



CITY COUNCIL

WORKSHOP AND REGULAR MEETING AGENDA

August 5, 2026

7:00 PM

202 Railroad Avenue, Rifle, CO 81650

4:30 PM - Workshop Dinner

5:00 PM - Workshop Meeting

Discussion and Review

- a. Lodging Tax Allocation Discussion
- b. Bulk Resource Consumer Discussion
- c. Microgrid Discussion and Update
- d. Centennial Park - Rifle Creek Restoration Conceptual Design
- e. Discuss City of Rifle Chamber Representative

7:00 PM - Regular Meeting

- 1. **Call to Order**
- 2. **Pledge of Allegiance**
- 3. **Roll Call**
- 4. **Public Comment** *(Maximum time permitted for Public Comment is 3 minutes per person)
*(Reserved for general comments or items on the agenda that are not a public hearing)
- 5. **Consent Agenda**
 - 5.a. Consider Minutes of the July 15, 2026 Regular Meeting
 - 5.b. Consider Liquor License Renewal for Walmart Inc. dba Walmart #5232
 - 5.c. Consider Contract for Senior Meal Preparation Services with Garfield County
 - 5.d. Consider Liquor License Renewal for City of Rifle dba Ute Theater and Events Center
 - 5.e. Consider Intergovernmental Agreement with Garfield County Clerk & Recorder for Election Services

- 5.f. Consider Appointing the Rifle Municipal Judge and Assistant Municipal Judge - Resolution No.17 Series of 2026

6. Action, if any, on Workshop Items

7. Presentation

- 7.a. Oath of Office to Chief of Police Tommy Klein

- 7.b. Receive Update from YouthZone

8. Regular Agenda

- 8.a. Consider GRIT Grant Awards - Summer 2026

- 8.b. Consider Business Grants for Local Businesses Affected by Park Ave and Third Street Construction

- 8.c. Consider Accepting the South Rifle Open Space Master Plan

- 8.d. Consider Awarding Contract to Tolin Mechanical Systems Company, LLC for the Senior Center HVAC & Boiler Project

- 8.e. Consider a 5-Year Lease Agreement with Masek Rocky Mountain Golf Carts

- 8.f. Consider Awarding Bid to E.G.I. Construction, LLC. for the Police Department Masonry Project

- 8.g. Consider Revised Property Exchange and Park & Ride Improvements Agreement

- 8.h. Consider Appointment of City Council Member to Colorado River Valley Chamber of Commerce Board

9. Administrative Reports

- 9.a. Report to City Manager

10. Comments from Mayor and Council

11. Adjournment

ACCESSIBILITY STATEMENT

The City of Rifle values full inclusion and access for all of our facilities, programs, activities and services. We are pleased to provide meaningful accommodations to comply with the Americans with Disabilities Act (ADA) and reasonably provide translation, interpretation, modifications, accommodations, alternative formats, auxiliary aids, and services. To request special assistance, call City Clerk Alexis Ramirez at 970-665-6405 or email our ADA Team at ADATeam@rifleco.org. Please allow 48 hours for your requests to be met.

La Ciudad de Rifle valora la plena inclusión y acceso para todas nuestras instalaciones, programas, actividades y servicios. Nos complace proporcionar alojamientos significativos para cumplir con la Ley de Estados Unidos con Discapacidades (ADA) y proporcionar razonablemente traducciones, interpretaciones, modificaciones, adaptaciones, formatos alternativos, ayudas auxiliares y servicios. Para solicitar asistencia especial, llame a la City Clerk Alexis Ramírez al 970-665-6405 o envíe un correo electrónico a el equipo ADA a ADATeam@rifleco.org. Por favor, permita 48 horas para que se atiendan sus solicitudes.



Agenda Item #a.

Agenda Item Name:

Lodging Tax Allocation Discussion

Presenter:

Patrick Waller, City Manager

Item Description:

Workshop Discussion

Recommended Action:

No action on Workshop Items

Fiscal Impact:

Any increase in lodging tax would increase the tax that visitors are charged to stay in Rifle lodging accommodations and would need to be approved by City of Rifle voters.

Operational Impact:

N/A

Prior Board Motions:

The current lodging tax rate was approved by voters in 2007.

The 2025 ballot measure to raise the lodging tax by an additional 3% did not pass.

Background Information:

The current loading tax rate of 2.5% was approved by Rifle voters in 2007 for all lodging accommodations that are used for 30-days or less. The lodging tax currently brings in approximately \$220,000 in revenue. Possible increases in lodging tax would bring in 5% - \$440,000, 5.5% - \$485,000 - 6% - \$530,000

The lodging tax revenues are allocated to the GRIT portion of the Rifle budget. GRIT is an advisory board to Council and is staffed by Karah Brubaker, Economic Opportunity Specialist in the Community Development Department.

Executive Summary:

The City Manager has received a Council request to discuss the possibility of amending the allocation of a potential future lodging tax increase to include transportation uses. Currently, any money collected through the lodging tax is required to be spent on the following categories:

1. Development and marketing of visitor improvements and attractions
2. Special events and beautification projects in the City
3. Historic preservation

4. General Promotion of the City and its environs

In the past, Lodging Tax has been used to fund:

- Events throughout the city (both entirely funded by GRIT and a percentage funded) including Hometown Holidays, Barks Brew and BBQ, Third Thursday on Third, Farmer's Market, Grand Hogback Extravaganza, Hilltop Concert Series, Rifle Rendezvous
- Funding Murals in the Downtown Core
- Downtown Beautification
- Bike Racks
- City Holiday Decorations
- Grand Hogback Trail System
- July 3rd and Holiday Fireworks
- Façade Grant Program

Possible options for transportation funding could include offsetting the General Fund contributions for Hogback, Traveler, or Parachute Area Transit System. It could also include expansion of services such as the PATS on-demand service, additional shuttles in town, or be used for last-mile mobility connections. This change would require a ballot question to Rifle citizens. Possible options for Council discussion include:

- Adding an allowance for transportation expenditures similar to all the other categories. This option would allow for the most flexibility in funding expenditures and would allow Council to set annual priorities through the budget process.
- Including a percentage of transportation expenditure, either minimum or maximum. This would ensure that a set amount of funding is dedicated to transportation, however it would limit future spending flexibility.

Notification Requirements:

No additional notification required.

Prepared By:

Patrick Waller, City Manager

Attachments:

None



Agenda Item #b.

Agenda Item Name:

Bulk Resource Consumer Discussion

Presenter:

Zach Higgins, Community Development Director

Item Description:

Discussion regarding Bulk Resource Consumers. Benefits and drawbacks. Location consideration. How to regulate.

Recommended Action:

Provide staff with general direction.

Fiscal Impact:

Fiscal impact to the City could vary greatly depending on many factors yet to be determined. A significant impact could also be realized by those entities that collect and are distributed property tax from properties within Rifle City limits.

Operational Impact:

Operational Impact would be dependent on how City Council decides to move forward.

Prior Board Motions:

None.

