values have been reduced from 3 to 2, saving the Town's long-term maintenance costs. Construction is anticipated for late summer or early fall 2025.
- Sylvan Lake Road – The Town awarded the construction contract to Guild Construction. Construction activities will begin April 1. The concrete work for the bulb-outs and sidewalk is expected to be completed by mid-July, and then the resurfacing project will pave the area. Final striping and pavement markings will occur in the fall. Project completion is expected in the first week of October. Construction includes a new sidewalk between MacDonald and Capitol Streets and intersection improvements at Capitol Street, MacDonald, and Eagle Ranch Road using the \$1M MMOF grant.
- Safe Streets of All (SS4A) Action Plan – 4th steering committee meeting is upcoming in April. A technical analysis of town traffic is currently in process.



To: Mayor Turnipseed and Town Council

From: Martha Miller, Project Manager

Date: March 26, 2025

Agenda Item: Grand Avenue Multimodal Improvement Project Update

REQUEST:

Staff and our consultant team, Stolfus, are updating the Council on the Grand Avenue Multimodal Project. We request feedback on the hardscape elements and construction phasing.

BACKGROUND:

The goals of the Grand Avenue project include enhancing year-round mobility for all modes of travel, identifying implementable solutions, promoting environmental sustainability, and converting community support into actionable change. The project includes the following:

- 4 travel lanes (2 in each direction) with a raised center median (3-6'),
- Curb & gutter on the south side with a 6' landscape area and designated bicycle and pedestrian facilities,
- Roundabout intersections at Broadway, 5th, and Brush Creek Road,
- Right-in/right-out intersections at 3rd and Capitol Streets,
- Plaza/gathering areas.

The last presentation to the Town Council was on June 4, 2024. Since that Work Session, the Grand Avenue team has made a submittal to the railroad and received comments; changed the 3rd Street roundabout to a right-in/right-out intersection; collected additional topographic and boundary survey information; continued property and business owner outreach; submitted grants; and refined hardscape options.

ANALYSIS:

Additional Survey/Private Property Impacts

Stolfus' survey team collected additional survey information, including the side streets, topography, and property boundary information. Right-of-way plans will be prepared with property boundary information and more precise impacts on the railroad and private property determined. The design team has strived to balance the design goals and the effects on private property, businesses, and the railroad. Approximately 49 properties are impacted by the project, with approximately 25 permanent right-of-way takes. Several properties have significant impacts, including Grand Avenue Grill, CDOT, Primavera Liquors, Primavera Restaurant, Dulce Tentacion, AG Roofing, Service Master, and Alpaca/Mountain Pedaler.

In 2024, we met with 22 property owners; in January/February of 2025, we met with 7. We also met with several businesses leasing from property owners. We've added a real estate specialist to the team to support evaluating private property and business impacts.

Railroad Coordination/3rd Street Intersection

In 2024, Staff and the design team had an informal meeting with the railroad to review the proposed corridor design. The railroad was concerned about the proximity of the 3rd Street roundabout to the tracks. Consequently, the design team changed the 3rd Street roundabout to a right-in/right-out intersection. The Eagle River Fire District also favored the right-in/right-out configuration.

A formal submittal railroad submittal occurred on October 22, 2024. Stolfus and the team received comments back in late March and are in the process of addressing them. Before our submittal, our team's railroad specialists advised that the railroad may be apprehensive about approving a roundabout with a leg crossing the railroad, such as 5th Street. The railroad comments indicate a preference for a signalized intersection, but UPRR has not rejected the possibility of a roundabout. The design team is working to convince them that a roundabout is the right solution.

Funding Update

In 2024, Staff submitted two Bipartisan Infrastructure Law (BIL) grant applications, RAISE and Rural. USDOT selected neither application. The RAISE grant received a Project of Merit/Highly Recommended rating, which allowed the Town to be eligible to apply for funding through Round 1, 2025 RAISE. Staff applied, but USDOT did not select the project. Staff also submitted a 2025 Round 2 application on January 31, 2025. Funding for the Round 2 2025 RAISE grant program has decreased significantly from \$1.5B to \$150M.

When federal grants seemed likely, the team planned a Phasing 1 project from Eby Creek roundabout to 5th Street. Since federal funding seems unlikely, Staff would like the Council's recommendation on next steps for the project. Should we spend our \$16M in match dollars on an interim construction project with short-term traffic solutions or continue to save it for a future grant opportunity?

Hardscaping/Plaza Area

Staff and the Stolfus team have short-listed plaza area hardscaping and lighting alternatives. The Stolfus team has illustrated the options in the PowerPoint presentation.

Project Schedule

- Property Owner- April 16, 2025, from 4:00-5:00 PM
- Public Open House – April 16, 2025, 5:00-7:00 PM
- Address UPRR comments – April 2025
- 60% Design completion in June/July 2025

COMMUNITY INPUT:

A Public Open House occurred in December 2023; another is scheduled for April 16, 2025. A property owner meeting will occur before the April 16th Open House. In 2024, we met with 22 property owners; in January/February of 2025, we met with 7. Stolfus and Staff have met with Eagle River Fire Protection, Eagle Paramedics, and CORE Transit. Stakeholder Working Group meetings have occurred approximately twice a year.

BUDGET/STAFF IMPACT:

The Town has budgeted design funds for the project for FY 2025-27.

STRATEGIC PLAN ALIGNMENT/STANDARDS ACHIEVED:

This project aligns with the Town's 2025 Capital Improvement Fund goal to 'Continue work on the Grand Avenue Corridor Plan' and the Strategic Plan's Major Objective of Match Infrastructure To Quality Of Life.

RECOMMENDED ACTION OR PROPOSED MOTION:

Staff would like the Council's feedback on the hardscape alternatives and developing an interim construction project versus saving for future grant opportunities.

ATTACHMENTS:

Grand Avenue April 1, 2025, PowerPoint



GRAND AVENUE CORRIDOR

**Town Council Work Session
April 1, 2025**





Work Session Agenda

1. Project Need and Goals
2. Quality of Life Survey Results
3. Project Updates
4. Funding
5. Public Outreach
6. Hardscape Elements
7. Open Discussion | Q & A



Project Need and Goals

Project Overview

The Grand Avenue Corridor Plan is a transformational long-term public project that aims to improve mobility across the Town of Eagle, establish a strong sense of place and identity, and create interconnectivity between the major destinations within walking distance of the downtown commercial core.



Project Vision and Purpose

Grand Avenue Goals:

ENHANCE

year-round mobility for all modes

IDENTIFY

Implementable solutions

PROMOTE

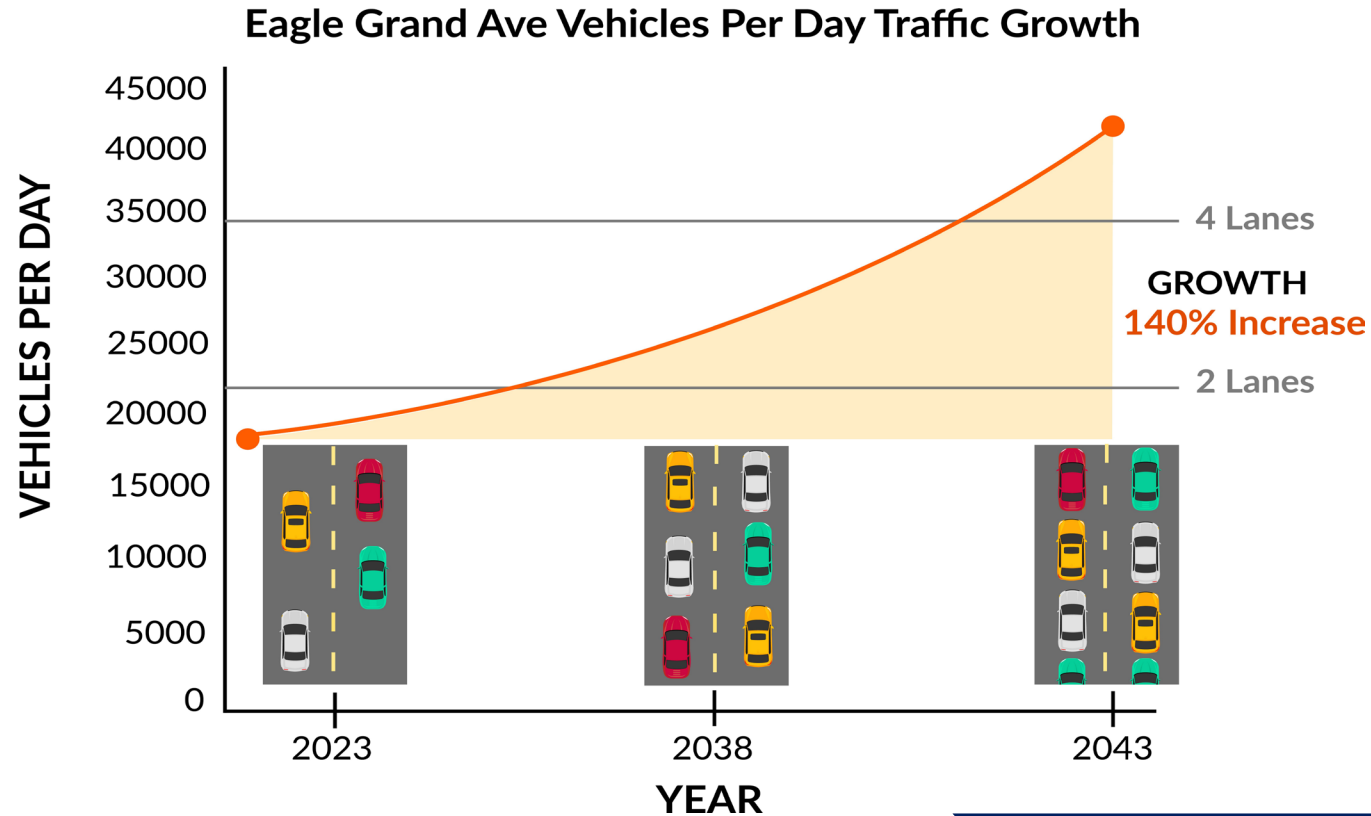
environmental sustainability

CONVERT

community support into actionable change



Project Need and Projected Traffic Growth



Applied traffic model that considers population growth, employment, land use, and transportation networks

Confirmed model reflected known local development

Updated specific locations based on local knowledge

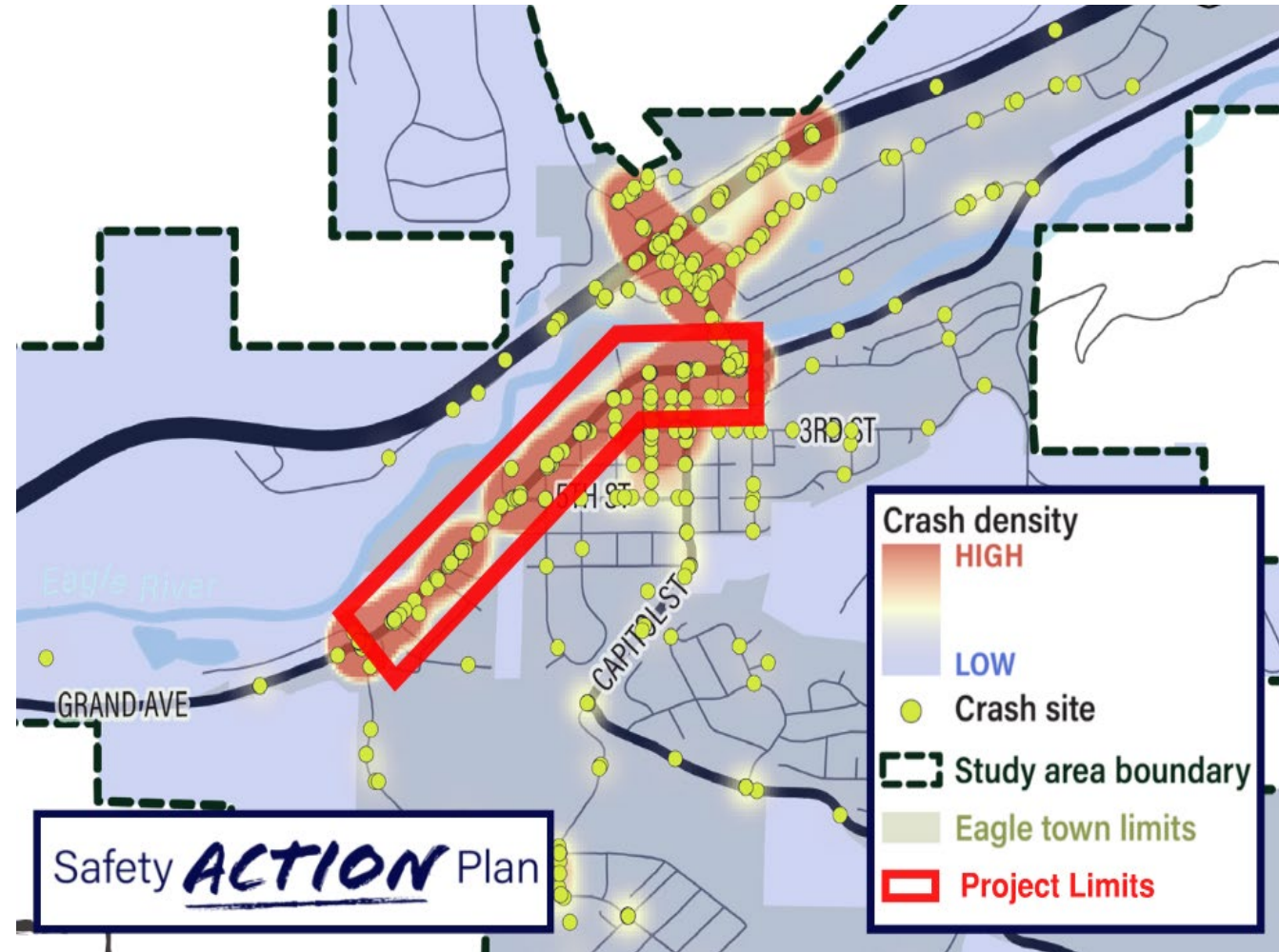


Project Need and Goals

Safety Crash Summary

- Highest density intersection crashes are along Eagle Grand Avenue

RANK	E/W STREET	N/S STREET	2013-2023 CRASHES
1	Chambers Ave	Eby Creek Rd	83
2	Grand Ave	Eby Creek Rd	76
3	Grand Ave	Sylvan Lake Rd	40
4A	Grand Ave	5th St	30
4B	I-70 W	Eby Creek Rd	30
6	Grand Ave	Capitol St	28
7	I-70 E	Eby Creek Rd	18
8A	Grand Ave	King Rd	15
8B	3rd St	Broadway St	15
10	Grand Ave	4th St	14

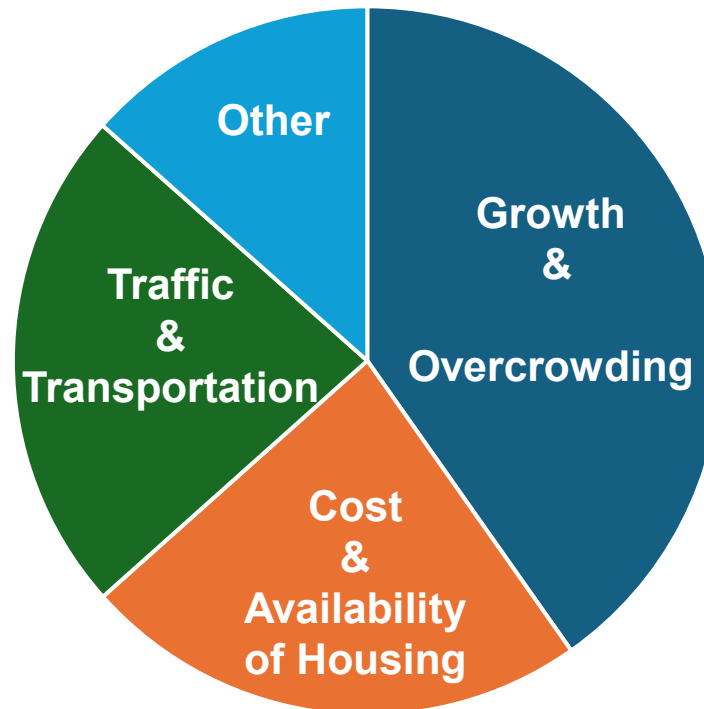




Quality of Life Survey Results

Eagle Residents & Businesses participated in May 2024

Top Community Concerns



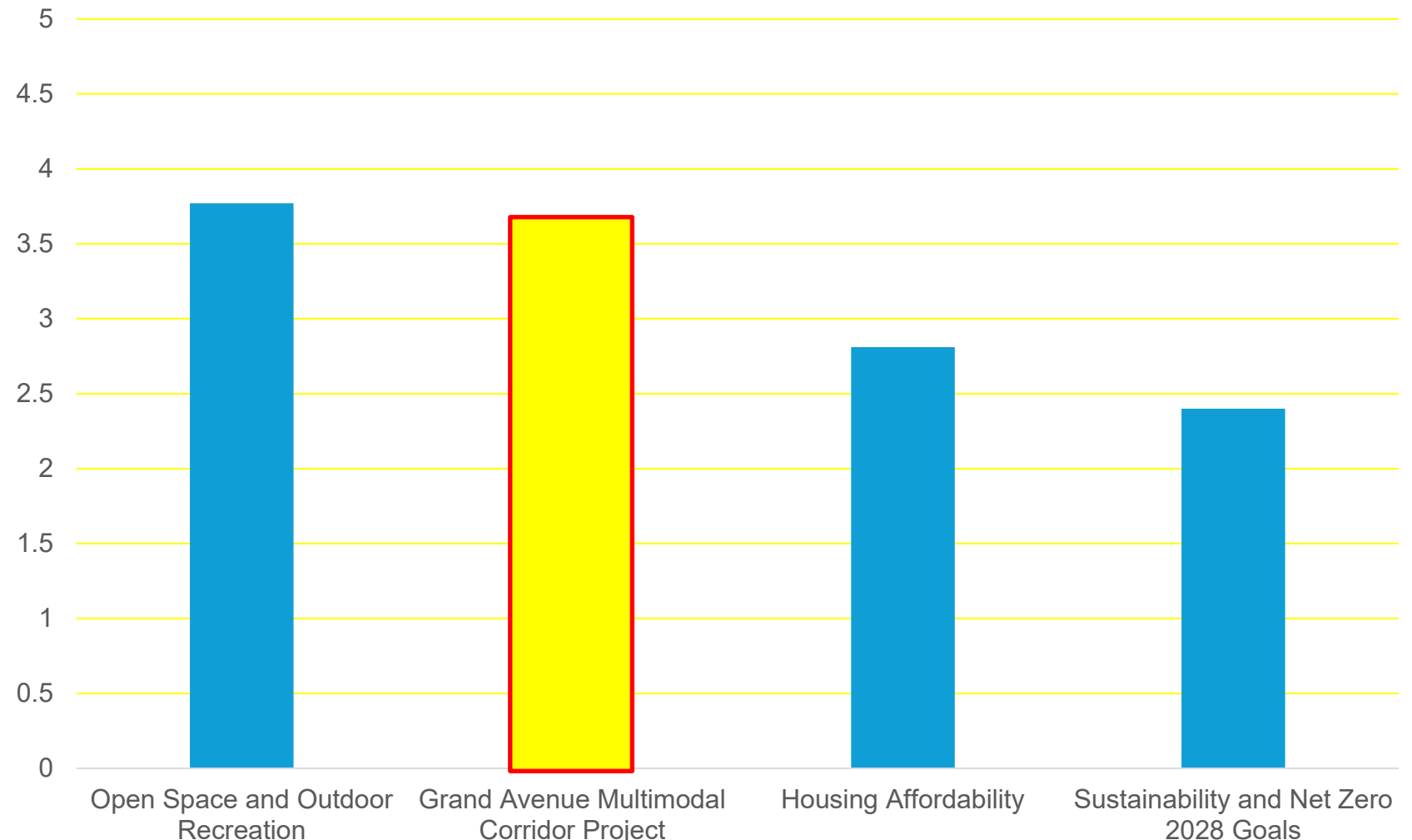
■ Growth & Overcrowding ■ Cost & Availability of Housing ■ Traffic & Transportation ■ Other



Quality of Life Survey Results

- Respondents were asked to rank the four priorities on a scale of 1-5, with 5 being the most important

Quality of Life Priorities





Project Updates

Railroad Update

- Submitted Union Pacific Railroad (UPRR) Memorandum, late October 2024
- Project would plan to install railroad crossing gates and lights on Brooks Lane at 5th Street roundabout when railroad is active
- UPRR completed review and will likely accept proposed improvements with modifications





Project Updates

Survey Update

- Additional data gathering substantially complete
- Allows the team to progress design in more detail
- Preparing Right-of-Way Plans
 - Existing right-of-way and property boundaries
 - Proposed property impacts





Project Updates

Design Update

- Access, circulation, and parking evaluation
- Sidewalk/bikeway vertical design and tie-ins
- Castle Drive/Brush Creek roundabout
- Storm sewer, sanitary sewer, and water line design progress





Funding

- 2024 RAISE Grant submitted and recognized as Project of Merit
- 2025 Round 1 & 2 RAISE Grant application submitted
- Federal Funding Outlook
 - FY2024 \$1.5 billion available
 - FY2025 \$150 million available for projects across the country
 - FY2025- USDOT changed the program name from Rebuilding American Infrastructure with Sustainability and Equity (RAISE) to Better Utilizing Investments to Leverage Development (BUILD)
 - Shift from equity, climate, and safety to improving transportation infrastructure



U.S. Department of Transportation



Funding

- Intermediate Improvements under Evaluation
 - Phased Roundabout Construction
 - Access Control Improvements
 - Pavement Markings for Bicyclists & Pedestrians



Public Outreach

2024 Outreach

- Two rounds of one-on-one property owner meetings (February & April)
- Two well-attended Stakeholder Working Group Meetings (May & November)
- Updated Newsletter Q4 2024



Public Outreach

2025 Outreach

- One Stakeholder Working Group Meeting (March 4, 2025)
- Two rounds of One-on-One Property Owner Meetings (Late Jan & Early Feb.)
- All property owners sent certified mail invitations followed up with phone calls & emails to encourage participation
 - 7 Property Owner Meetings
 - 1 meeting with Eagle Paramedics
 - 1 meeting with CORE Transit
- Feedback Received
 - In general, sentiment of support for project
 - Concerns over right-of-way impacts and access
 - Timeframe questions



Upcoming Public Outreach

Property Owner Presentation

- Eagle Town Hall
- April 16th | 4:00- 5:00 pm Property Owner Presentation (postcards sent)
- Presentation to include
 - Project Overview
 - Vision & Purpose
 - Right-of-Way (ROW) Process & Expectations
 - Federal versus non-federal funding ROW process
 - Timeline



Upcoming Public Outreach

Open House

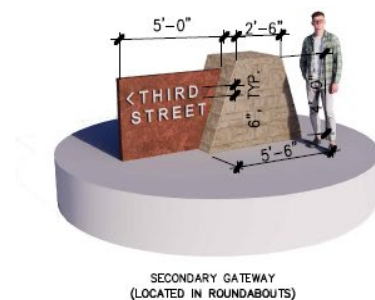
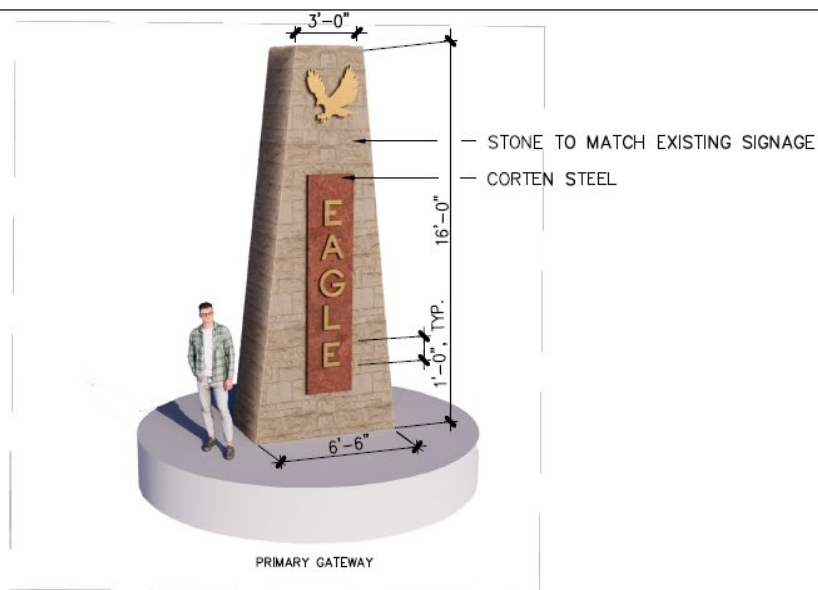
- Eagle Town Hall
- 5:00- 7:30 pm
- SWG Members helping to promote
- Advertised in Eagle Today and TOE Website

Open House Boards

- ☐ Welcome
- ☐ Vision and Purpose
- ☐ Traffic and Safety Overview – Why we need this project?
- ☐ Project Roll Plot/Overview
- ☐ Renderings of Roundabouts and Typical Section
- ☐ Recommended Hardscape Features (SWG feedback)
 - Gateway
 - Roundabout signage
 - Plazas
- ☐ Right-of-Way Process
- ☐ Funding
- ☐ Next Steps
- ☐ Comment Forms & QR Code

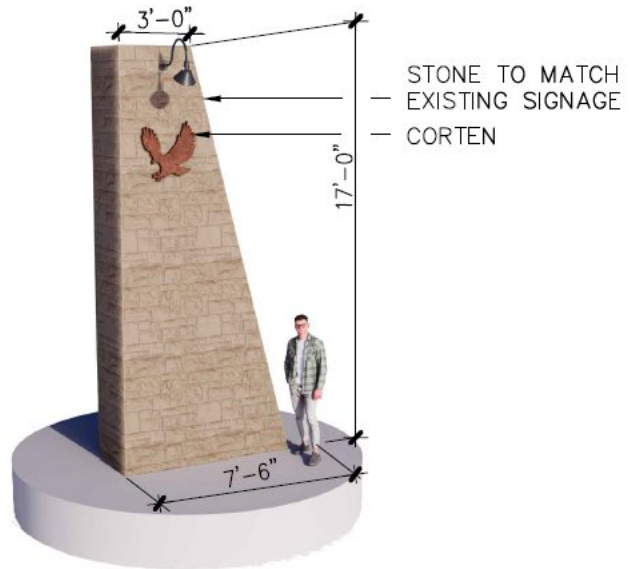


Hardscape Elements Gateway Option 1

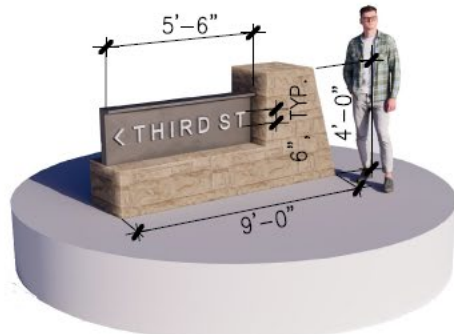




Hardscape Elements Gateway Option 2



PRIMARY GATEWAY

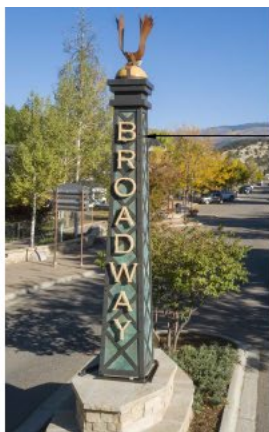


SECONDARY GATEWAY
(LOCATED IN ROUNDABOUTS)

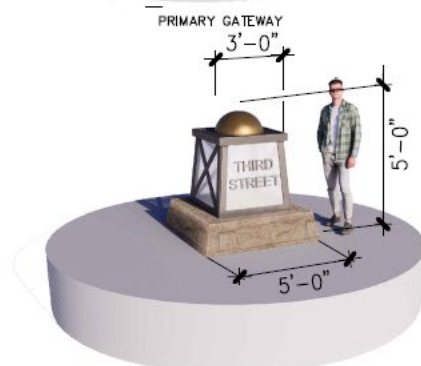
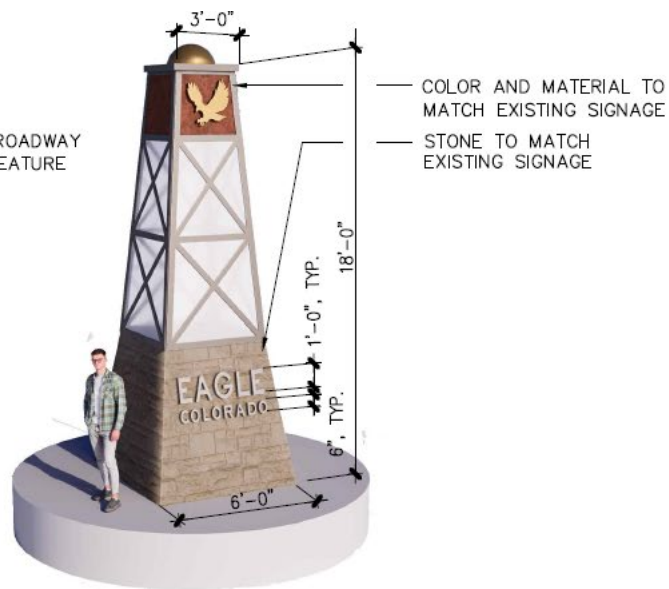




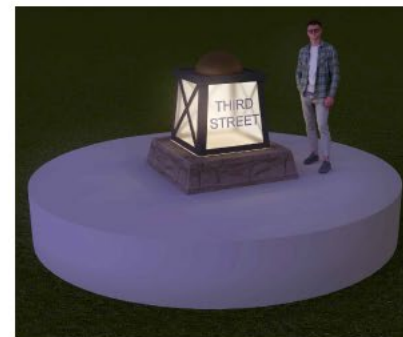
Hardscape Elements Gateway Option 3



EXISTING BROADWAY
GATEWAY FEATURE

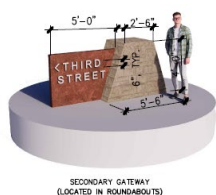
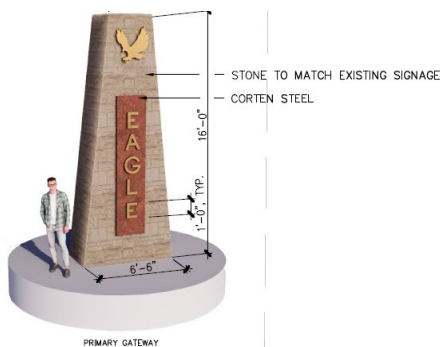


SECONDARY GATEWAY
(LOCATED IN ROUNDABOUTS)



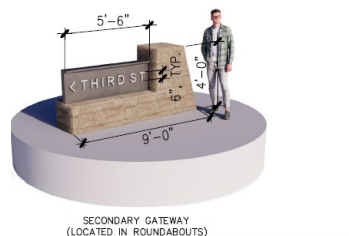
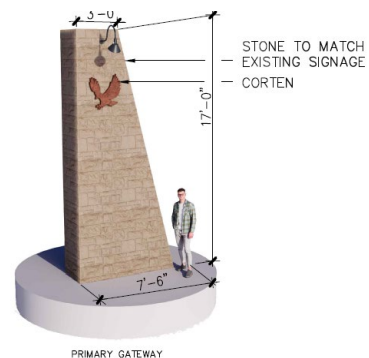


Hardscape Elements Gateway



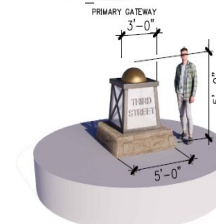
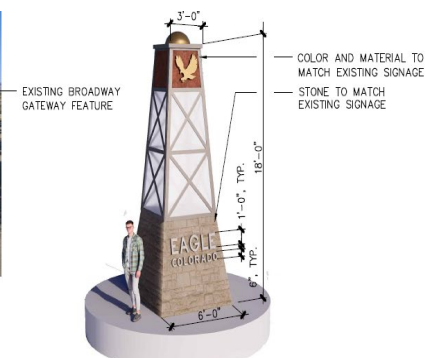
1 ENTRY MONUMENT - OPTION 1