Background Information:

Staff has been receiving inquiries regarding Bulk Resource Consumers. No clear path exists at this time for this type of business at this time. Staff needs general direction from Planning Commission and City Council to create or eliminate a path for these types of users.

Executive Summary:

See Staff Report.

Notification Requirements:

N/A

Prepared By:

Zach Higgins, Community Development Director

Attachments:

1. Bulk Resource Consumer - Workshop Memo 08_05_2026

COMMUNITY DEVELOPMENT DEPARTMENT

202 Railroad Avenue, Rifle, CO 81650

Phone: 970-665-6490



MEMORANDUM

TO: City of Rifle City Council
FROM: Zach Higgins, Community Development Director
Geir H. Sverdrup, Senior Planner
DATE: August 05, 2026
SUBJECT: Bulk Resource Consumer discussion
ADDRESS: City-Wide
APPLICANT: City of Rifle Staff

Background

Staff has begun receiving inquiries regarding Data Centers in Rifle. Staff is bringing forward a discussion regarding the land use impacts and possible definition of a "Bulk Resource Consumer" that will help in staff's ability to address these inquiries.

Data Centers or Bulk Resource Consumers consume large quantities of electric and water resources and can produce large quantities of regulated waste and noise pollution.

Staff researched and found the following information regarding Data Centers.

Hyper Data Center

480-2,400 MWh (Mega Watt hour) daily = 16,500 houses daily

1-5 million gallons of water daily

Enterprise Data Center

24-4800 MWh daily – 800 houses daily

100-500,000 gallons of water daily

Data Center Waste

Data center waste is categorized and regulated in Colorado through strict state frameworks:

- **E-Waste & Hardware:** Because old servers and CPUs contain heavy metals (lead, cadmium, mercury) and sometimes PFAS, non-residential e-waste is legally presumed hazardous in the state. It must be processed by registered [Colorado ITAD and Computer Disposal](#) and e-waste handlers.
- **Batteries & Coolants:** Uninterruptible Power Supply (UPS) batteries and engine coolants are heavily regulated by the [CDPHE Hazardous Waste Regulations](#). Large volumes require specific accumulation, tracking, and disposal permitting.
- **Generator Air Emissions:** Hyperscale data centers require numerous diesel back-up generators, regulated by the [CDPHE Air Pollution Control Division](#), making generator waste (such as spent oil) and air emissions a primary compliance target.

The Colorado Senate has reviewed **SB26-102 Large Load Data Centers**, currently postponed indefinitely by the Senate Committee on Transportation & Energy on May 11, 2026.

COMMUNITY DEVELOPMENT DEPARTMENT

202 Railroad Avenue, Rifle, CO 81650

Phone: 970-665-6490



Should the Planning Commission and City Council want to move forward regarding adding a definition to address this type of use in Rifle, Staff proposes the definition below. Should this be the case, Staff would like to have further discussion regarding the specifics as to where such uses can/should locate within City limits.

Proposed Definition

Bulk Resource Consumer means a commercial, industrial or institutional entity that consumes more than 24 MWh a day and/or more than 300,000 gallons of water per day and/or produces waste/pollution as regulated by CDPHE.

Economic Impact

Staff will bring estimates for discussion to the workshop that will include property tax implications for the City and applicable districts, potential Xcel franchise agreement collections, and peripheral impacts.



Agenda Item #c.

Agenda Item Name:

Microgrid Discussion and Update

Presenter:

Patrick Waller, City Manager

Item Description:

Discussion Item

Recommended Action:

No action on Workshop Items

Fiscal Impact:

N/A

Operational Impact:

N/A

Prior Board Motions:

N/A

Background Information:

N/A

Executive Summary:

Council directed staff to begin to look into the possibility of pursuing a microgrid for power service within the City of Rifle. The benefits to a microgrid system include a significant increase in grid resiliency during power shut-offs by incorporating on-site electrical generation with power storage. Essentially, any building within the microgrid system would be able to operate even during a power shut-off. This is becoming more relevant because Xcel Energy has begun to implement power safety shutoffs that either preemptively shut off power during extreme wind events, or make power lines much more sensitive to interference and resulting in shut-offs.

Councilor Clancy provided a memo that outlined the opportunity for implementing the system in Rifle based on the unique power generation of the existing City of Rifle solar assets and natural gas infrastructure in the area. City staff then applied for and received technical assistance support from the National Laboratory of the Rockies (NLR) to review the big picture plan. NLR staff evaluated the plan and provided feedback on the topic (as well as evaluating the Power Purchase Agreements in place for solar infrastructure). They identified potential next steps if Council would like to pursue this option:

1. Apply for Technical Assistance funding from the Grid Deployment Office to continue to refine the plan and identify smaller next steps.
2. Initiate discussions with Xcel on the potential for an interconnection process
3. Smaller co-located microgrids on key city facilities could be a good starting point

Staff would like Council input and discussion around next steps in the process.

Notification Requirements:

No additional notice required.

Prepared By:

Patrick Waller, City Manager

Attachments:

1. Rifle_Municipal_Solar_Storage_Microgrid_Overview_1pager

Rifle Municipal Solar + Storage Microgrid Program

Conceptual Framework



Prepared By: Michael Clancy City of Rifle Council member

Executive Summary

The City of Rifle can leverage existing municipal solar generation—primarily at the Wastewater Treatment Plant (WWTP)—to establish a three-node “storage perimeter” using battery energy storage systems (BESS). This perimeter forms a bounding triangle around the city core and creates the foundation for a future microgrid that can be incrementally expanded to municipal buildings, operations, and ultimately broader city demand. A battery-first approach maximizes permitting success, grant competitiveness, and near-term financial benefits (demand-charge reduction, solar self-consumption, outage resilience).

Core Sites (Three-Node Storage Perimeter)

- WWTP (Primary solar production)
- Water Intake & Treatment Plant
- Parks Operations Building

All three sites are currently on separate utility meters; Phase 1 focuses on behind-the-meter storage at each node.

Program Objectives

- Reduce municipal electric costs by increasing on-site solar self-consumption and shaving demand peaks (especially pumping loads).
- Provide resilience for critical infrastructure (water/wastewater continuity) through battery-supported islanding capability.
- Create a scalable microgrid backbone (“perimeter → infill → expansion”) without requiring immediate municipalization of distribution.
- Position Rifle for future firm generation using natural-gas gensets via long-term favorable gas procurement partnerships.