Option # 1



1 ENTRY MONUMENT - OPTION 2

Option # 2



1 ENTRY MONUMENT - OPTION 3

Option # 3



Hardscape Elements

Lighting Option: Ouro Style





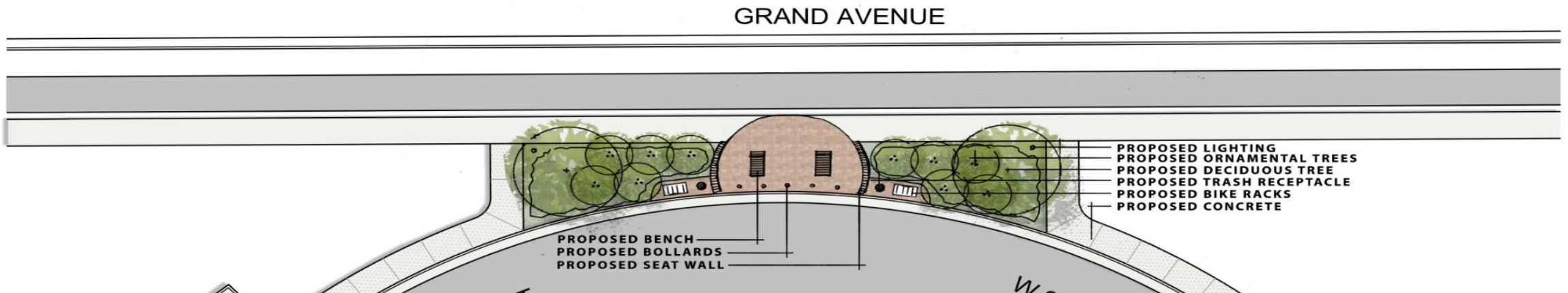
Hardscape Elements

Lighting Option: Providence Style





Plaza 2nd Street Concept Plan # 1





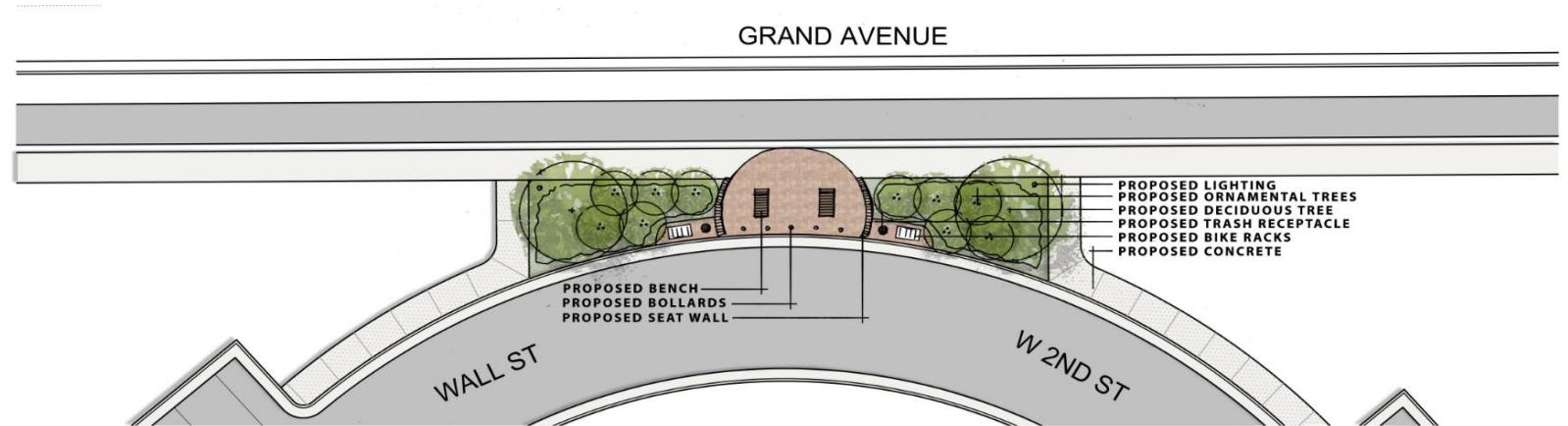
Plaza 2nd Street Concept Plan # 2



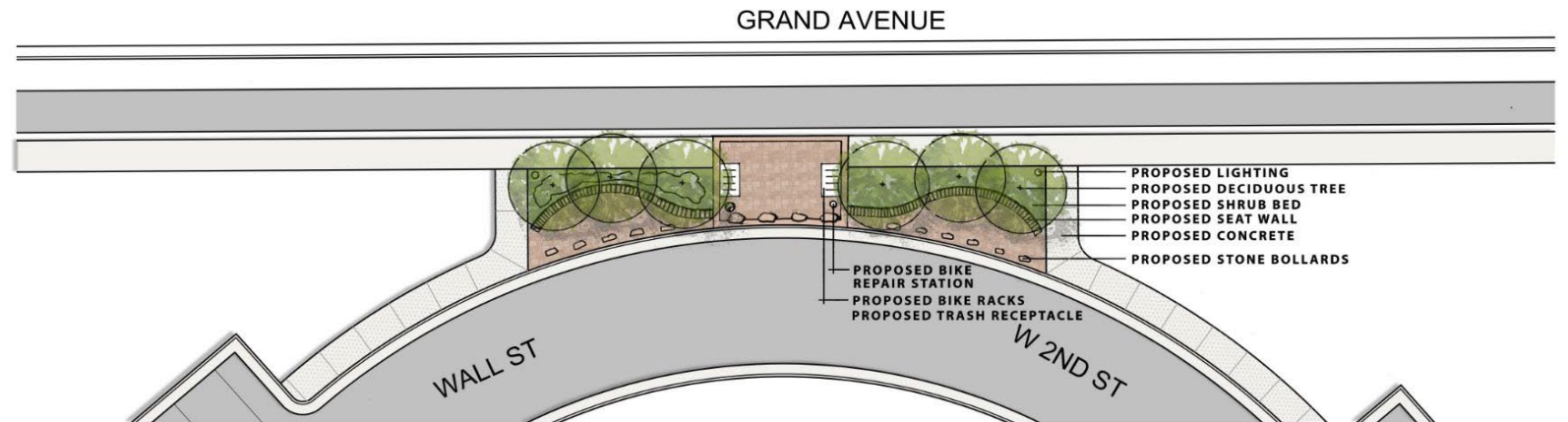


Plaza 2nd Street Concepts

Option #1

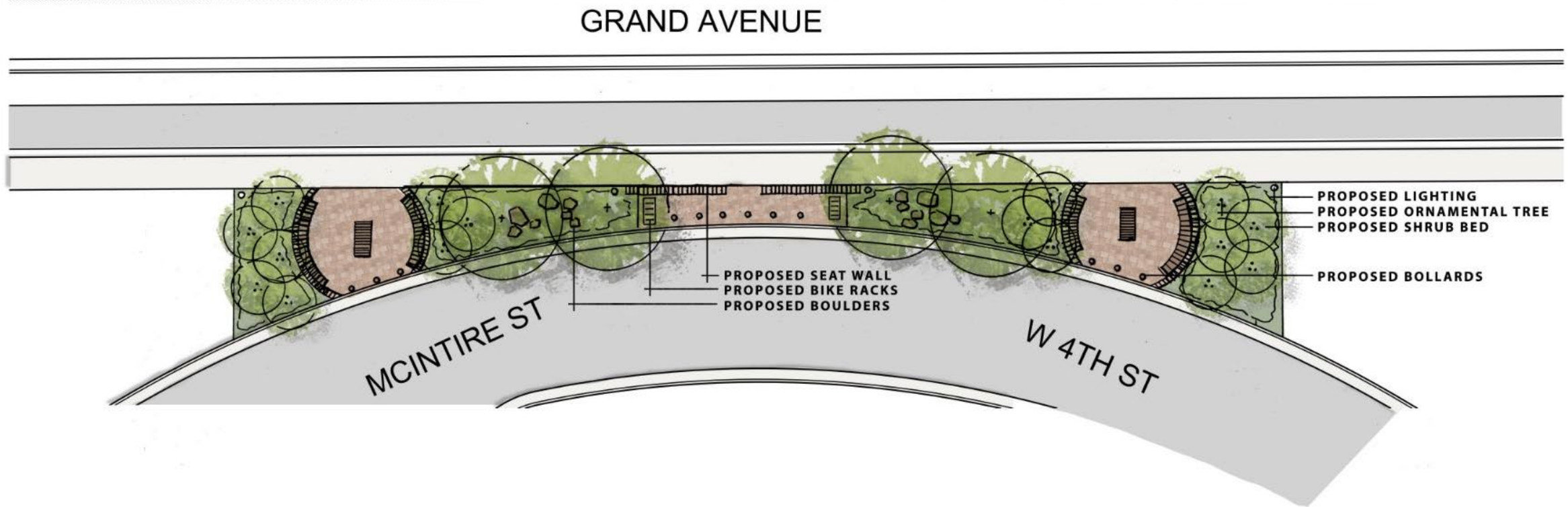


Option # 2



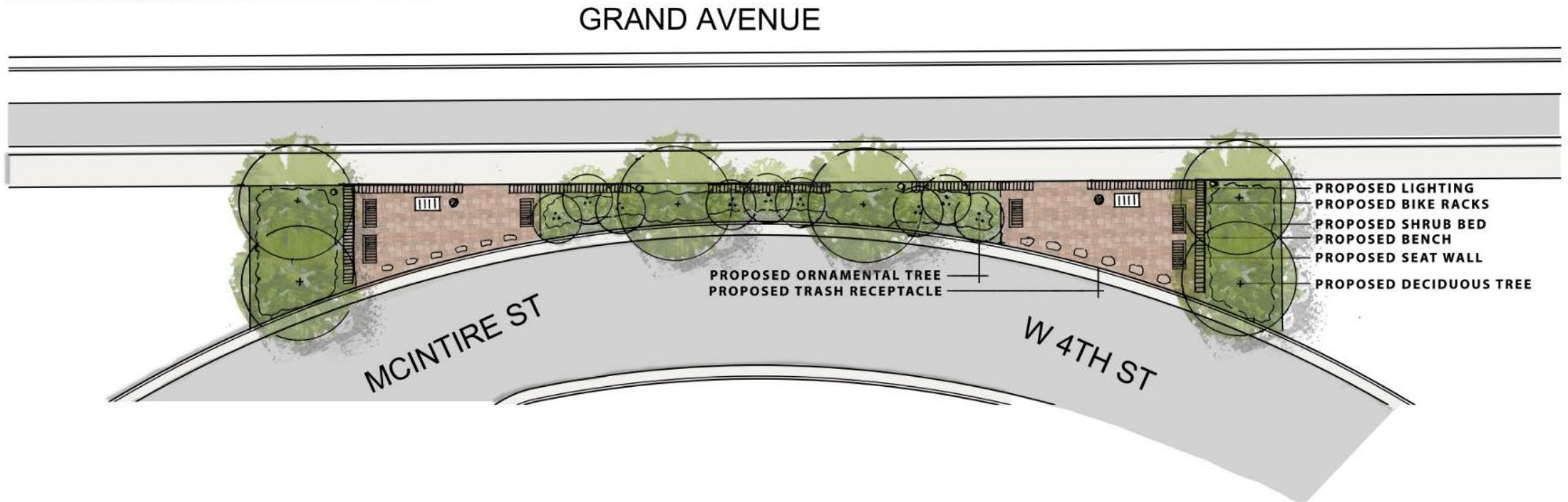


Plaza 4th Street Concept # 1





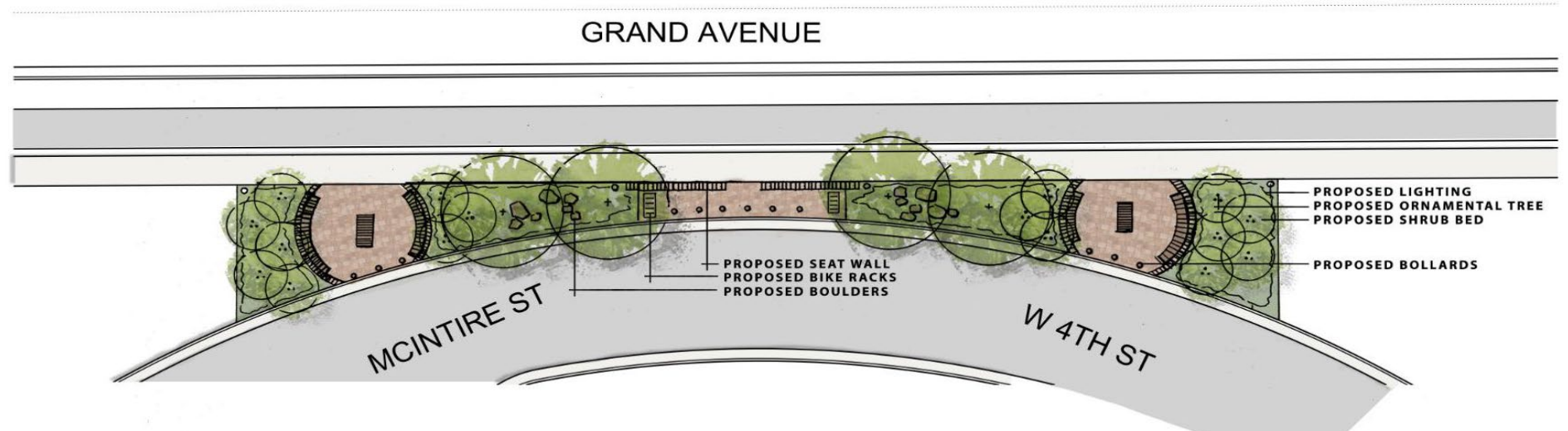
Plaza 4th Street Concept # 2



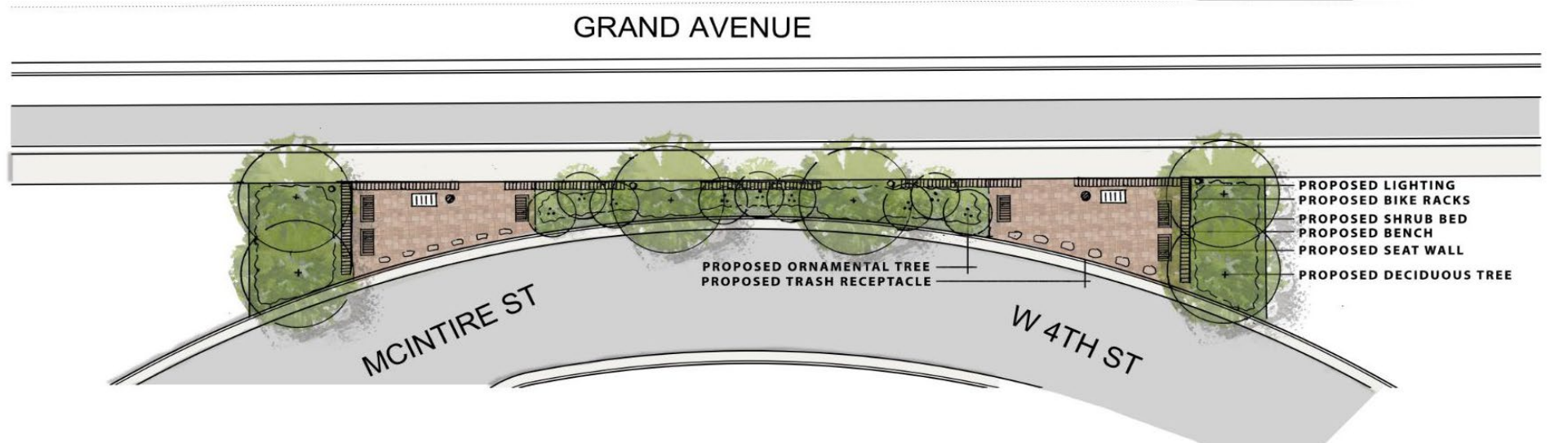


Plaza 4th Street Concepts

Option #1



Option # 2





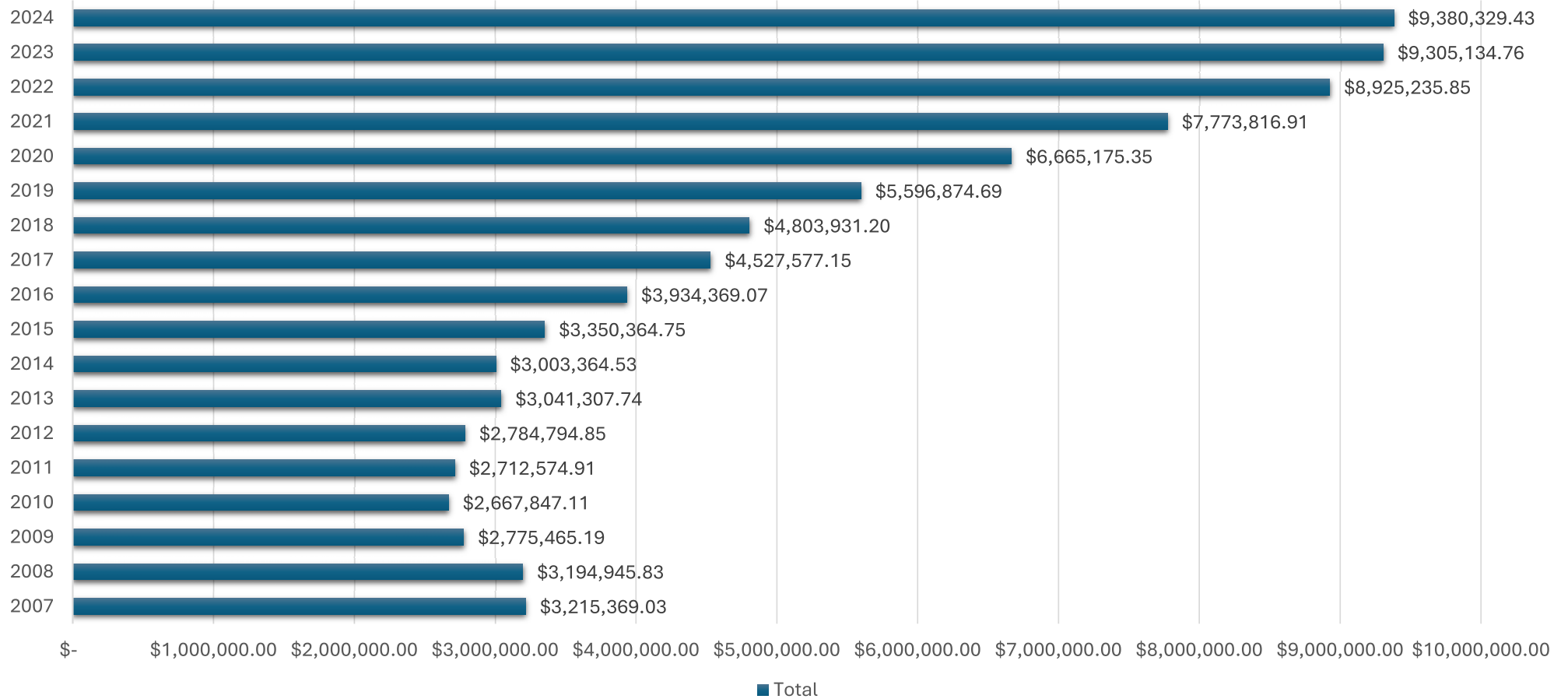
GRAND AVENUE CORRIDOR

Questions

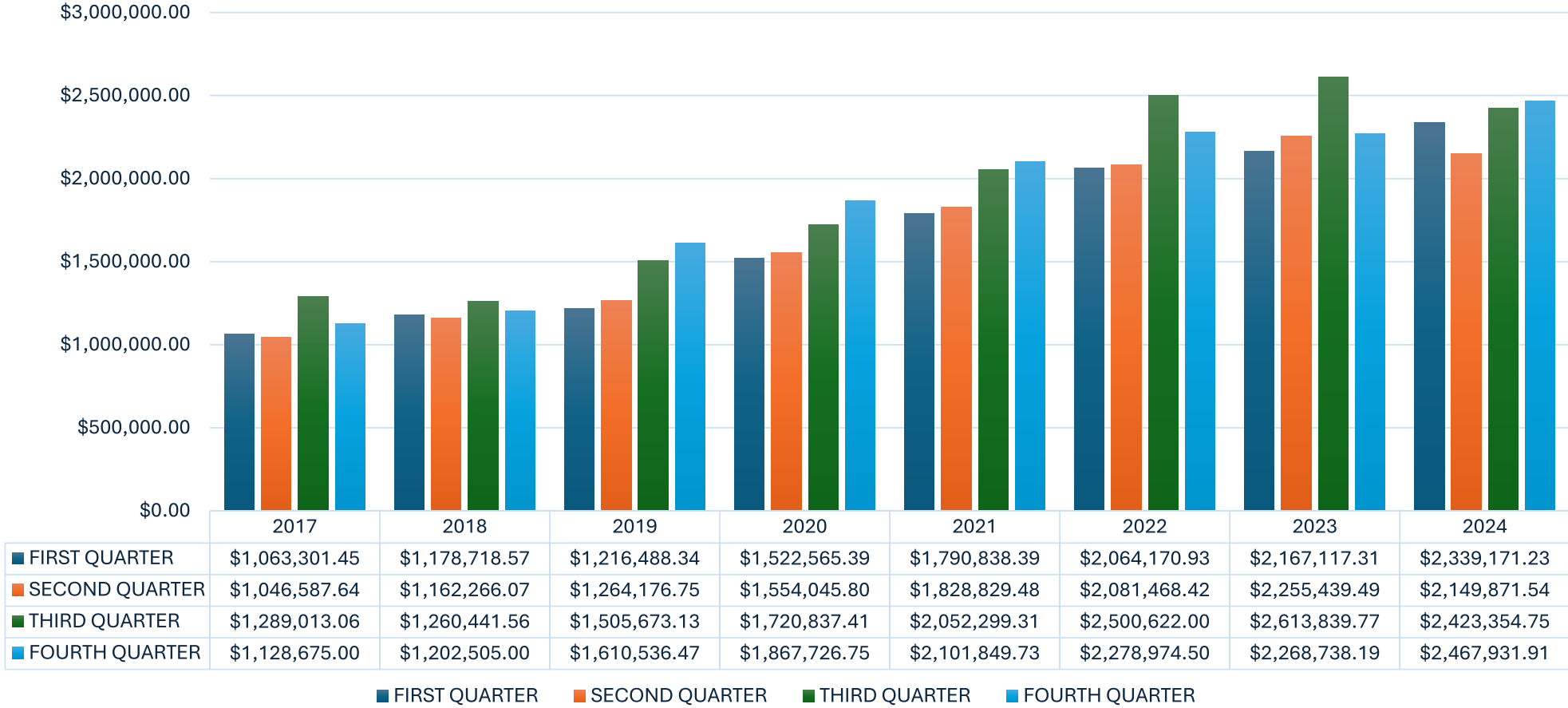


ANNUAL TOTAL SALES TAX 2007-2024 REVENUE PERIOD TOTALS

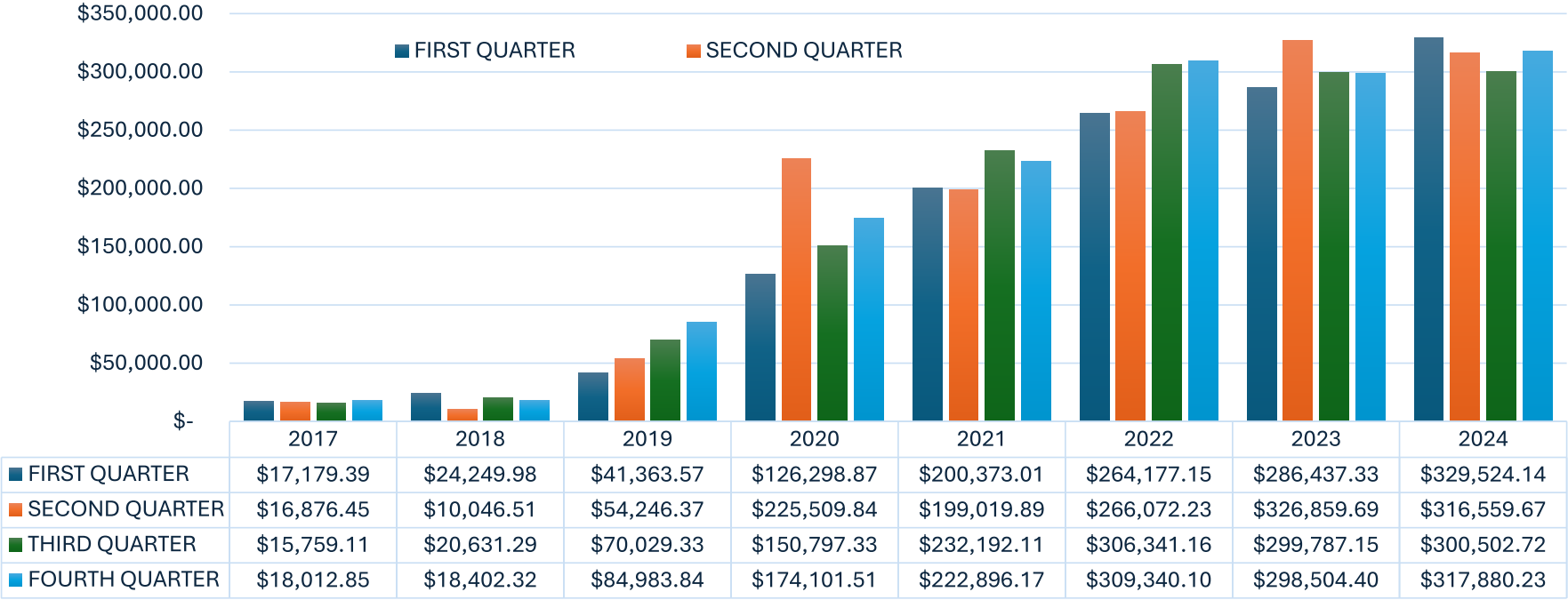
**2016 - PRESENT INCLUDE .5% SALES TAX
INCREASE*



TOTAL SALES TAX BY QUARTER
2017-2024
REVENUE PERIOD TOTALS

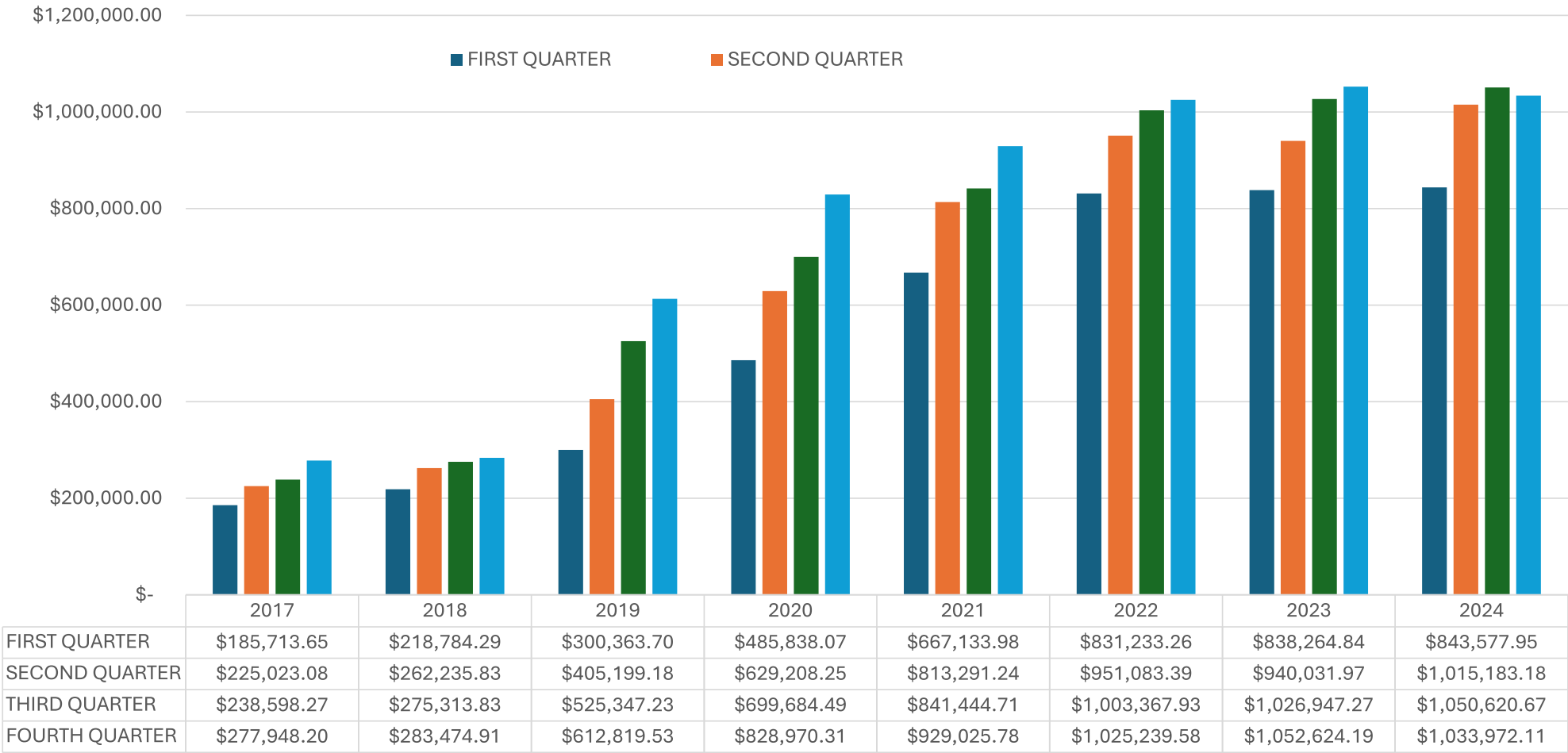


ONLINE SALES TAX BY QUARTER 2017-2024 REVENUE PERIOD TOTALS

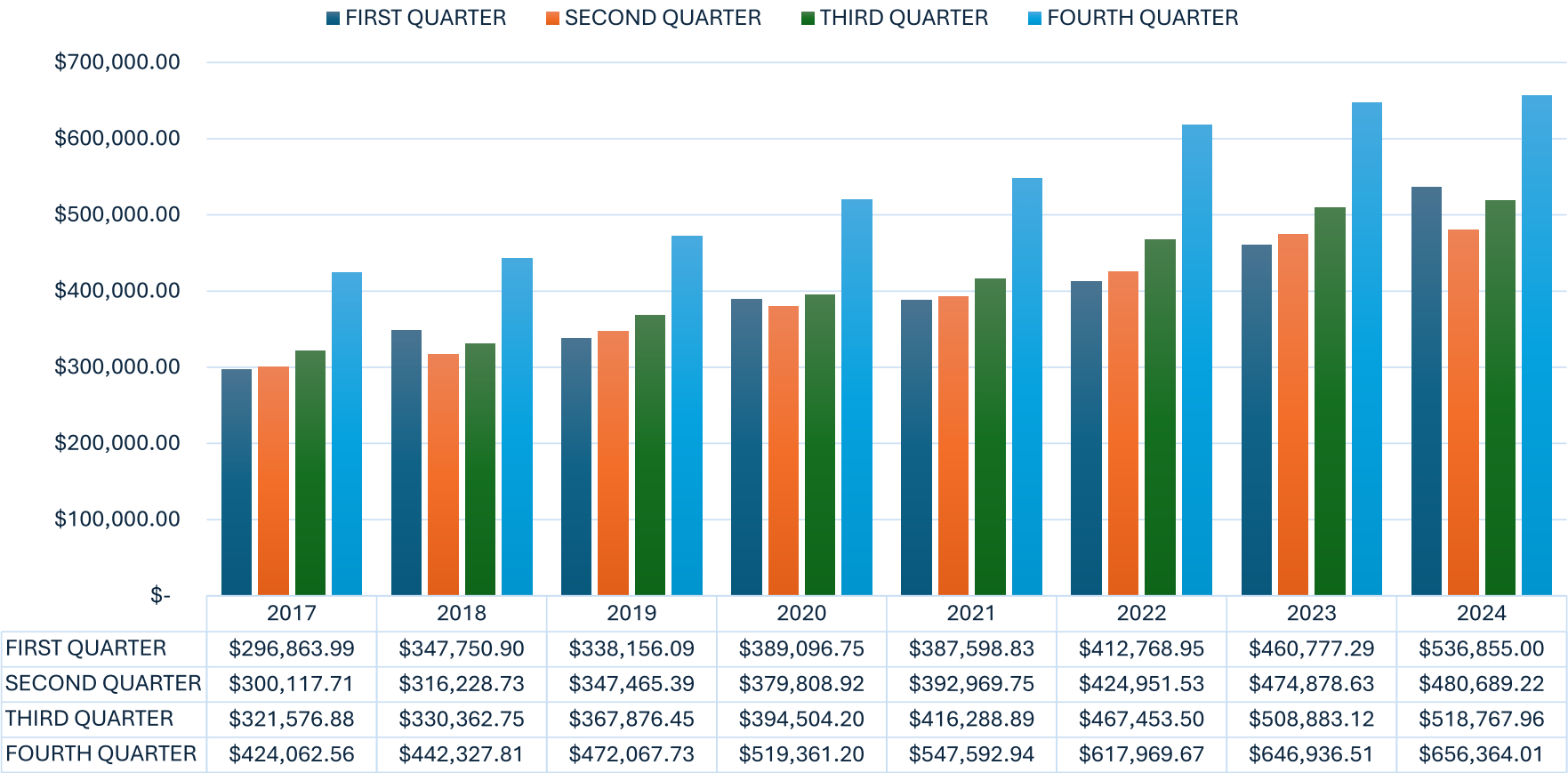


Online sales are included in the retail and out of area sectors.