Phased Implementation (High-Level)

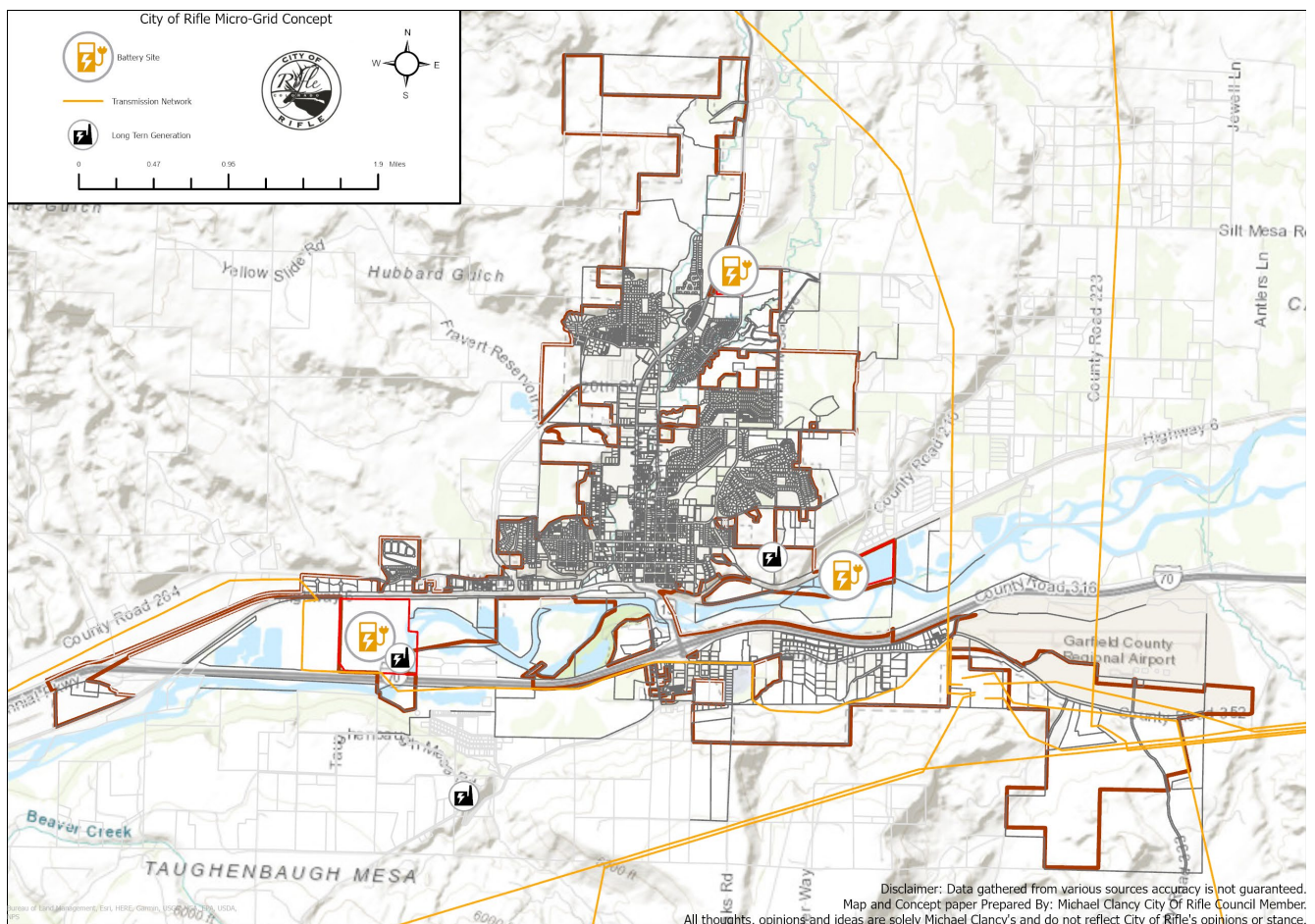
- Phase 0 (0–9 months): Grant-funded planning + feasibility, interconnection pre-application, permitting readiness.
- Phase 1 (9–24 months): Deploy BESS at WWTP → Water Plant → Parks Ops (sequenced for fastest value).
- Phase 2 (18–36 months): Add microgrid controls + islanding at WWTP and Water Plant; establish black-start capability.
- Phase 3 (30–60 months): Infill municipal buildings/operations inside the perimeter; expand distribution-level coordination.
- Phase 4 (48–84 months): Add natural gas gensets for firm capacity and potential citywide coverage.

Funding & Permitting (Likelihood Assessment)

- Battery-first permitting: High likelihood (NFPA 855 / UL 9540A compliance; WWTP land use advantage).
- Key schedule risk: Xcel interconnection study timelines and potential upgrade requirements.
- Top state opportunity: Colorado Microgrids for Community Resilience (MCR) planning/construction support.
- Federal support: DOE C-MAP technical assistance; USDA Rural Development financing/guarantees (rural infrastructure).
- Future generation funding: typically financed (bonds/ESCO/PPA) rather than grant-funded, due to program restrictions.

Near-Term Deliverables (First 9 Months)

- RFP creation and grant analysis.
- Load + solar production baselines and critical-load definitions for each site.
- Battery sizing ranges (MWh) and target performance requirements (resilience hours, peak shaving).
- Interconnection pathway and upgrade cost estimate for each meter/site.
- Procurement strategy (RFP) and a grant-ready implementation package.





Agenda Item #d.

Agenda Item Name:

Centennial Park - Rifle Creek Restoration Conceptual Design

Presenter:

Austin Rickstrew, Parks & Recreation Director

Item Description:

Receive an update on the Centennial Park - Rifle Creek Restoration Plan.

Recommended Action:

No action on workshop item.

Fiscal Impact:

The conceptual cost estimates range from approximately \$1.42 million to \$4.09 million, depending on the option selected: \$4.09 million for the Corridor Circulation Option, \$1.99 million for the Shoreline Access Option, and \$1.42 million for the Sight Line Access Option.

Operational Impact:

N/A

Prior Board Motions:

N/A

Background Information:

N/A

Executive Summary:

The conceptual design outlines improvements to Rifle Creek through Centennial Park to enhance stream health, reduce hazards, improve habitat, and provide safer public access. Proposed elements include channel and bank restoration, vegetation replacement, shade trees, creek access points, seating, signage, and potential bridge and diversion modifications. The three scalable options allow the City to phase the project based on priorities and available funding. The next step would be development of construction documents and permitting for the selected option.

Notification Requirements:

N/A

Prepared By:

Austin Rickstrew, Parks & Recreation Director

Attachments:

1. CentennialRifle_ConceptualDesignReport_DRAFT-v2

Conceptual Design Report

Rifle Creek Restoration through Centennial Park

June 2026



Prepared for:
City of Rifle

Conceptual Design Report

Rifle Creek Restoration through Centennial Park

Prepared for:



City of Rifle
202 Railroad Ave.
Rifle, CO 81650
(970) 665-6400

Prepared by:



RiverRestoration ORG, LLC
P.O. Box 248
Carbondale, Colorado 81623
(970) 947-9568

June 2026
Version: DRAFT

CONTENTS

	<u>Page</u>
List of Tables	iii
List of Figures.....	iv
List of Appendices	v
List of Abbreviation and Acronyms	vi
Executive Summary	1
1. PROJECT SCOPE	1-1
2. SITE ASSESSMENT	2-1
2.1 PHYSICAL RESOURCES.....	2-1
2.1.1 Topography	2-1
2.1.2 Utilities	2-2
2.1.3 Existing Creek Access.....	2-2
2.2 WATER RESOURCES.....	2-3
2.2.1 Surface Water Hydrology	2-3
2.2.1.1 Flood Flows and Floodplain Mapping.....	2-4
2.2.2 Groundwater Hydrology	2-6
2.2.3 Water Quality and River Use Classification	2-6
2.3 BIOLOGICAL RESOURCES.....	2-7
2.3.1 Vegetation	2-7
2.3.2 Wetlands	2-7
2.3.3 Fish	2-8
2.3.4 Macroinvertebrates, Birds, and Other	2-9
3. CONCEPTUAL DESIGN DEVELOPMENT	3-10
3.1 EXISTING HAZARDS AND PROPOSED MITIGATION.....	3-10
3.1.1 Inherent Recreational Risk.....	3-10
3.1.2 Bridges.....	3-10
3.1.3 Encroachment.....	3-11
3.1.4 Pioneer Ditch Diversion.....	3-12
3.2 PROJECT ELEMENTS.....	3-13
3.2.1 Boulder Grade Controls (Step Pools).....	3-13
3.2.2 Channel Realignment.....	3-13
3.2.3 Vegetation Reduction	3-13

3.2.4	Improved Stream Access	3-14
3.2.4.1	Boulder/Wooden Steps.....	3-14
3.2.4.2	Slabstone Terracing.....	3-14
3.2.4.3	Terraced Boulder Seating	3-14
3.2.4.4	Accessible Ramp.....	3-15
3.2.4.5	Bank Layback.....	3-15
3.2.5	Benching Areas	3-15
3.2.6	General Channel Grading / Debris Cleanup.....	3-15
3.2.7	Safety Signage.....	3-15
3.2.8	Shade Trees.....	3-16
3.2.9	Boardwalk	3-16
3.2.10	Bridge Modifications.....	3-16
3.2.11	CSU Extension Outdoor Classroom (By Others).....	3-17
3.3	CONCEPTUAL LAYOUT	3-17
3.4	PUBLIC FEEDBACK ON CONCEPTUAL LAYOUT	3-19
3.4.1	Summary of Public Feedback Results	3-19
4.	DESIGN OPTIONS.....	4-20
4.1	EVALUATION CRITERIA	4-20
4.2	OPTIONS SCORING AND DISCUSSION	4-21
4.2.1	Corridor Circulation (Option 1)	4-22
4.2.2	Shoreline Access (Option 2).....	4-23
4.2.3	Sight Line Access (Option 3).....	4-24
5.	PERMITTING	5-25
5.1	FLOODPLAIN DEVELOPMENT PERMIT	5-25
5.2	CWA 401/404 PERMIT	5-25
5.3	OTHER PERMITS	5-25
6.	NEXT STEPS	6-26
7.	REFERENCES.....	7-1

LIST OF TABLES

Table 2-1. Rifle Creek at 3 rd Street Monthly Average Discharge.....	2-4
Table 2-2. FEMA FIS Peak Discharges	2-6
Table 2-3. Use Attainment for Streams and Rivers and 303(d) and M&E List	2-6
Table 2-4. Fish Survey along Rifle Creek ^(a)	2-8
Table 2-5. IPaC Endangered Species Act Species List	2-9
Table 3-1. Bridge Hazard Summary	3-11
Table 3-2. Bridge Modification Recommendations	3-17
Table 4-1. Options Comparison	4-21

LIST OF FIGURES

Figure 2-1. Existing Stone Steps Across from Playground	2-2
Figure 2-2. Rifle Creek Below Rifle Gap Reservoir Daily Discharge (1985-2025)	2-3
Figure 2-3. FEMA FIRM Panel 0850781351D	2-5
Figure 2-4. Existing Vegetation along Rifle Creek through Centennial Park	2-7
Figure 3-1. Pioneer Ditch Diversion on Rifle Creek, looking upstream	3-12
Figure 3-2. Conceptual Layout/Circulation Plan	3-18
Figure 3-3. Ranking Chart for Public Interest in Proposed River Improvements	3-19
Figure 4-1. Benefit Scoring for Option 1	4-22
Figure 4-2. Benefit Scoring for Option 2	4-23
Figure 4-3. Benefit Scoring for Option 3	4-24

LIST OF APPENDICES

Appendix A. Conceptual Layout and Cross Sections

Appendix B. Public Feedback

Appendix C. Quantities and Cost Opinion for Each Option

LIST OF ABBREVIATION AND ACRONYMS

CCR	Code of Colorado Regulations
CDPHE	Colorado Department of Public Health & Environment
cfs	cubic feet per second
CPW	Colorado Parks and Wildlife
CWCB	Colorado Water Conservation Board
DWR	Division of Water Resources
EPA	U.S. Environmental Protection Agency
FEMA	Federal Emergency Management Agency
FIS	Flood Insurance Study
FIRM	Flood Insurance Rate Map
IPaC	Information for Planning and Consultation
ISF	Instream Flow
LiDAR	Light Detection and Ranging
MBTA	Migratory Bird Treaty Act
MCWC	Middle Colorado Watershed Council
NFIP	National Flood Insurance Program
OHWM	Ordinary High Water Mark
SFHA	Special Flood Hazard Area
SUE	Subsurface utility engineering
USACE	U.S. Army Corps of Engineers
USBR	U.S. Bureau of Reclamation
USFWS	U.S. Fish and Wildlife Service
WSE	Water surface elevation

EXECUTIVE SUMMARY

RiverRestoration ORG, LLC was retained by the City of Rifle to develop a conceptual design for restoring Rifle Creek through Centennial Park, from Railroad Avenue to 3rd Street. The project was identified in the *Rifle Creek Restoration Implementation Plan* (MCWC 2025) as suffering from channel incision, invasive vegetation, elevated sediment load, and flood risk. Project goals include improving water quality and delivery, enhancing aquatic and riparian habitat, reducing flood risk, and increasing climate and community resilience.

A site assessment was conducted in March 2026, supplemented by bathymetric survey data and LiDAR-based topographic mapping. Key findings include: six pedestrian bridges with inadequate freeboard for safe recreational passage and flood conveyance; bank encroachment by native phragmites that limits creek access and constrains the channel; and a Pioneer Ditch diversion structure that poses navigational and fish passage challenges.

Three design options were developed and evaluated against benefit criteria encompassing water quality, habitat, flood risk, community resilience, stream access, and public interest. The Corridor Circulation Option (Option 1) provides the highest benefit score (102) through comprehensive improvements – including up to 45 boulder grade controls, channel realignment, bank restoration, phragmites removal, improved stream access features, and bridge and diversion modifications – at an estimated total cost of approximately \$4.09 million. The Shoreline Access Option (Option 2) offers a mid-range approach (benefit score 70, ~\$1.99 million) focusing on bank grading and targeted grade controls without bridge or diversion modifications. The Sight Line Access Option (Option 3) represents the minimum scope (benefit score 47, ~\$1.42 million), emphasizing passive recreation improvements and low-growing vegetation.

Public outreach conducted April 18th through May 10th, 2026 yielded 86 responses, with strong community interest in shade trees, creek access, habitat improvements, and boulder seating. The City of Rifle is asked to select a preferred option to advance the project into fundraising strategy, permitting, final design, and construction phases.