RETAIL QUARTERLY COLLECTIONS
2017-2024

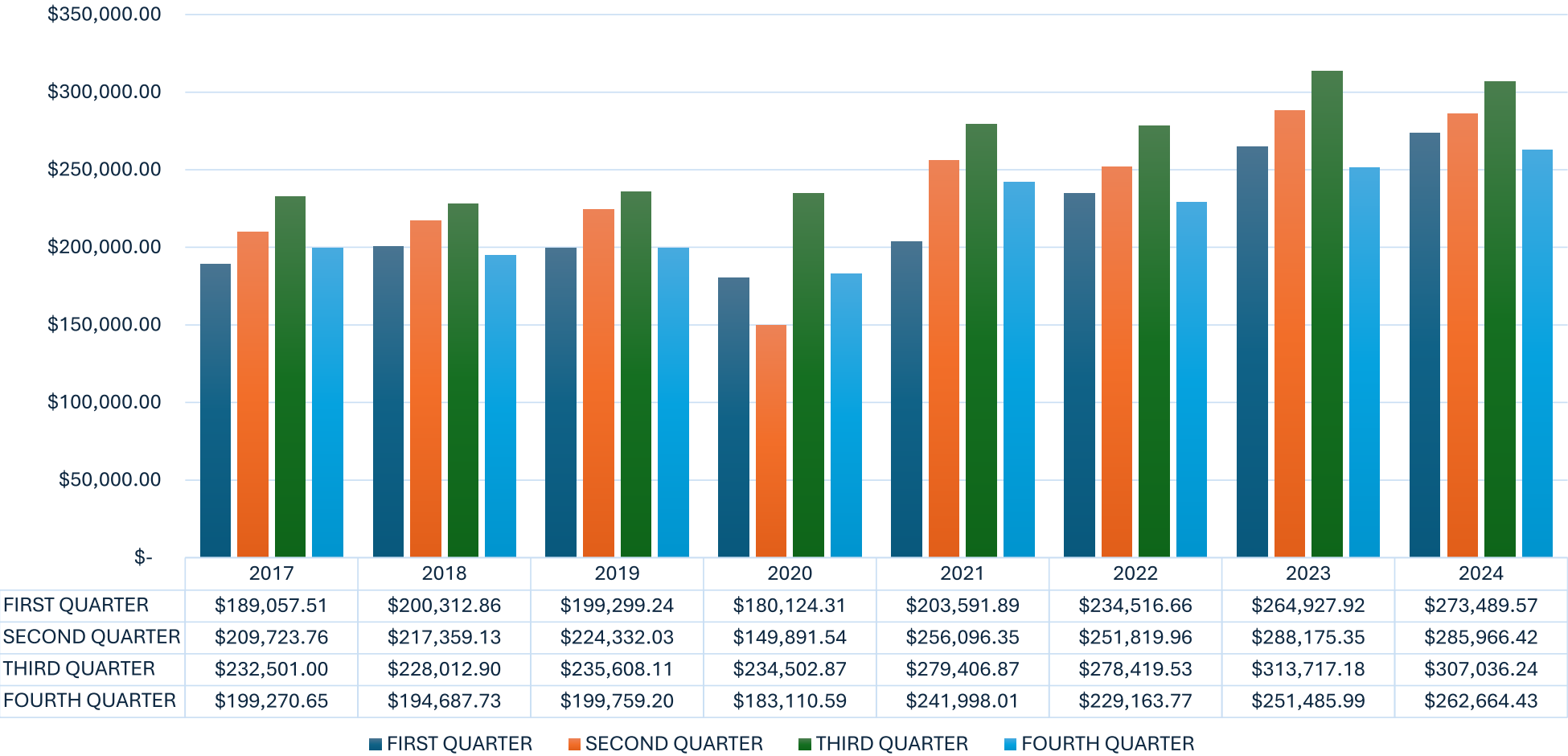


FOOD QUARTERLY COLLECTIONS
2017-2024



RESTAURANTS & BARS QUARTERLY COLLECTIONS

2017-2024

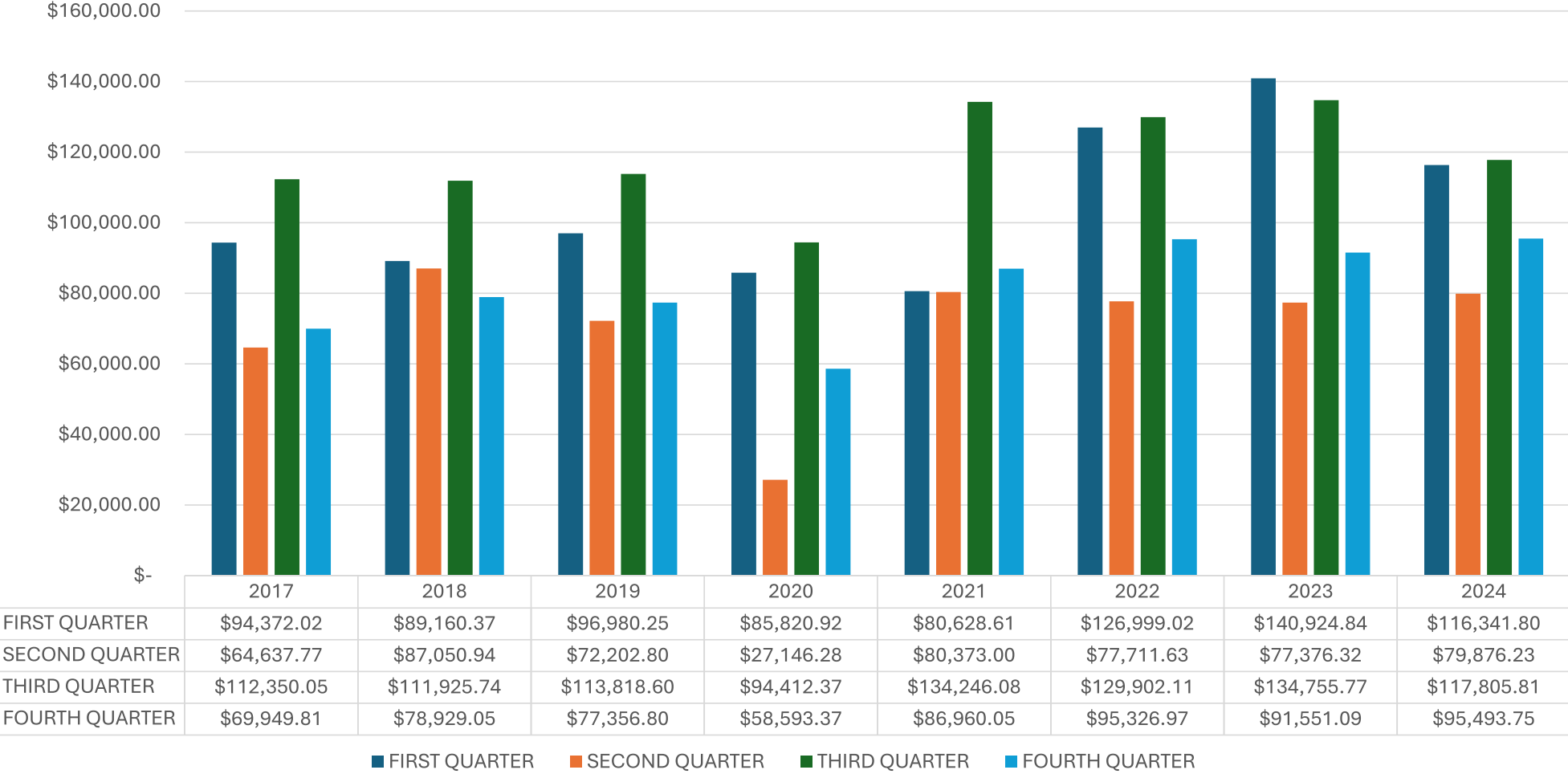


LIQUOR STORES QUARTERLY COLLECTIONS
2017-2024

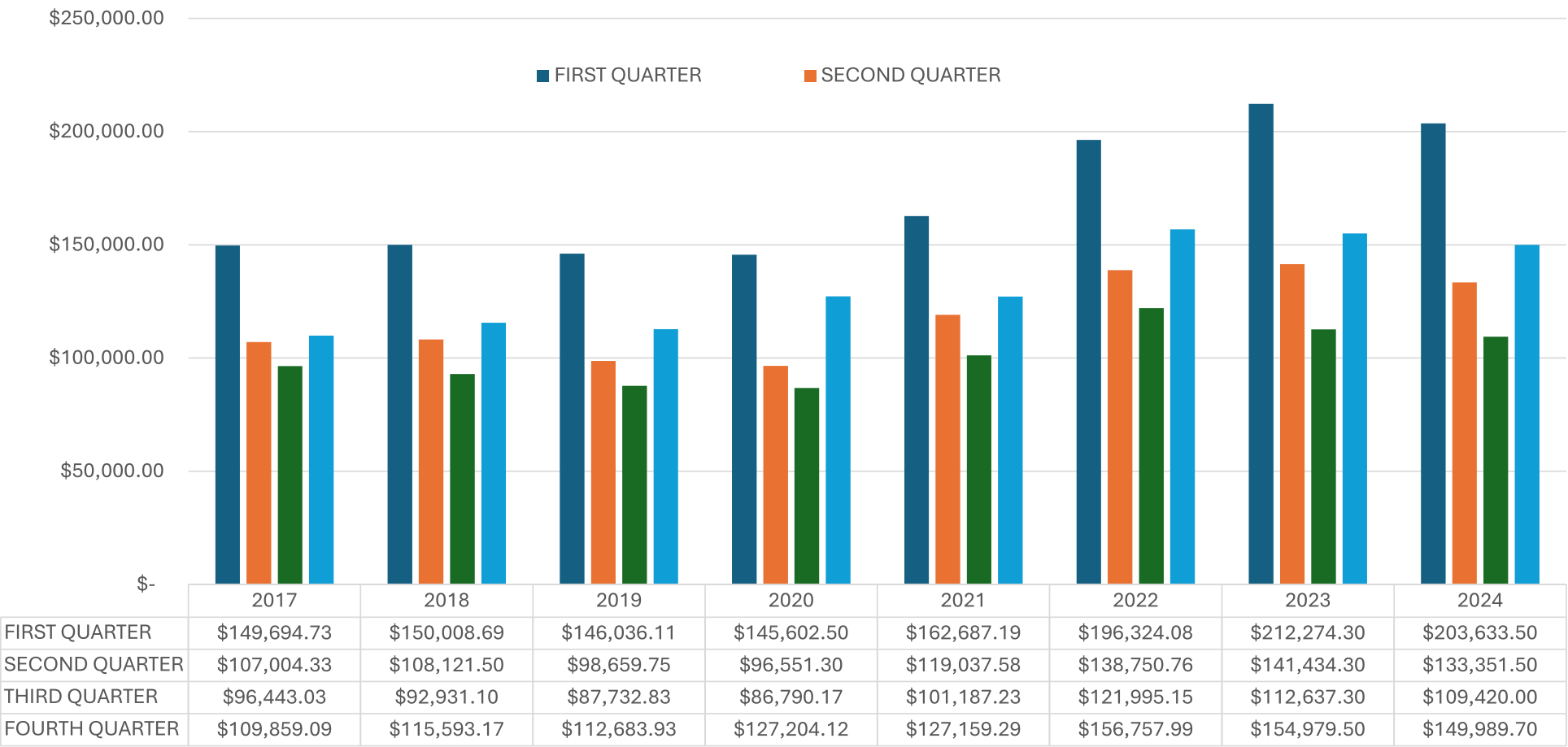


	2017	2018	2019	2020	2021	2022	2023	2024
FIRST QUARTER	\$52,326.39	\$58,597.16	\$58,490.79	\$63,888.87	\$68,771.66	\$69,083.80	\$64,022.58	\$63,116.92
SECOND QUARTER	\$55,143.00	\$69,704.46	\$63,122.55	\$69,205.68	\$73,536.01	\$71,421.09	\$64,986.73	\$61,247.59
THIRD QUARTER	\$63,749.00	\$73,287.39	\$71,922.36	\$79,623.67	\$78,390.43	\$84,296.53	\$77,867.44	\$61,449.27
FOURTH QUARTER	\$62,176.00	\$67,678.12	\$67,782.82	\$77,204.45	\$75,258.40	\$77,463.11	\$69,677.27	\$74,794.31

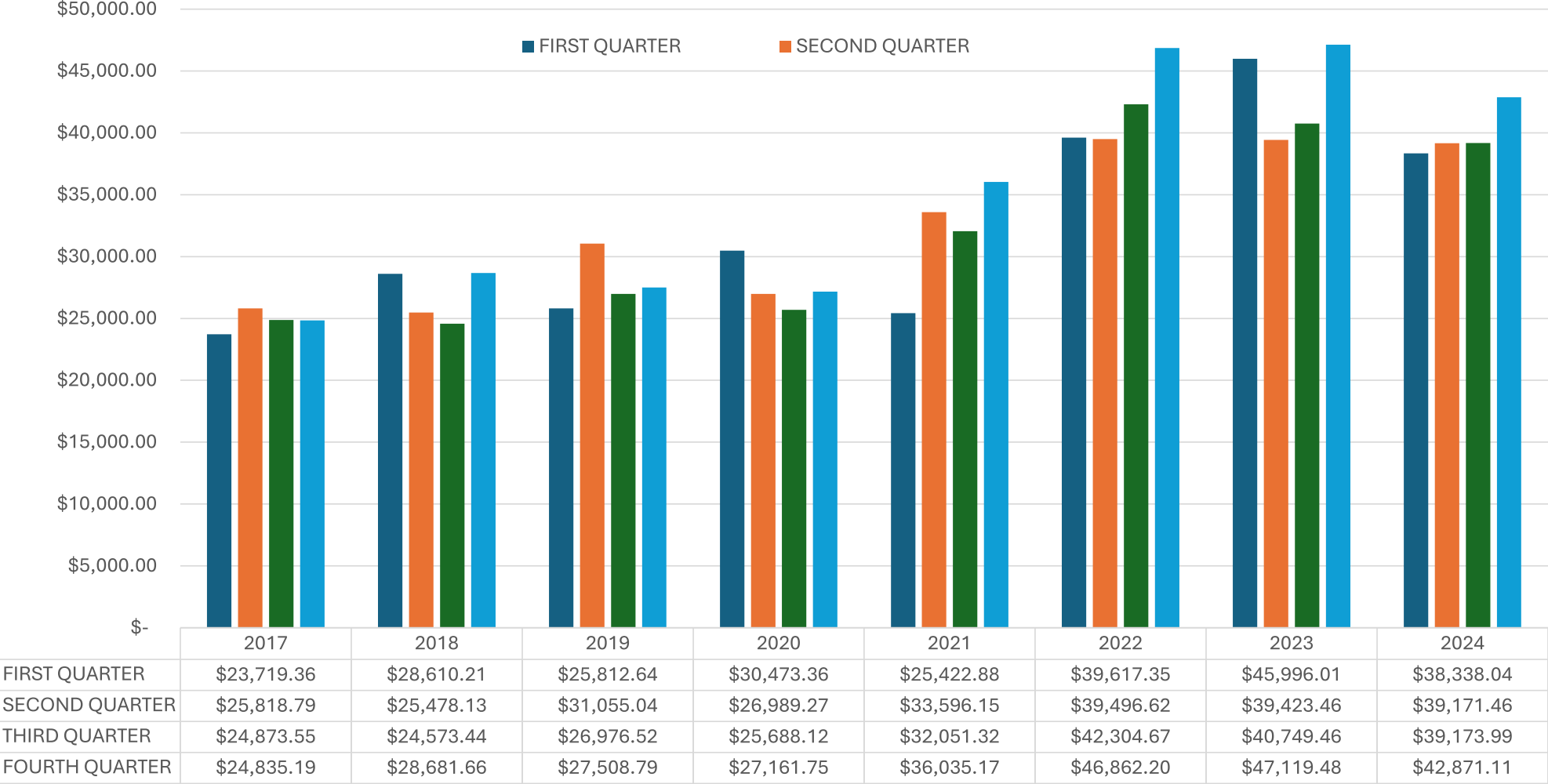
LODGING QUARTERLY COLLECTIONS
 2017-2024



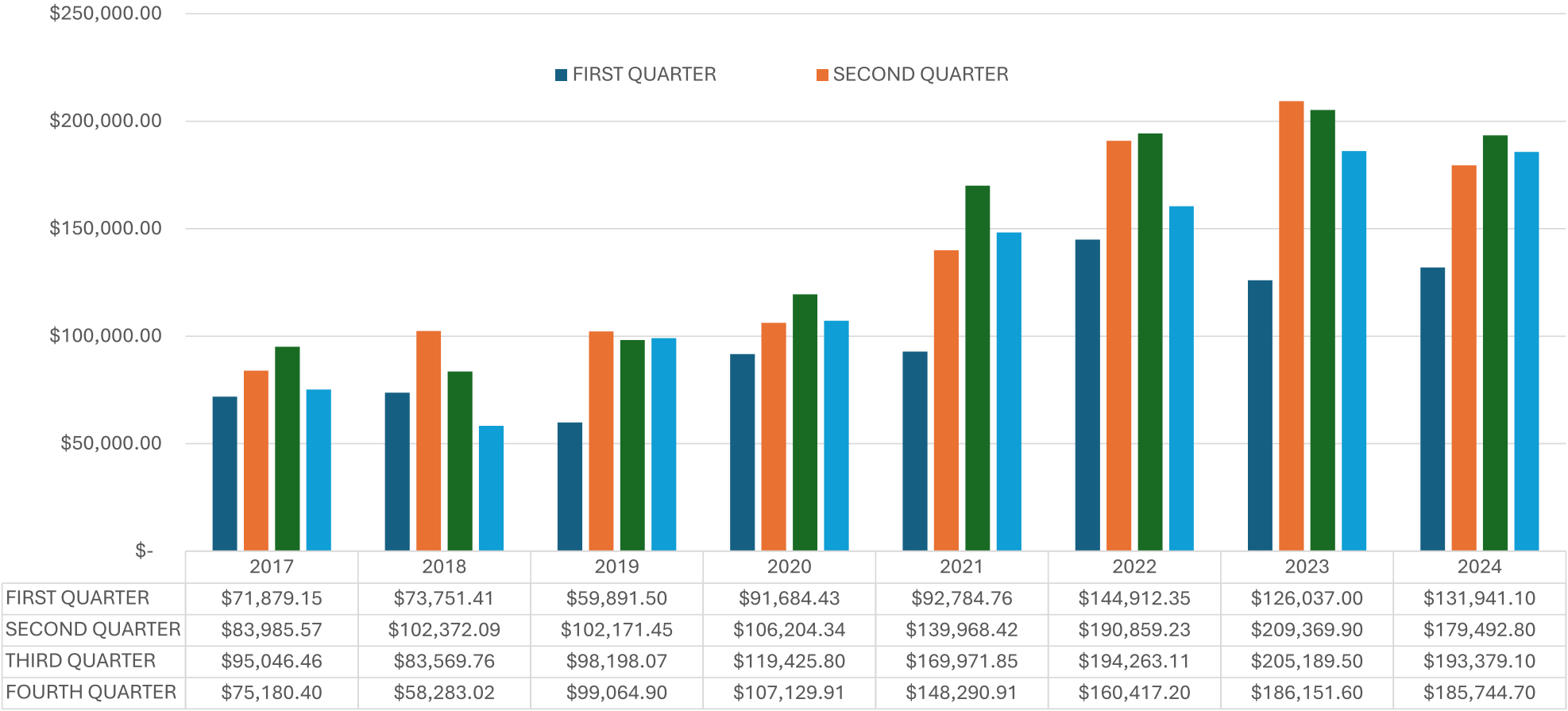
UTILITIES QUARTERLY COLLECTIONS
2017-2024



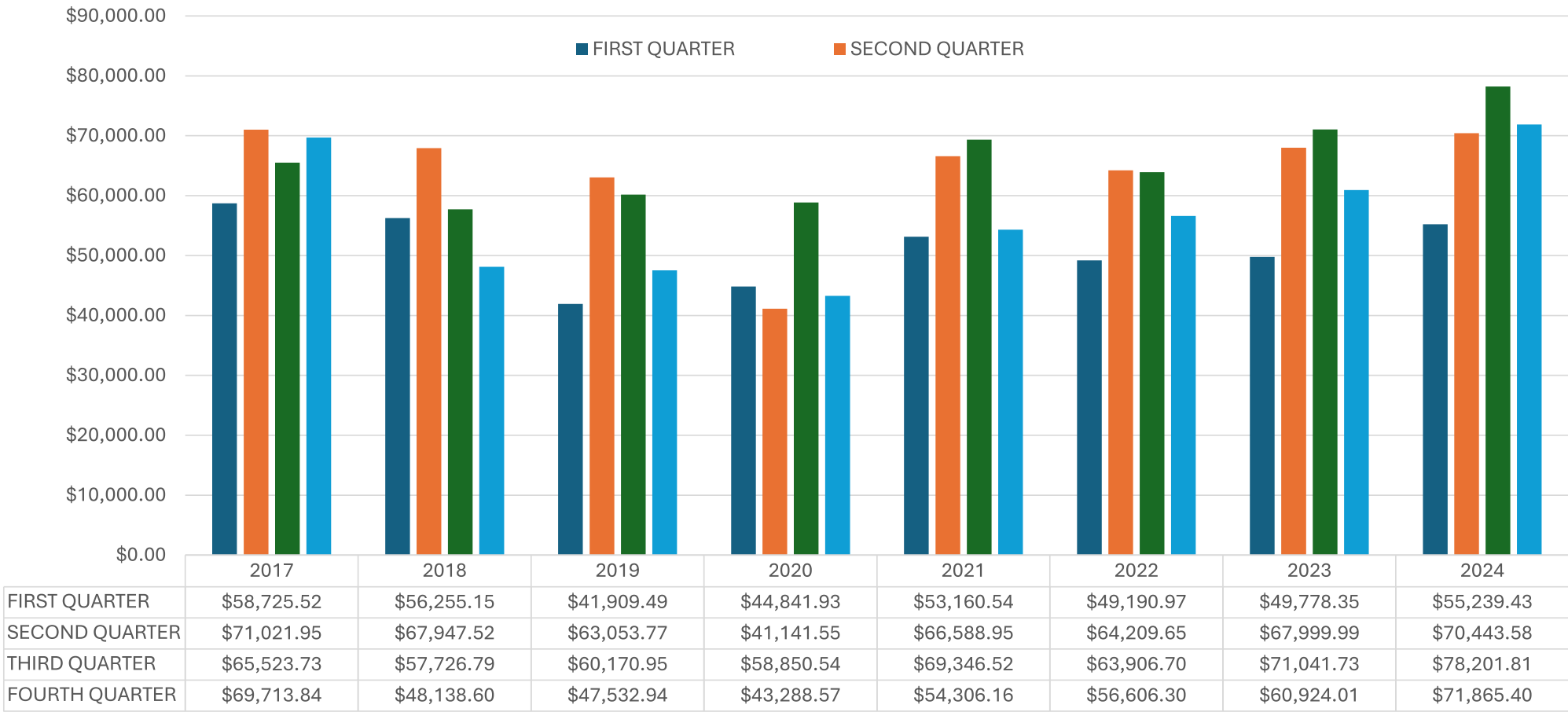
AUTOMOTIVE QUARTERLY COLLECTIONS
2017-2024



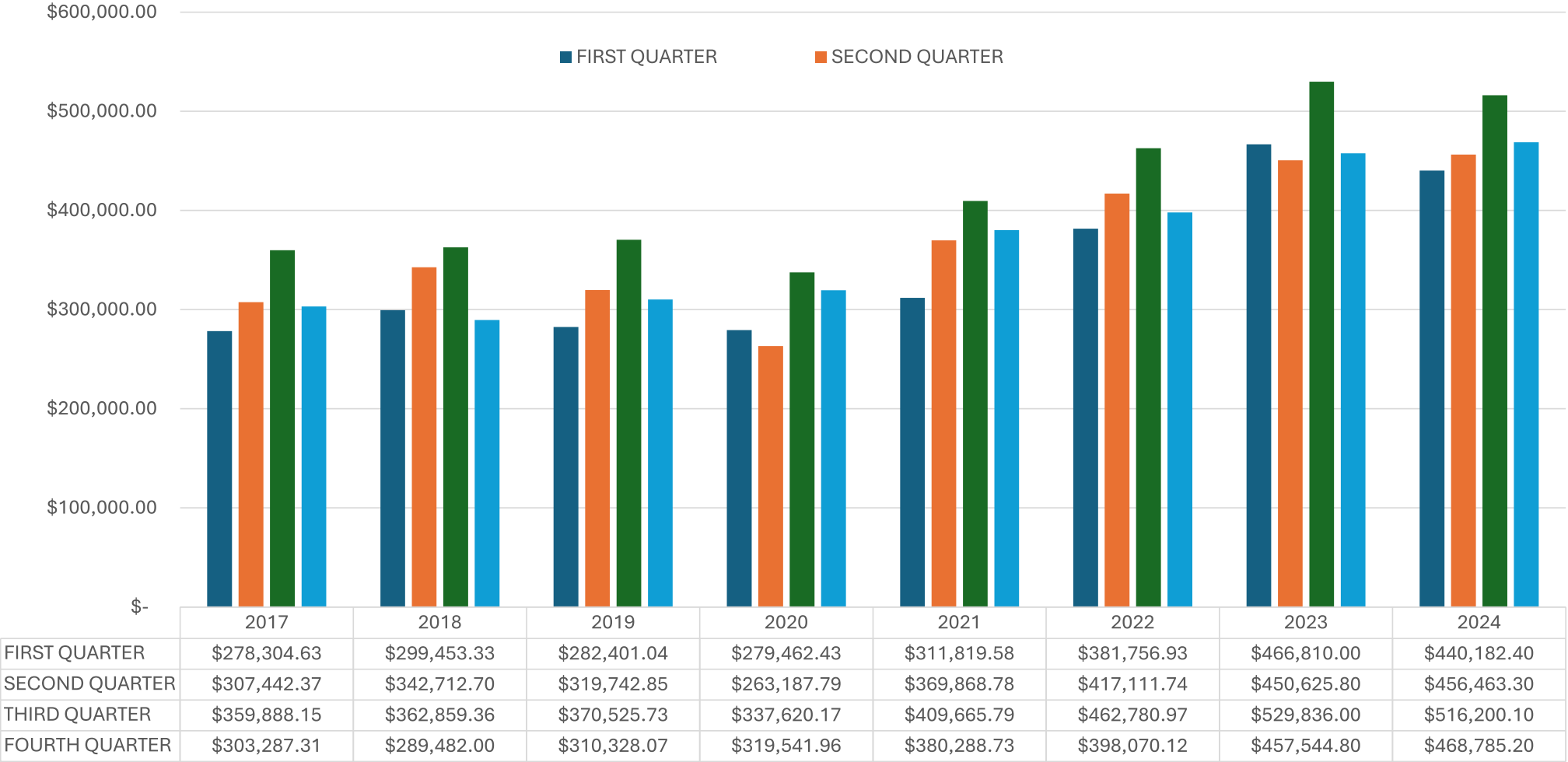
BUILDING/CONSTRUCTION QUARTERLY COLLECTIONS
2017-2024



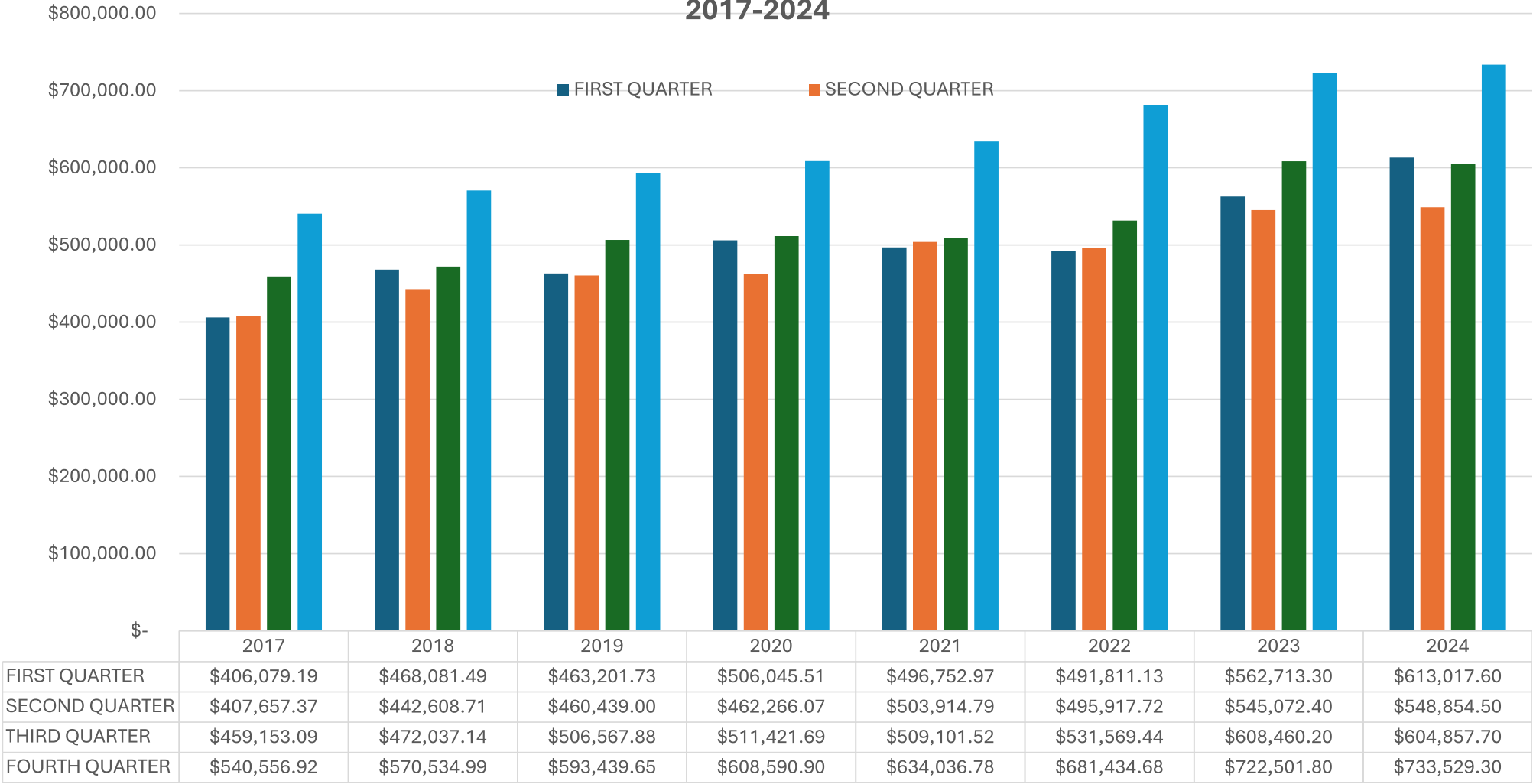
DOWNTOWN DISTRICT QUARTERLY
2017-2024



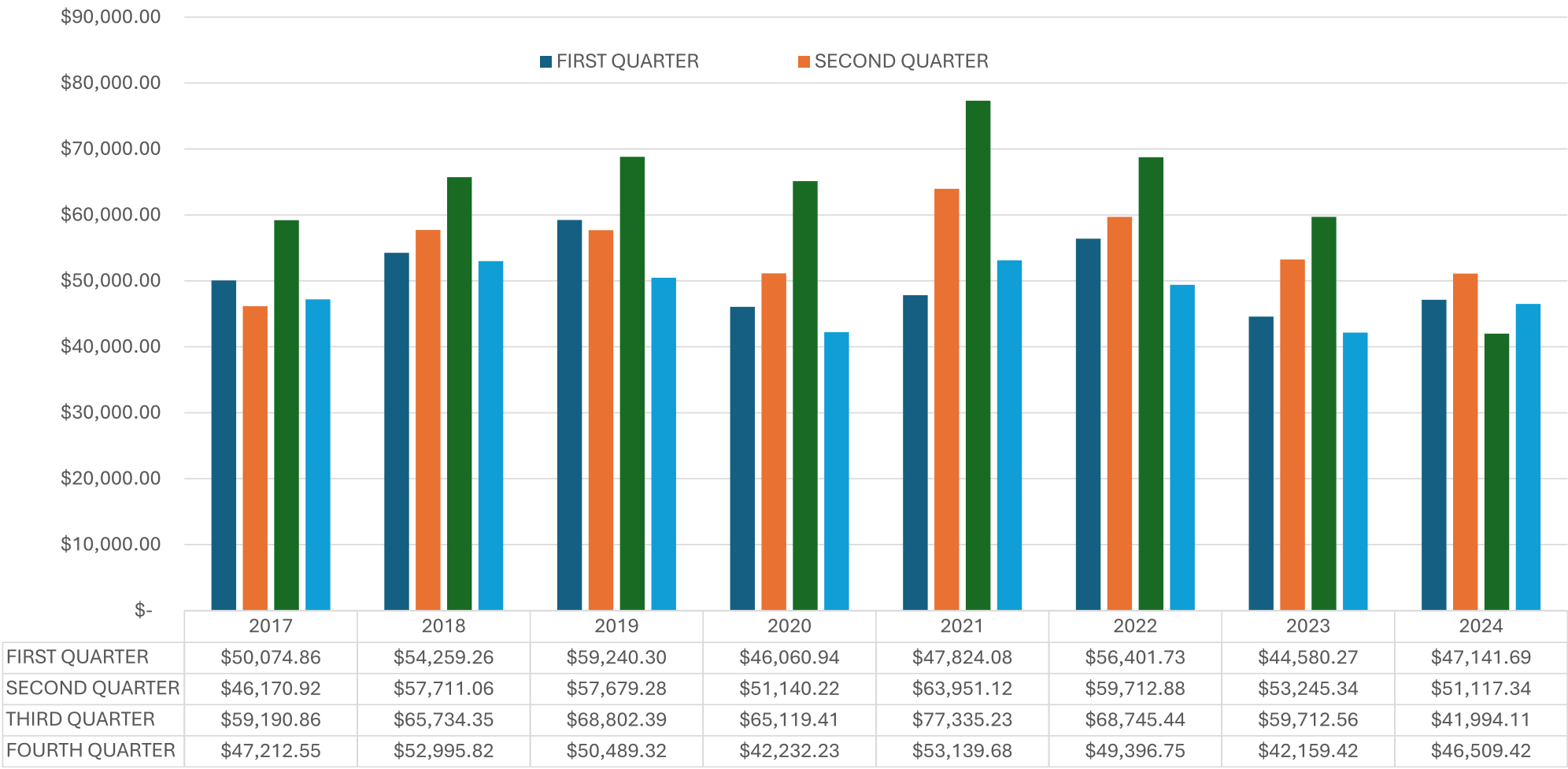
CHAMBERS AVENUE QUARTERLY
2017-2024



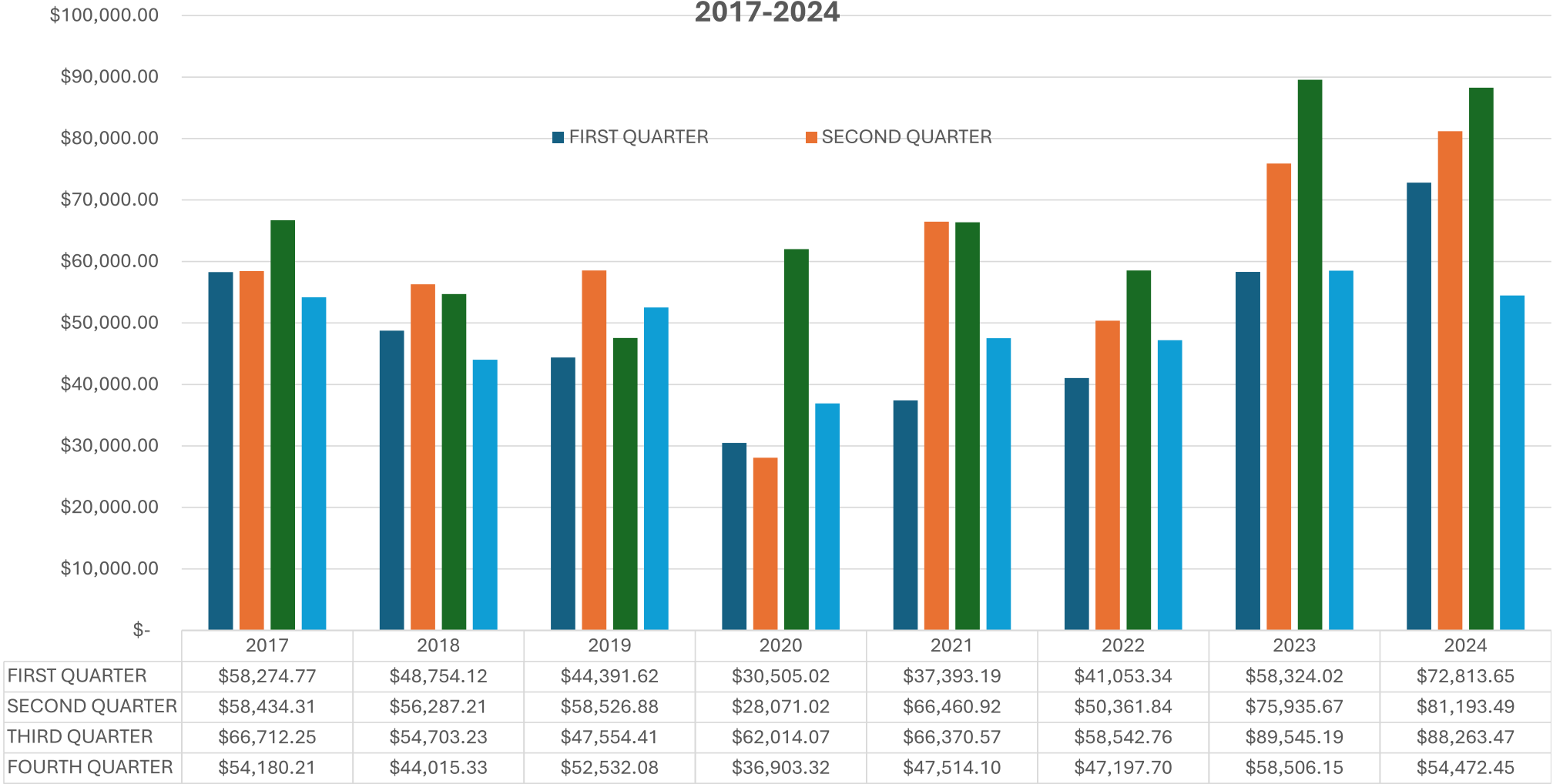
MARKET STREET QUARTERLY
2017-2024



GRAND AVENUE QUARTERLY
2017-2024

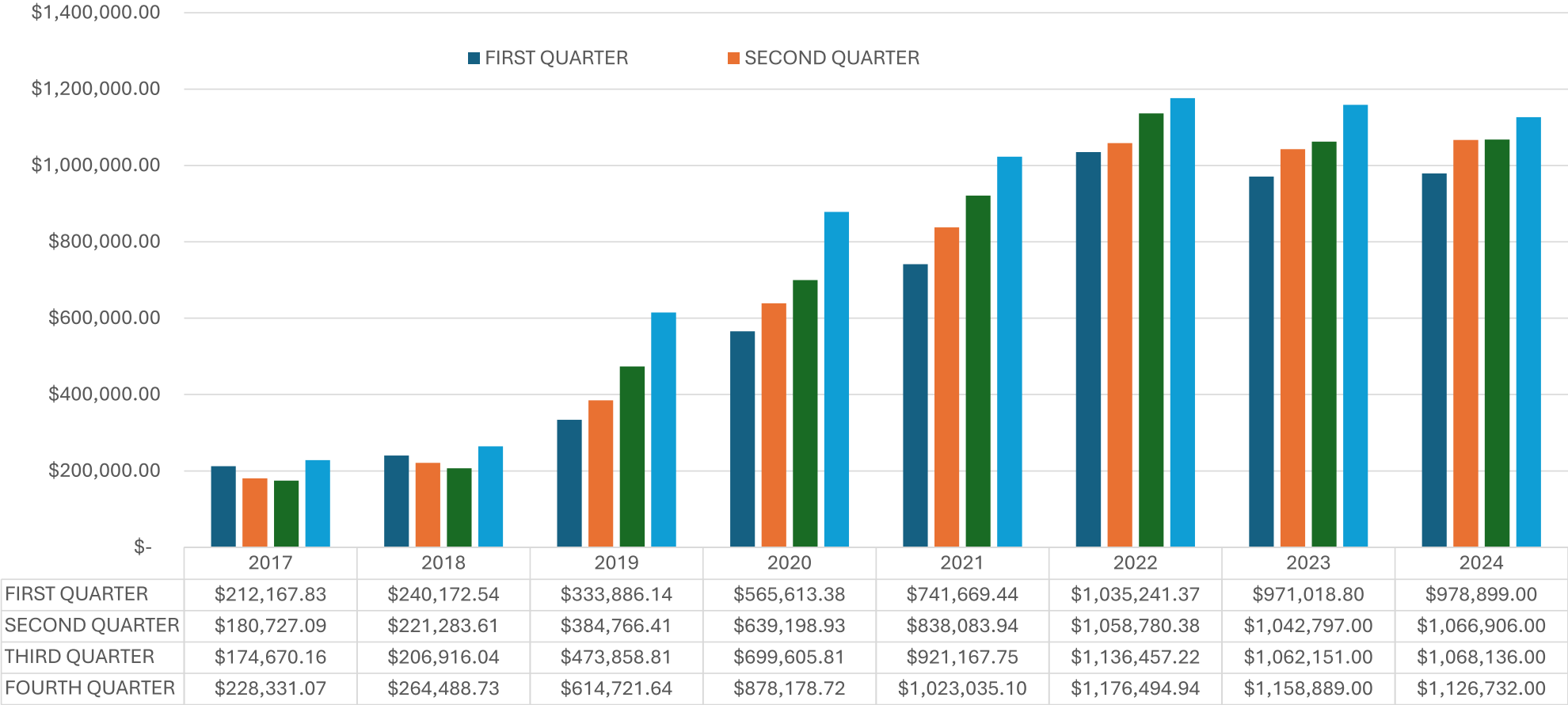


EAGLE RANCH QUARTERLY
2017-2024



OTHER AREAS QUARTERLY

2017-2024 *includes online sales





April 11, 2025

Town of Eagle
ATTN: Town Council
PO Box 609
Eagle, CO 81631

RE: Capitol Street Improvement Project – Comments from the Downtown Development Authority (DDA)