This page intentionally left blank

1. PROJECT SCOPE

RiverRestoration ORG, LLC (RiverRestoration) has been retained by the City of Rifle (City) to develop a conceptual plan and report to restore functionality of Rifle Creek within Centennial Park (study). The project reach, which extends from Railroad Avenue to 3rd Street, was identified in the *Rifle Creek Restoration Implementation Plan* (MCWC 2025) as suffering from incision, invasive plants, high sediment load, and flood risk. The goals of the project, as identified by the City of Rifle and stakeholders, are to improve water quality and delivery, enhance aquatic and riparian habitat, reduce flood risk, and increase climate and community resilience. Potential solutions, identified by the City of Rifle and stakeholders, include step pools, channel realignment, vegetation reduction, and improved stream access.

RiverRestoration has authored this Conceptual Design Report to summarize our understanding of the existing site conditions, identify constraints and challenges in meeting the project goals, summarize public feedback, and recommend engineering solutions (in addition to those provided by the City) to progress the project to the next phase of design, permitting, and implementation.

2. SITE ASSESSMENT

RiverRestoration staff conducted a site assessment on March 17, 2026 to evaluate the reach characteristics and collect bathymetric survey data to augment the existing topographic data. This onsite evaluation was necessary to gather visual observations of existing vegetation, reference reaches, channel health, and overall Centennial Park visitation. Quantitative data collection was also necessary for the purpose of developing a hydraulic profile through the project reach and estimating earthwork calculations.

2.1 PHYSICAL RESOURCES

2.1.1 Topography

Light Detection and Ranging (LiDAR) data was obtained from the Colorado Water Conservation Board's *Colorado Hazard Mapping & Risk MAP Portal* web application. The most recent LiDAR acquisition was flown between May 28 and October 7, 2016 (leaf-on scenario) and processed to a bare earth digital elevation model (DEM) grid spacing of 3 feet. The vertical datum is NAVD88.

RiverRestoration used Trimble R10 and R12i GNSS units to collect bathymetric survey data and to verify the 2016 LiDAR elevations in select locations. The bathymetric survey extends from Railroad Avenue to 3rd Street and includes details of the channel bed elevation and sediment type, hydraulic grade breaks, water surface elevations, changes in vegetation, toe of bank, top of bank, exposed utility line crossings, and sewer manhole covers. The survey points were imported into AutoCAD Civil3D 2023 to create a topographic basemap representing existing conditions as of March 2026.

2.1.2 Utilities

There are several utility lines that cross Rifle Creek, most notably an 18" diameter sanitary sewer line that was constructed in 1980. The elevations in the provided drawings are in the NGVD29 vertical datum and were vertically adjusted to NAVD88. Since subsurface utility engineering (SUE) was not part of this study, RiverRestoration surveyed sewer manhole cover elevations and the exposed sewer line just upstream of 3rd Street to verify the +3.88 foot vertical elevation adjustment from NGVD29 to NAVD88. The depth of the 18" sanitary sewer line ranges from 6.5 to 14 feet below existing grade (per drawings to invert). Areas where the sanitary sewer line may conflict with Rifle Creek include: creek crossing upstream of the 2005 bridge, along left bank just upstream of 1975 bridge, creek crossing upstream of 1955 bridge, two creek crossings directly west of the playground, and creek crossing upstream of 3rd Street bridge. It is recommended herein that the sanitary sewer alignment be protected-in-place for the purposes of this study.

Waterline and irrigation crossings are located at the Railroad Avenue bridge and 1905 bridge. At Railroad Avenue, the waterline is elevated alongside the girder of the upstream face of the highway bridge. At 1905 bridge, the waterline and irrigation lines are sleeved within the concrete deck. If 1905 bridge is modified or replaced, the waterline and irrigation line will need to be realigned and reconnected (refer to Section 3.1.2 for bridge discussion). Otherwise, all main waterline lines should be protected-in-place. Park irrigation may be modified in design plans subsequent to this study.

2.1.3 Existing Creek Access

There is one location where formal access has been established to Rifle Creek. These stone steps are directly west of the Centennial Park playground and may be protected-in-place.



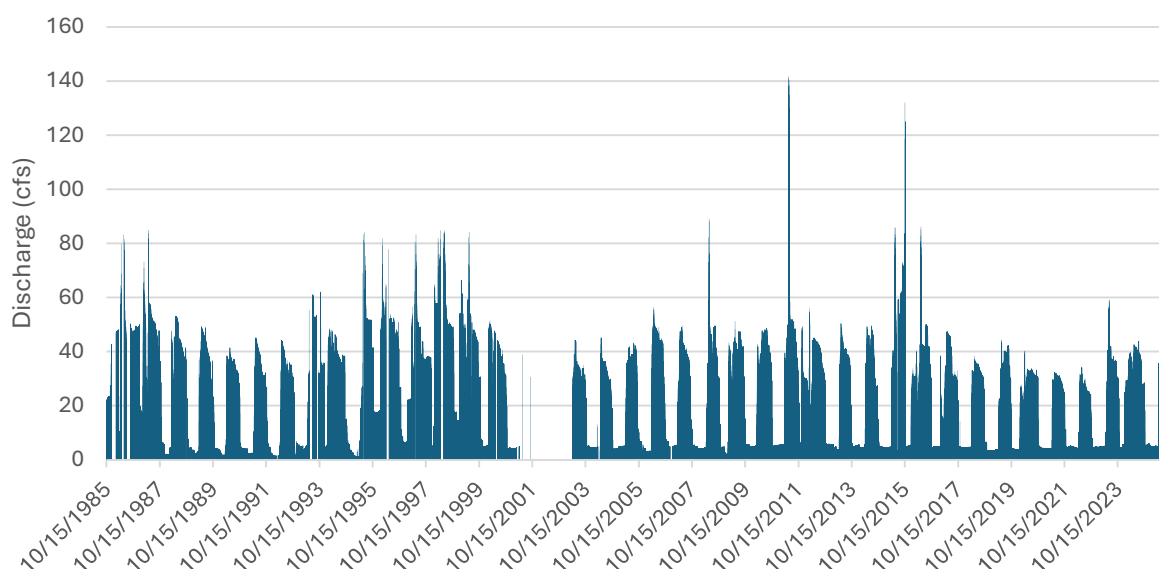
Source: RiverRestoration, 3/17/2026

Figure 2-1. Existing Stone Steps Across from Playground

2.2 WATER RESOURCES

2.2.1 Surface Water Hydrology

The Rifle Creek hydrology through Centennial Park is mostly influenced by two sources: controlled releases from Rifle Gap Reservoir and natural inflows from Government Creek and Hubbard Gulch. The USGS gage 09092000, which is no longer in operation but was located just downstream of the not-yet built Rifle Gap Reservoir, recorded flowrates from years 1940 to 1964. The Rifle Gap Reservoir was constructed between 1964 and 1967 by the U.S. Bureau of Reclamation. A newer gage, named RIFLE CREEK BELOW RIFLE GAP RESERVOIR (RIFRGRCO), is located directly below the Rifle Gap Reservoir spillway and is operated by the Colorado Division of Water Resources (DWR) in conjunction with the Colorado Water Conservation Board (CWCB). The RIFRGRCO gage has recorded flowrates from years 1985 to present.