Dear Distinguished Council Members,

On behalf of the Downtown Development Authority (DDA), we appreciate the opportunity to share our thoughts on the Capitol Street Improvement Project. As stewards of the town's core values: Beautification, Placemaking, Arts, and Recreation. We are committed to ensuring that any future development reflects these priorities and enhances the vibrancy and character of downtown Eagle.

The Capitol Street project represents a significant opportunity to create a public space that is not only functional but also beautiful, welcoming, and aligned with the long-term vision of our community. To that end, we respectfully offer the following recommendations and considerations:

- **Preserve and enhance the natural environment:** We urge the Town to retain as many mature trees as possible and integrate new landscaping that supports biodiversity and shade. A professional arborist's assessment would help identify which existing trees can thrive in future conditions.
- **Align with the Elevate Eagle Comprehensive Plan:** The project should reflect the goals and principles outlined in the Town's Comp Plan, especially those related to walkability, alternative transportation, and preserving the natural character of Eagle.
- **Support a walkable, bikeable, and connected downtown:** Capitol Street should synergize mobility and act as part of a larger, interconnected downtown street network. Prioritizing alternate transportation routes and alleviating vehicle congestion through design will benefit the community now and, in the future, especially for mobility users to have safe and visible crossing areas and zones.
- **Design with the future in mind:** While Capitol Street improvements are immediate, the design must be "right-sized" to meet the town's evolving needs. Future "through traffic" volumes and transportation patterns must be considered carefully and strategically.
- **Balance street function and character:** On-street parking and high traffic volumes may not be compatible with the pedestrian-friendly, placemaking goals of the downtown area. We advocate for a thoughtful parking strategy that supports access without compromising the public realm.
- **Preserving character - Thoughtful growth for Eagle's identity:** Infrastructure should not come at the expense of character. We encourage designs that preserve landscapes and maintain the small-town charm that makes Eagle unique.
- **Consider streets as a system:** No single street can meet all of the town's needs. Capitol Street should complement, not compete with, the broader downtown corridor; each street plays a role in a coordinated, synergetic urban plan.

The DDA respectfully requests that the Town Council prioritize a planning and design approach that reinforces our core values and enhances the livability and identity of Eagle. Let us not rush this project but instead take the time to do it thoughtfully and collaboratively, with a clear vision for both present needs and future generations.

Thank you for your time and consideration.

Sincerely,

Greg Schroeder

Chair, Downtown Development Authority
Town of Eagle



2024 Downtown Eagle Project Investment Program

Reimbursement Request Form

DIRECTIONS: To submit a reimbursement request, please enter your information in the fields below. The first & last name in this form must match the applicant name on the grant application.

First name

Philip

Last name

Lataille

Phone

5404549229

Email

info@hiddentablegames.com

Business Name

Hidden Table Games LLC

Business Physical Address

228 Broadway st Eagle Colorado 81631

Business Mailing Address

P.O. Box 1975 Eagle Colorado 81631

Project Start Date

12/01/2024

Project End Date (Project must be able to demonstrate completion by May 31, 2025.)

03/26/2025

Reimbursement request amount (Amount cannot exceed your grant award)

\$ 4042.31

(Optional) Congratulations on completing your business improvements! We thank your contributions toward making Downtown Eagle a more vibrant place in our community. Please provide a brief quote or testimonial with your experience applying for and being selected as a 2024 Downtown Eagle Project Investment grantee.

The application was easy and we were so happy to be approved. The interview was helpful to inform the committee about what we do.

Upload Attachments

To receive reimbursement, grant recipients must submit the following:

Purchase Receipts

Receipts must be scanned and PDF'd into one document. Multiple PDF's showing multiple receipts will not be accepted. Receipts dated past May 31, 2025 are not eligible for reimbursement.

Purchase Receipts

Browse... receipts.pdf

Post Project Report

Post Project Report

A PDF report summarizing milestones as well as as the impact of the grant funds. Please refer to Exhibit B of your Funding Agreement for narrative recommendations.

[Browse...](#) Post Project Report.pdf

W-9

Include a current and signed W-9 for your business.

W-9

[Browse...](#) W9.pdf

Optional Image Uploads

If you wish to include images documenting the progress or completion of your project, you may upload them here. There is a limit of 5 images.

Image 1

[Browse...](#) ad.png

Image 2

[Browse...](#) IMG_5051.jpg

Image 3

[Browse...](#) vail daily graphic.jpg

Image 4

[Browse...](#)

Image 5

[Browse...](#)

Post Project Report

Hidden Table Games in Eagle used our funding for advertisements. We contracted Street Media Group to post ads in the Summit Stage, which transports people from Summit to Vail and around both Eagle and Summit county on 33 busses! We also had an add posted in The Vail Daily and Summit Daily on the activities pages directing people to our Eagle location.

Examples of the advertisements:

B6 | Saturday, December 28, 2024 | Vail Daily

CALENDAR OF EVENTS

For the full list, visit [VailDaily.com/Calendar](https://vaildaily.com/Calendar)

Today

AA OPEN MEETING
8:30-9:30 a.m. | Eagle County Fairgrounds, Eagle
Free. Open to all.
COAADistrict14.org 970-476-0572

RECOVERY DRAMA
8:30-9:30 a.m. | The Ark, Avon
Heal from addictive behavior and find your own path to recovery with Buddhist inspired group.
RecoveryPharma.org

FREE GUIDED SNOWSHOE TOUR VAIL MOUNTAINS
10:30 a.m., 1:30 p.m., and 3 p.m.
Nature Discovery Center, Eagle's Nest, Vail Mountain
Free. Ages 10 and older. Registration and pass for gondola required.
WalkingMountains.org. 970-427-9725

LIVE MUSIC: NICK ZEINGART
2-5 p.m. | Tavern on the Square, Vail
Bluesgrass, rock, country, blues and more. Requests welcome.
262-453-7048

FREE NATURE WALK AVON
2-3 p.m. | Walking Mountains Science Center, Avon
Family friendly and suitable for most physical abilities. Register online.
WalkingMountains.org. 970-476-0572

WORSHIP SERVICE
10-11:15 a.m. | United Methodist Church, Vail
970-477-8130

LIVE MUSIC: KEVIN DANESIO
7-10 p.m. | King's Club Lounge, The Sonnenalp Hotel, Vail
Great acoustic guitar tunes.
Sonnenalp.com. 970-476-5656

LIVE MUSIC: NATALIE AND NICK
8-10 p.m. | The Gambit Bar, Vail
Folk, rock and bluesgrass.
TheGambitBarVail.com. 970-477-8130

TOWN CALVALRY
10 p.m. to 1 a.m. | Agave, Avon
Includes first Floyd bonus set.
AgaveAvon.com. 970-748-8666

DOWN THE RABBIT HOLE WITH DON FREGIO
10 p.m. to 1:30 a.m. | Chasing Rabbits, Vail
Ages 21 and older.
ChasingRabbitsVail.com

Sunday

AA OPEN MEETING
8:30-9:30 a.m. | Eagle County Fairgrounds, Eagle
Free. Open to all.
COAADistrict14.org. 970-476-0572

STORY TIME
11 a.m. | Vail Public Library, Vail
Ages 6 and younger and a caregiver.
VailLibrary.com. 970-479-2190

FREE NATURE WALK AVON
2-3 p.m. | Walking Mountains Science Center, Avon
Family friendly and suitable for most physical abilities. Register online.
WalkingMountains.org. 970-477-9722

MEMORIAL LIGHTING
6 p.m. | Riverwalk at Edwards
Fire joggies, hot drinks, latkes, doughnuts, gift and more. All are welcome.
JewishVail.com. 970-476-7887

COAADistrict14.org 970-476-0572

NEW YEAR'S EVE FREE-PRICE DINNER
5:30-7:30 p.m. | Leonesa, Vail
Four courses. \$145 for adults, \$55 for kids 12 and younger. Wine pairings for an additional \$75 per person.
TheSebastianVail.com. 970-477-8050

STUCK IN A BET MEN'S GROUP
5:45-7:45 p.m. | Inn at Riverwalk Boardroom, Edwards
Judgment free space to share, listen and connect on topics like work life balance, mental health and more.
SpeakUpBeachOut.org

NEW YEAR'S EVE CELEBRATION
9:30 p.m. | Route 4 Lounge, Avon
Live music by Evolution. \$20 includes glass for toasting at 10 p.m.
bit.ly/Route4NYE

RETRO SKI FOR NYE
10 p.m. to 2 a.m. | Deca + Bol, Vail
Celebrate apres style with tunes from Madisen Beaty and opener R8 K. \$15.
bit.ly/RetroSkiForNYE

NEW YEAR PARTY



Explore SUMMIT

For more Summit County events or to submit an event, go to SummitDaily.com/calendar.

TODAY

**Alcoholics Anonymous
open meeting**
Billion, 7-8 a.m.
Billion Community Church,
1 LaBonte St. Free.
district17ColoradoAA.org

Music Class
Silverthorne, 9-9:45 a.m.
Theatre SilCo, 460 Blue
River Parkway. Newborns
18 months learn devel-
opmental skills and move,
and grow with caregiv-
ers. \$66. KinderMusik.com

Family gym time
Breckenridge, 9 a.m. to 1 p.m.
BreckenridgeRecreation.com



Today
Board Games
Card Games
Dungeons &
Dragons

Hidden Table
GAMES

Eagle Hours
Friday & Monday: 1-9
Saturday & Sunday: 11-7
Silverthorne Hours
Daily: 12-9

**Theatre SilCo, 460 Blue
River Parkway.** Three classes
are offered on the top of the
hour for 45 minutes each
for toddlers and caregivers.
\$66. [SingAlongAndPlay.
kindermusik.com](http://SingAlongAndPlay.kindermusik.com)

Yoga
Frisco, 10-11:30 a.m.
Summit County
Community & Senior Center,
83 Nancy's Place. Drop-in.
All ages. Summit 50 plus
membership required.
Summit-Seniors.org

Drop-in tennis clinic
Breckenridge, 10:30 a.m. to
noon
Breckenridge Tennis
Center, 886 Airport Road.
Drills and point play
coached by tennis pros.
NTRP rating of 3.0 or
higher recommended. \$27.
BreckenridgeRecreation.com

Baby Bookworms

These ads have considerably increased our business, enough that we are replacing the carpet in the back room with our own funds which was something we had originally applied for as a grant! So through the advertisements we are now able to do this improvement ourselves. The increased traffic has also led to our customers purchasing food from many Eagle Businesses, including Canela, Slope and hatch, and Brush Creek!

Thank you so much for allowing us to increase our visibility with the funds from the grant.

Customer Information		Details	
Account No.	172624	Payment/Receipt No.	96828.CC
Customer Name	HIDDEN TABLE GAMES	Payment Date	3/26/2025
Address	PO Box 1975 EAGLE, CO 81631 UNITED STATES	Payment Method	Credit Card (Auth: 49420250326105048130201)
		Payment Entered By	W.SERVICE USER
		Payment Amount	1,447.31

Invoices Paid					
Invoice No.	Date	Description	Invoice Amount	Paid Amount	Balance
IN178101	12/31/2024		78.76	78.76	0.00
IN180387	1/31/2025		511.94	511.94	0.00
IN182303	2/28/2025		354.42	354.42	0.00
IN183540	2/28/2025		501.00	501.00	0.00
SC.13385	2/28/2025	1.50% Service Fee on Overdue Balance of 79.00	1.19	1.19	0.00

Customer Information		Details	
Account No.	172624	Payment/Receipt No.	96844.CC
Customer Name	HIDDEN TABLE GAMES	Payment Date	3/26/2025
Address	PO Box 1975 EAGLE, CO 81631 UNITED STATES	Payment Method	Credit Card (Auth: 49420250326123724876102)
		Payment Entered By	W.SERVICE USER
		Payment Amount	1,585.00

Orders Pre-Paid		
Order No.	Order Type	Paid Amount
359873	1/2 Page Activity Hot Spot 2x (Summer & Winter)	1,585.00

Street Media Group, LLC
3553 Clydesdale Pkwy Ste 310
Loveland, CO 80538 US
+19702310378



INVOICE

INVOICE # 565355
DATE 03/10/2025
DUE DATE 03/15/2025
TERMS Due on receipt

BILL TO
Hidden Table Games
246 Rainbow Drive
Silverthorne, CO 80498

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

SALES REP
NW

ACTIVITY	QTY	RATE	AMOUNT
Bus Interior Summit County, Bus Interior, Service Dates from 2025-03-10 to 2025-04-06 o SC-INT1.1 Fleet Interior Card; Summit County, 33 buses, 7 fit 6	1	350.00	350.00
SUBTOTAL			350.00
TOTAL			350.00
BALANCE DUE			\$350.00

Street Media Group, LLC
3553 Clydesdale Pkwy Ste 310
Loveland, CO 80538 US
+19702310378



INVOICE

INVOICE # 565207
DATE 02/24/2025
DUE DATE 03/01/2025
TERMS Due on receipt

BILL TO
Hidden Table Games
246 Rainbow Drive
Silverthorne, CO 80498

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

SALES REP
NW

ACTIVITY	QTY	RATE	AMOUNT
Production Production	1	660.00	660.00
SUBTOTAL			660.00
TOTAL			660.00
PAYMENT			660.00
BALANCE DUE			\$0.00

PAID

[Draft] Re: Downtown Eagle Grant Application - Hidden Table Games

From

Draft saved Fri 4/11/2025 2:46 PM

Hi Philip,

Yes, you can deploy your full award towards marketing/communications for Hidden Table Games. It cannot be used to satisfy items from the 228 Broadway LLC application.

My best,

Nikki Davis

Economic Development & Housing Specialist

(970) 328-9654

TOWN OF EAGLE

Sender and receiver should be mindful that all my incoming and outgoing emails may be subject to the Colorado Open Records Act, § 24-72-200.1, et seq.

[Nikki Davis Office Hours - Meet with me.](#)

From: Philip Lataille <info@hiddentablegames.com>

Sent: Tuesday, October 22, 2024 1:10 PM

To: Nikki Davis <nikki.davis@townofeagle.org>

Subject: Re: Downtown Eagle Grant Application - Hidden Table Games

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Your approval email does say marketing though so im just double checking!

On Tue, Oct 22, 2024, 1:05 PM Philip Lataille <info@hiddentablegames.com> wrote:

Wait sorry, clarification needed. This application project overview has the mural and not the advertising. However the presentation was for both advertising and mural. But I want to confirm although not on this application (but on the 1st application) that would be allowed.

On Tue, Oct 22, 2024, 1:03 PM Philip Lataille <info@hiddentablegames.com> wrote:

Great. Thank you!

On Tue, Oct 22, 2024, 1:02 PM Nikki Davis <nikki.davis@townofeagle.org> wrote:

Hi Philip,

Thank you for your note. As long as the award is used to satisfy the project overview (Exhibit A), it is considered an eligible use of the funds.

My best,

Nikki Davis

Economic Development & Housing Specialist

(970) 328-9654

TOWN OF EAGLE

Sender and receiver should be mindful that all my incoming and outgoing emails may be subject to the Colorado Open Records Act, § 24-72-200.1, et seq.