Source: CWCB/DWR Observations for RIFLE CREEK BELOW RIFLE GAP RESERVOIR (RIFRGRCO)

Figure 2-2. Rifle Creek Below Rifle Gap Reservoir Daily Discharge (1985-2025)

Figure 2-2 shows that the outflow from Rifle Gap Reservoir is approximately 5 cfs during the non-irrigation season (November through March) and ranges between 40 to 80 cfs during the irrigation season (April through October). Releases from Rifle Gap Reservoir are relatively controlled and there are a number of surface water diversions between the reservoir and Centennial Park. However, Rifle Creek through Centennial Park is located below the Government Creek and Hubbard Gulch tributary inflows, which are uncontrolled and subject to natural fluctuations. There are no historic or currently active stream gages on Government Creek or Hubbard Gulch.

At Centennial Park, storm events are anticipated to create greater flows than recorded at the RIFRGRCO gage. However, late summer season flows at the park are likely less than the flows recorded at the gage due to agricultural diversion. The Pioneer Ditch

diversion is near the downstream end of the park and has a maximum decreed rate of 1.8 cfs based on the CWCB / DWR water administration map viewer. Further downstream (south of 3rd Street), the Squier Ditch has a maximum decreed rate of 1.2 cfs. Therefore, in extreme low flow years, Rifle Creek through Centennial Park could convey as low as 3 cfs to meet the water rights needs of these two diversions. Rifle Creek from Rifle Gap Reservoir to its confluence with the Colorado River also has an instream flow (ISF) decreed rate of 5 cfs during the winter season (October 1st through April 30th) and 9 cfs during the summer (May 1st through September 30th). Hence, in average years, Rifle Creek through Centennial Park would likely experience as low as 12 cfs during the summer months, which RiverRestoration recommends using as a target design flow for recreational passage and riparian vegetation establishment. RiverRestoration also calculated a flowrate of 6 cfs based on the measured water elevation at the Pioneer Ditch weir structure on survey date of March 17, 2026, which is consistent with the decreed seasonal ISF discussed herein.

To get a conservative estimate of anticipated high flows through Centennial Park, RiverRestoration used the USGS StreamStats web application, which is based on regression equations, to get a summary of peak discharges and monthly statistics on Rifle Creek at 3rd Street, the downstream boundary of the project.

Table 2-1. Rifle Creek at 3rd Street Monthly Average Discharge

Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
19 cfs	20 cfs	26 cfs	58 cfs	219 cfs	230 cfs	81 cfs	45 cfs	39 cfs	30 cfs	24 cfs	21 cfs

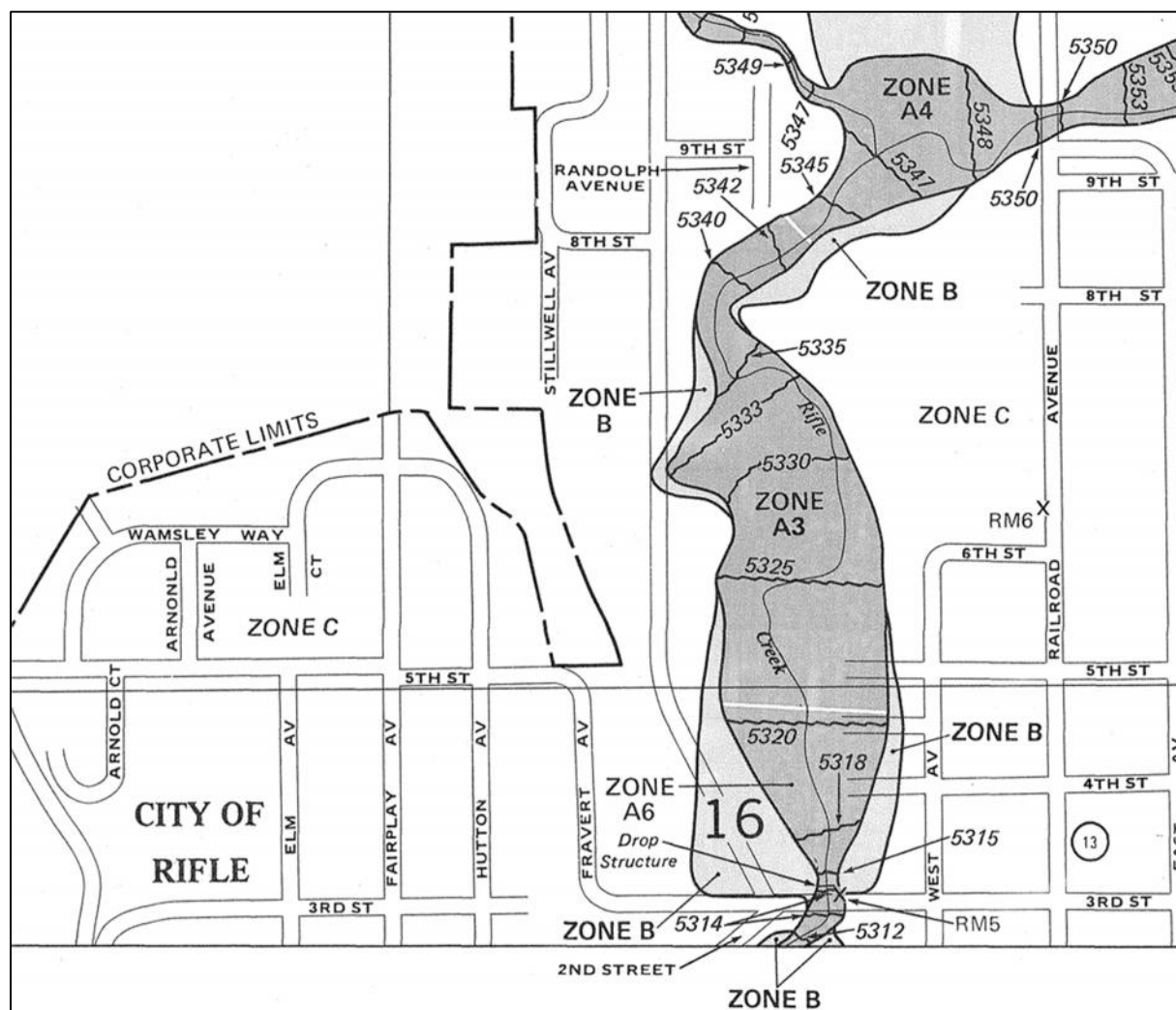
Source: USGS StreamStats web application

Based on Table 2-1, Rifle Creek through Centennial Park could see flows as high as 230 cfs during spring runoff. This takes into account runoff from Government Creek and Hubbard Gulch. Based on preliminary 2D hydraulic modeling of the existing conditions, RiverRestoration estimates that Rifle Creek through Centennial Park overtops the banks when flow rates exceed 200 cfs.