[Nikki Davis Office Hours - Meet with me.](#)

From: Philip Lataille <info@hiddentablegames.com>

Sent: Tuesday, October 22, 2024 12:46 PM

To: Nikki Davis <nikki.davis@townofeagle.org>

Subject: Re: Downtown Eagle Grant Application - Hidden Table Games

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

This amount will not allow us to do the mural. So we can use this full amount for marketing?

On Tue, Oct 22, 2024, 12:44 PM Nikki Davis <nikki.davis@townofeagle.org> wrote:

Dear Philip,

Congratulations! The Downtown Development Authority (DDA) is pleased to inform you that your project has been selected for funding as part of the Downtown Eagle Project Investment Program. Hidden Table Games will be awarded \$4,400.00 in funding to cover the costs related to property improvements and marketing. This program is made possible with assistance from the Colorado Department of Local Affairs Rural Economic Development Initiative and the DDA's tax increment revenue.

Please take note that payment of grant funds shall be made by check and on a reimbursement basis. This means you must provide receipts for supplies and materials used.

To receive reimbursement, grant recipients must submit three items:

1. An online reimbursement form detailing your expenses as well as project progress. This will be emailed to you closer to the reimbursement filing date of May 1, 2025.
2. A post-project report summarizing milestones as well as the impact of the grant funds. 2024 grant recipients must be able to demonstrate project completion by May 31, 2025.
3. Most current W-9 for your business. A blank IRS form is [available online here](#).

At your earliest convenience, please review the attached documents. **Please sign and return the funding agreement; we recommend keeping a copy for your records.**

Thank you for your application. We applaud your commitment to improving downtown Eagle and fostering greater economic prosperity for the community.

My best,

Nikki Davis

Economic Development & Housing Specialist

(970) 328-9654

TOWN OF EAGLE

Sender and receiver should be mindful that all my incoming and outgoing emails may be subject to the Colorado Open Records Act, § 24-72-200.1, et seq.

[Nikki Davis Office Hours - Meet with me.](#)

DOWNTOWN DEVELOPMENT AUTHORITY OF EAGLE, COLORADO

Downtown Eagle Project Investment Program Funding Agreement

THIS AGREEMENT (the "Agreement") is made and entered into this 22 day of October (the "Effective Date"), by and between the Downtown Development Authority, 200 Broadway, PO Box 609, Eagle, CO 81631, a Colorado quasi-governmental entity (the "DDA"), and Hidden Table Games, an independent entity with a principal place of business at 228 Broadway St. Eagle, CO 81631 ("Recipient") (each a "Party" and collectively the "Parties").

WHEREAS, the DDA encourages and supports economic development and revitalization within the Town of Eagle's downtown central business district because such initiatives promote the public health, safety and welfare;

WHEREAS, the Recipient is undertaking a project in the DDA district;

WHEREAS, the DDA has agreed to provide funding to Recipient to assist in a pre-approved project set forth in **Exhibit A** (the "Project");

WHEREAS, in exchange for funding, Recipient is willing to comply with the terms and conditions set forth in this Agreement.

NOW, THEREFORE, for the consideration hereinafter set forth, the receipt and sufficiency of which are hereby acknowledged, the Parties agree as follows:

I. TERMS AND CONDITIONS

1. TOWN OF EAGLE PERMITS. Execution of this Agreement does not constitute issuance of Town of Eagle permits required to complete the Project.

A. Recipient shall plan, organize, promote and carry out the Project as described in Project Description set forth in **Exhibit A**, attached hereto and incorporated herein by this reference.

B. Recipient shall comply with all applicable regulations and ordinances in the Town of Eagle.

C. Recipient shall complete and submit a post-project report within 60 days following the close of the Project as set forth in **Exhibit B**. Recipient shall include in its report any non-confidential data from the Project it deems relevant to the DDA's review and assessment of the Project.

D. The DDA shall be entitled to complimentary advertising, photography, and other exposure as part of any of the promotional or informational material Recipient causes to be prepared for the Project.

E. Recipient shall ensure that inquiries from the community relating to the Project or funding are directed to the DDA as applicable.

F. The DDA may download video or photographs of the Project for promotional or editorial purposes (the "Project Media") at no charge, as follows:

1. If applicable, as part of Recipient's post-event report, Recipient shall provide the DDA with a link for the download location for the Project Media.

2. Recipient hereby transfers, sells, and assigns to the DDA all of its right, title, and interest in the Project Media. The DDA may, with respect to all or any portion of the Project Media, use, publish, display, reproduce, distribute, destroy, alter, retouch, modify, adapt, translate, or change the Project Media without providing notice to or receiving consent from Recipient.

II. TERM AND TERMINATION

A. This Agreement shall commence on the Effective Date and shall continue until Recipient completes the Project and all responsibilities imposed by this Agreement unless sooner terminated as provided herein.

B. Either Party may terminate this Agreement upon 45 days advance written notice. If Recipient terminates this Agreement prior to Recipient's completion of the Project, Recipient shall refund all portions of the Total Contribution already paid, if any. If the DDA terminates this Agreement due to Recipient's breach of this Agreement, the DDA is not obligated to make any additional payments and may seek repayment by Recipient of any portion of the Total Contribution already paid, if any.

III. CONTRIBUTION

A. If Recipient satisfies the conditions of this Agreement, the DDA will pay Recipient \$4,400.00 (the "Total Contribution") in one payment, as set forth below.

1. The Total Contribution \$4,400.00, following the receipt of a reimbursement form and post-project report in compliance with this Agreement and following approval by the DDA affirming that all requested information has been provided and that Recipient and the Project have met all conditions for funding. Payment may be reduced or eliminated by the DDA if Recipient's post-project report does not include all required information or if Recipient has failed to meet all conditions of this Agreement.

B. Recipient expressly acknowledges that the Total Contribution may be reduced if Recipient fails to produce satisfactory evidence that Recipient has fully complied with all conditions of this Agreement and all other applicable conditions of Town of Eagle permits. Recipient further acknowledges that the Total Contribution may be reduced by the DDA as compensation for any outstanding debt Recipient owes the DDA including without limitation unpaid contracts for service or unpaid taxes.

IV. RESPONSIBILITY

A. Recipient hereby warrants that it is qualified to assume the responsibilities to carry out the Project and has all requisite corporate authority and licenses in good standing, required by law. The Project shall comply with all applicable laws, ordinances, rules and regulations.

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

C. Recipient may employ subcontractors to plan, organize, promote or carry out all or portions of the Project, provided that Recipient shall ensure that all such subcontractors comply with the terms and conditions of this Agreement.

V. INDEPENDENT CONTRACTOR

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

VI. INSURANCE

A. Recipient agrees to procure and maintain, at its own cost, a policy or policies of insurance sufficient to insure against all liability, claims, demands, and other obligations of or related to the Project. At a minimum, Recipient shall procure and maintain, and shall cause any subcontractor to procure and maintain, the insurance coverages listed below, with forms and insurers acceptable to the DDA.

1. Worker's Compensation insurance as required by law.
2. Commercial General Liability insurance with minimum combined single limits of \$1,000,000 each occurrence and \$2,000,000 general aggregate. The policy shall be applicable to all premises and operations, and shall include coverage for bodily injury, broad form property damage, personal injury (including coverage for contractual and employee acts), blanket contractual, products, and completed operations. The policy shall contain a severability of interests provision, and shall include the Town and the Town's officers, employees, and contractors as additional insureds. No additional insured endorsement shall contain any exclusion for bodily injury or property damage arising from completed operations.
3. Comprehensive Automobile Liability insurance with minimum combined single limits for bodily injury and property damage of not less than **ONE MILLION DOLLARS (\$1,000,000.00)** each occurrence and **TWO MILLION DOLLARS (\$2,000,000.00)** aggregate with respect to each of Grantee's owned, hired and/or

non-owned vehicles assigned to or used in performance of event activities. The policy shall contain a severability of interest provision.

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

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

VII. INDEMNIFICATION

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

VIII. WORKERS WITHOUT AUTHORIZATION

A. Certification. By entering into this Agreement, Recipient hereby certifies that, at the time of this certification, it does not knowingly employ or contract with a workers without authorization who will perform work under this Agreement and that Recipient will participate in either the E-Verify Program administered by the United States Department of Homeland Security and Social Security Administration or the Department Program administered by the Colorado Department of Labor and Employment to confirm the employment eligibility of all employees who are newly hired to perform work under this Agreement.

B. Prohibited Acts. Recipient shall not knowingly employ or contract with workers without authorization to perform work under this Agreement, or enter into a contract with a subcontractor that fails to certify to Recipient that the subcontractor shall not knowingly employ or contract with an illegal alien to perform work under this Agreement.

C. Verification.

1. If Recipient has employees, Recipient has confirmed the employment eligibility of all employees who are newly hired to perform work under this Agreement through participation in either the E-Verify Program or the Department Program.
2. Recipient shall not use the E-Verify Program or Department Program procedures to undertake pre-employment screening of job applicants while this Agreement is being performed.
3. If Recipient obtains actual knowledge that a subcontractor performing work under this Agreement knowingly employs or contracts with a worker without authorization who is performing work under this Agreement, Recipient shall: notify the subcontractor and the DDA within 3 days that Recipient has actual knowledge that the subcontractor is employing or contracting with a worker without authorization who is performing work under this Agreement; and terminate the subcontract with the subcontractor if within 3 days of receiving the notice required pursuant to subsection 1 hereof, the subcontractor does not stop employing or contracting with the worker without authorization who is performing work under this Agreement; except that Recipient shall not terminate the subcontract if during such 3 days the subcontractor provides information to establish that the subcontractor has not knowingly employed or contracted with a worker without authorization who is performing work under this Agreement.

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

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

IX. FORCE MAJEUR

A. If performance or completion of the Project is rendered impossible by an act or regulation of any public authority, an act of God, strike, civil tumult, acts of terror, epidemics or pandemics, or interruptions of transportation services, or any other proven cause beyond Recipient's control other than inclement weather, it is understood and agreed to by Recipient and the DDA that there shall be no claim for damages by either Party and all monies advanced to Recipient will be returned to the DDA, if any.

X. MISCELLANEOUS

A. Governing Law and Venue. This Agreement shall be governed by the laws of the State of Colorado, and any legal action concerning the provisions hereof shall be brought in Eagle County, Colorado.

B. No Waiver. Delays in enforcement or the waiver of any one or more defaults or breaches of this Agreement by the DDA shall not constitute a waiver of any of the other terms or obligation of this Agreement.

C. Integration. This Agreement constitutes the entire agreement between the Parties, superseding all prior oral or written communications.

D. Third Parties. There are no intended third-party beneficiaries to this Agreement.

E. Notice. Any notice under this Agreement shall be in writing, and shall be deemed sufficient when directly presented or sent pre-paid, first class United States Mail to the Party at the address set forth on the first page of this Agreement.

F. Severability. If any provision of this Agreement is found by a court of competent jurisdiction to be unlawful or unenforceable for any reason, the remaining provisions hereof shall remain in full force and effect.

G. Modification. This Agreement may only be modified upon written agreement of the Parties.

H. Assignment. Neither this Agreement nor any of the rights or obligations of the Parties hereto, shall be assigned by either Party without the written consent of the other.

I. Governmental Immunity. The DDA and its officers, attorneys and employees, are relying on, and do not waive or intend to waive by any provision of this Agreement, the monetary limitations or any other rights, immunities or protections provided by the Colorado Governmental Immunity Act, C.R.S. § 24-10-101, *et seq.*, as amended, or otherwise available to the DDA and its officers, attorneys or employees.

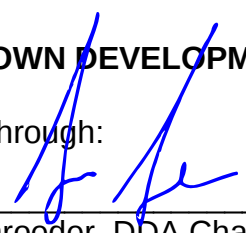
J. Rights and Remedies. The rights and remedies of the DDA under this Agreement are in addition to any other rights and remedies provided by law. The expiration of this Agreement shall in no way limit the DDA's legal or equitable remedies, or the period in which such remedies may be asserted, for work negligently or defectively performed.

K. Subject to Annual Appropriation. Consistent with Article X, § 20, of the Colorado Constitution, any financial obligation of the DDA not performed during the current fiscal year is subject to annual appropriation, shall extend only to monies currently appropriated, and shall not constitute a mandatory charge, requirement, debt or liability beyond the current fiscal year.

IN WITNESS WHEREOF, the Parties have executed this Agreement as of the Effective Date.

DOWNTOWN DEVELOPMENT AUTHORITY OF EAGLE, COLORADO

By and Through:

By: 
Greg Schroeder, DDA Chair

Date: October 22, 2024

RECIPIENT

By: Philip Lataille
[signature]

Date: November 22, 2024

Name: Philip Lataille
[print]

Business Name: Hidden Table Games LLC

EXHIBIT A
PROJECT DESCRIPTION

(See attachment)



Outlook

New PIP Application

From DDA Website <no-reply@downtowneagle.org>
via gvam1161.siteground.biz

Date Fri 9/27/2024 12:48 PM

To Nikki Davis <nikki.davis@townofeagle.org>

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Applicant

Applicant Name

Philip Lataille

Business Name

Hidden Table Games

Your Phone

(540) 454-9229

Your Email Address

Info@hiddentablegames.com

Business Address

228 Broadway St
Eagle, Colorado 81631
United States
[Map It](#)

Mailing Address

P.O. Box 1975
Eagle, Colorado 81631
United States
[Map It](#)

Business Type

Other

Business Type Other Details

Real Estate

Property Owner (If not the same as applicant)

Owner Mailing Address

Colorado

United States

[Map It](#)

Business Information

Briefly describe your business and its main products or services.

Hidden Table games is Located at 228 Broadway St in Downtown Eagle. Hidden Table Games was established to fill a need in the community. We provide a space for many people that have been struggling in the valley to find community, we provide a strong alternative to bars, and we provide a space for both children and adults to join together and participate in competition and social events. Our store brings parents and children closer together, as well as promotes new friendships and a place for people to escape to and enjoy their hobbies.

Hidden Table Games Participates in local events, including the Eagle art walk Aswell as donating prizes for town sponsored and non-profit events.

Hidden Table Games vision aligns with the Goals of the Downtown Eagle Project.

Hidden Table Games is a strong driver of traffic to the downtown area, we might argue that more people travel long distances to Hidden Table Games than any other downtown business. We have weekly attendees that travel from Aspen, Vail, Summit County, Red Cliff, Rifle, Glenwood springs, and even Grand junction. These are weekly and sometimes 2 or 3 times a week customer. We also get regular out of towners who are visiting for ski resorts or summer activities. While at Hidden Table Games these customers shop at local restaurants and stimulate our local economy.

HTG employs 6 members of our local community currently and in the summer months we expand hiring to high school students, as we expand our open hours we plan to hire more. HTG continues to host and sponsor events to bring members of our community together, we host art classes, roleplaying games, card tournaments as well as potlucks and special holiday events open to everyone. Last year we hosted a Thanksgiving potluck as well as a white elephant potluck and had a turnout of 30+ locals. Many of these people have no local family, and no one to spend their holiday with except their Hidden Table Games family.

Hidden Table Games has also fostered many networking opportunities. We have hosted Eagle Entrepreneurs multiple times in the past. We have had multiple instances where locals have connected with others for services as well, two great examples include having multiple customers connect and be hired by other local businesses, and having a local insurance agent who is a regular connect with at least 3 patrons needing new insurance.

How long has your business been operating in Eagle / Downtown Eagle? (In years)

1

How many employees do you currently have?

1

What are the main financial challenges your business is facing?

Drawing in customers for the businesses here, Improving the building

Project Information

Project Type?

Beautification (Murals, Façade Improvement, Signage etc.)

Please provide an overview of your project.

This Application is Part 2 of the application submitted for the Advertising funds. These 2 applications should be considered together as one project.

The goal of this portion of the project is to bring color and creativity to downtown Eagle.

\$3,000 of the 9450 requested will be for local advertisement that will feature the mural aswell as the offerings that Hidden Table Games has. We still meet people daily who don't know our business existed downtown.

What is the estimated total project budget?

\$5,000 - \$10,000

Funding Request Amount.

\$9,450.00

What is the estimated project timeline (in months)?

3 months

How will downtown benefit from this project?

Other

Other Benefit Details

Serve as an attraction for people to visit downtown and express the activities and Nature of Eagle

Does the project require permitting and fees due to the Town of Eagle (zoning, building, Public Works, etc.)?

No

Briefly describe any local vendors, businesses, or individuals from whom you will be purchasing products or services.

Lucy Gonzales

Grant Purpose

Please describe how this funding request will contribute to Downtown and Eagle's local economy?

This Mural will act as an attraction to bring people downtown. It will get people to walk past businesses that they may not have known existed, (which was very big for us). Take photos, and Create a draw for downtown. The mural portion of this grant project will generate interest for a downtown business that creates a continuous repeat reason for people to visit the area.

Does this project have matching funds or other funding sources? If yes, please list below.

No

Will this project move forward without assistance from the Downtown Eagle Project Investment Program?

No

Please upload any supporting files.

- [Hidden-Table-Games_GonzalezL_Mural-Concept_forreview.pdf](#)

Declaration

- Yes

Copy of this form

- ☒ Please email me a copy of a filled out form

UPDATED APPLICATION

EXHIBIT B POST-PROJECT REPORT

To receive reimbursement, Recipient agrees to submit a post-project report tracking milestones and summarizing the impact of the grant to the DDA district and greater Town of Eagle community. Items to consider including in the report might include but are not limited to:

- (1)** Jobs created or supported, or anticipated jobs created.
- (2)** Approximate number of workers who received support or benefit as a result of the project. What did this support look like?
- (3)** Approximate number of entrepreneurs who received support or benefit as a result of the project. What did this support look like?
- (4)** Did the project directly or indirectly lead to attraction of new businesses or industries?
- (5)** How is the project contributing to your business and/or the DDA's long-term goals?
- (6)** Did the project lead to other local economic development projects or opportunities?