RiverRestoration recommends that additional hydrologic and hydraulic evaluation be performed in the next phase of design to hydraulically map the anticipated bankfull/ordinary high water mark (OHWM). The OHWM will be necessary to complete permitting documents related to the Clean Water Act Section 401/404. Additional 2D hydraulic modeling is also recommended to evaluate the bridge crossings for flooding and navigational hazards.

2.2.1.1 Flood Flows and Floodplain Mapping

The City of Rifle participates in FEMA's National Flood Insurance Program (NFIP) and the effective Flood Insurance Study (FIS) for the community is dated January 3, 1986. Figure 2-3 shows that the project reach is mapped in Special Flood Hazard Area (SFHA) Zones A3 and A4, which have published base flood elevations. The base flood elevations shown on the map are in the NGVD29 vertical datum and should be vertically adjusted by +3.88 feet to be in NAVD88 to compare with this study.



Source: FEMA FIRM Panel 0850781351D, revised January 3, 1986

Figure 2-3. FEMA FIRM Panel 0850781351D

The 1986 FIS provides useful historical background specific to the Rifle Creek watershed pre-dam construction, particularly Rifle Creek through Centennial Park. The 1986 FIS states that the Rifle Creek watershed is subject to “cloudburst activity with high-intensity rainfall of short duration during the summer and fall.” The worst documented flooding on Rifle Creek occurred in August 1930, which was caused by a 2-hour cloudburst that resulted in the Railroad Avenue and 3rd Street bridges to wash out. Another noteworthy flood event occurred in August 1963, also caused by a cloudburst that resulted in a flowrate of 1,720 cfs recorded at USGS gage 09092000. The 1963 flood severely damaged the Pioneer Ditch diversion, and it was further documented that the channel bed aggraded up to 10 feet for up to 800 feet upstream of the diversion structure.

Table 2-2 summarizes the FIS peak discharges on Rifle Creek below Government Creek and below Hubbard Gulch. It is worth noting that these peak discharges represent the Rifle Creek hydrology prior to construction of Rifle Gap Reservoir.

Table 2-2. FEMA FIS Peak Discharges

Location	10% Annual Chance (10-year)	2% Annual Chance (50-year)	1% Annual Chance (100-year)	0.2% Annual Chance (500-year)
Below confluence with Government Creek	1,490 cfs	2,230 cfs	3,610 cfs	6,150 cfs
Below confluence with Hubbard Gulch	1,590 cfs	2,410 cfs	3,920 cfs	6,690 cfs

Source: FEMA FIS for City of Rifle, Colorado Garfield County, effective 1986

2.2.2 Groundwater Hydrology

A groundwater hydrology evaluation was not performed for this phase of the study.

2.2.3 Water Quality and River Use Classification

The Colorado Department of Public Health & Environment (CDPHE) has classified the uses for Rifle Creek (COLCLC10_A) from Rifle Gap Reservoir to the Colorado River as “Recreation Class E – Existing Primary Contact Use” and “Class 1 Cold Water Aquatic Life.” Table 2-3 shows that, as of the most recent assessment in 2024, the condition of Rifle Creek does not adequately support aquatic life and water supply uses due to the presence of total arsenic and an unhealthy population of macroinvertebrates, thus placing Rifle Creek on Colorado’s 303(d) list of impaired waters. Sampling of *E. coli* is insufficient and therefore placed on the monitoring and evaluation (M&E) list.

Table 2-3. Use Attainment for Streams and Rivers and 303(d) and M&E List

Aquatic Life Use	Recreational Use	Agriculture Use	Water Supply Use
N – not supported	I – insufficient information	F – fully supporting	N – not supported
Affected Use	Analyte	Category/List	Priority
Recreational Use	<i>E. coli</i>	3b. – M&E list	N/A
Water Supply Use	Arsenic (total)	5. – 303(d) list	Low
Aquatic Life Use	Macroinvertebrates (provisional)	5. – 303(d) list	H

Sources: CDPHE 2024 Integrated Water Quality Monitoring and Assessment Report
CDPHE Regulation #93, effective 3/30/2026

2.3 BIOLOGICAL RESOURCES

2.3.1 Vegetation

Rifle Creek throughout the project reach is primarily encroached along its banks by Common reed (*Phragmites australis* spp. *americanus*), which was sampled and sent in for genetic testing by EcoPoint in 2025. This subspecies of phragmites grass is native to North America. There are also several locations where phragmites dominates on an inside bend, while the outside bend supports mainly Great Basin wildrye. This difference in vegetation may be indicative of a variation in soil chemistry on each bank. Soil testing is recommended to determine what plant species may have a better chance of survival when selecting seed mixes and planting palettes for the restored banks in future design.



Source: RiverRestoration, 1/15/2026

Figure 2-4. Existing Vegetation along Rifle Creek through Centennial Park

2.3.2 Wetlands

An aquatic resource delineation was not performed for this phase of the study. A desktop review through the USFWS National Wetlands Inventory web application shows Rifle Creek as the single riverine resource, without any other mapped wetlands, and likely would be delineated by the OHWM. An aquatic resource delineation and report may be required in future phases to support USACE permitting efforts.

2.3.3 Fish

Colorado Parks and Wildlife (CPW) collected fish survey data between 2007 through 2024 for Rifle Creek from the outflow of Rifle Gap reservoir to the confluence with the Colorado River. A complete list of caught fish is listed in Table 2-4.

Table 2-4. Fish Survey along Rifle Creek^(a)

Fish Species (Common Name)	Catch Location	Total Caught (% of Total)
Black Bullhead	Private property ^(c)	2 (0.02%)
Black Crappie	Below Rifle Gap Reservoir Spillway	27 (0.34%)
Bluegill	Below Rifle Gap Reservoir Spillway	34 (0.42%)
Bluehead Sucker	Deerfield Park near ballfields, private property ^(c)	124 (1.54%)
Brown Trout	Below Rifle Gap Reservoir Spillway, Deerfield Park near ballfields, private property ^(c)	3562 (44.20%)
Colorado River Cutthroat ^(b)	1 Km below Rifle Gap Reservoir	3 (0.04%)
Common Carp	Private property ^(c)	1 (0.01%)
Creek Chub	Deerfield Park near ballfields, private property ^(c)	1296 (16.08%)
Fathead Minnow	Private property ^(c)	17 (0.21%)
Flannemouth Sucker	Private property ^(c)	43 (0.53%)
Goldfish	Private property ^(c)	1 (0.01%)
Green Sunfish	Below Rifle Gap Reservoir Spillway, Deerfield Park near ballfields, private property ^(c)	94 (1.17%)
Hybrid Grass Carp (Triploid)	Private property ^(c)	1 (0.01%)
Largemouth Bass	Below Rifle Gap Reservoir Spillway	1 (0.01%)
Longnose Sucker	Private property ^(c)	2 (0.02%)
Mottled Sculpin	Private property ^(c)	1 (0.01%)
Mountain Whitefish	Private property ^(c)	38 (0.47%)
Northern Pike	Below Rifle Gap Reservoir Spillway	43 (0.53%)
Rainbow Trout	Below Rifle Gap Reservoir Spillway, private property ^(c)	292 (3.62%)
Rainbow x Cutthroat	Below Rifle Gap Reservoir Spillway	1 (0.01%)
Roundtail Chub ^(b)	Private property ^(c)	83 (1.03%)
Smallmouth Bass	Below Rifle Gap Reservoir Spillway	40 (0.50%)
Speckled Dace	Deerfield Park near ballfields, private property ^(c)	334 (4.14%)
Walleye	Below Rifle Gap Reservoir Spillway	10 (0.12%)
White Sucker	Below Rifle Gap Reservoir Spillway, Deerfield Park near ballfields, private property ^(c)	1476 (18.32%)
White-Bluehead Sucker Hybrid	Deerfield Park near ballfields, private property ^(c)	42 (0.52%)
White-Flannemouth Hybrid	Private property ^(c)	8 (0.10%)
White-Longnose Hybrid Sucker	Private property ^(c)	1 (0.01%)
Yellow Perch	Below Rifle Gap Reservoir Spillway	481 (5.97%)

Notes:

(a) Fish surveys were collected from outflow of Rifle Gap Reservoir to confluence with Colorado River.

(b) Threatened/Endangered Species

(c) Exact coordinates of private property survey spots were omitted from the data per Colorado Statute.

Source: CPW 2025

Table 2-4 does not explicitly list catch locations near or within Centennial Park. It would be reasonable to disregard the sport fish found just below the Rifle Gap Reservoir Spillway and consider the species found near the ballfields at Deerfield Park and private properties (e.g. Bluehead Sucker, Brown Trout, Creek Chub, Speckled Dace, and White Sucker) to be more relevant to the Centennial Park project reach. Further background information from the *Rifle Creek Watershed Assessment* (MCWC 2019) states that the Colorado River immediately downstream of Rifle Creek's confluence with the Colorado is habitat for the endangered Colorado Pikeminnow and Razorback Sucker. These species were not reported in the fish survey data. Given the proximity of Centennial Park to the confluence, improvement of Rifle Creek channel health could potentially improve holding for fish migrating from the Colorado River upstream.

2.3.4 Macroinvertebrates, Birds, and Other

Field surveys for macroinvertebrates, birds, and other species were not performed for this phase of the study. RiverRestoration conducted a desktop evaluation using the USFWS IPaC web application to gather a list of threatened, endangered, proposed, and candidate species that could potentially be present in or affected by the project reach. Based on the IPaC report, the defined project reach (Rifle Creek from Railroad Avenue to 3rd Street) does not overlap critical habitat for any of these species. The *Rifle Creek Watershed Assessment* (MCWC 2019) also states that there has been previous documentation of northern leopard frogs, a sensitive aquatic species, in the reaches upstream of Centennial Park.

Table 2-5. IPaC Endangered Species Act Species List

Species (Common Name)	Species Type	Species Status
Gray Wolf	Mammal	Experimental population, non-essential
Yellow-billed Cuckoo	Bird	Threatened
Bonytail	Fish	Endangered
Colorado Pikeminnow	Fish	Endangered
Humpback Chub	Fish	Threatened
Razorback Sucker	Fish	Endangered
Monarch Butterfly	Insect	Proposed Threatened
Silverspot	Insect	Threatened
Suckley's Cuckoo Bumble Bee	Insect	Proposed Endangered
Ute Ladies'-tresses	Flowering Plant	Threatened

Source: USFWS 2026

Furthermore, the IPaC report lists Bald and Golden Eagles as present within the project reach. These species are protected under the Bald and Golden Eagle Protection Act and Migratory Bird Treaty Act (MBTA); therefore, any subsequent design should follow appropriate regulations and consider employing appropriate avoidance and minimization measures to reduce potential impacts to their nests. Other migratory birds of conservation concern that may be present within the project reach include the Black Swift, Broad-tailed Hummingbird, California Gull, Cassin's Finch, Clark's Grebe, Clark's Nutcracker, Evening Grosbeak, Pinyon Jay, Virginia's Warbler, and Western Grebe.

3. CONCEPTUAL DESIGN DEVELOPMENT

In addition to the step pools, channel realignment, vegetation reduction, and improved stream access solutions identified by the City and project stakeholders, RiverRestoration has developed additional improvement features for the City's consideration – features that will benefit the stream health, improve accessibility, and support safer recreational use of Rifle Creek within Centennial Park. Rationale for recommending these additional improvements are described in the following subsections.

It is important to note that throughout this study, the definition of “access” ranges from slower hydraulics (currents, eddies, and depth of water at shoreline) to improved sight lines (bank laybacks, riparian benching, point bars, and vegetation reduction) to shoreline access (hardened steps) to full corridor circulation within the park (bridge modifications). This broader definition of access is intended to provide the City and stakeholders a framework for which to consider the existing hazards and proposed improvements discussed herein.

3.1 EXISTING HAZARDS AND PROPOSED MITIGATION

One of primary goals of the project is to improve access and recreational opportunities in Rifle Creek through Centennial Park; therefore, an assessment of hazards was performed. River recreation, and outdoor recreation in general, has an inherent risk that the user assumes. Our goal is to reduce existing hazards to ensure that the public can reasonably assume the risk and that creek users have options for exiting the water if necessary.

3.1.1 Inherent Recreational Risk

Colorado residents and visitors alike enjoy the unique privilege of participating in outdoor recreation at their own risk. At Centennial Park, there is an opportunity to “open up” Rifle Creek for river recreation. This could take the active form of tubing, wading, angling, or passive form of sitting along the banks.

Several options exist for reducing recreational hazards. One recommendation includes installation of river safety signage to keep people aware of the risks associated with river use. Preferably, safety signage would be provided at all major river entry and exit locations. Another recommendation involves providing sufficient creek access along the reach so that a user can choose to exit the river at any point. At a minimum, obvious entry and exit points should be constructed upstream of every bridge crossing, as discussed below in Section 3.1.2.

3.1.2 Bridges

The existing pedestrian bridges are uniform, pre-cast concrete decks, each with a 24-foot span and 10-foot to 12-foot clear width. There are six pedestrian bridges on site; named 2005, 1995, 1975, 1955, 1945, 1905 (listed upstream to downstream). Bridges 2005 and 1955 were designed to bear AASHTO HS-20 emergency vehicle loading,

therefore their decks are slightly wider and thicker, leading to lower low chord elevations and decreased freeboard. Several other bridges are identified for future construction in the *Centennial Park Master Plan*; the 1915 bridge connecting to a future boardwalk from the east parking lot and the Pioneer Bridge connecting to a future 4th Street parking lot downstream of the Pioneer Ditch Diversion. Table 3-1 summarizes the measured freeboard (distance from water surface elevation to low chord) at each of the bridge crossings throughout the project reach.

Table 3-1. Bridge Hazard Summary

Bridge ID	Deck Elevation ^(b)	Low Chord Elevation ^(b)	WSE ^(b) at Upstream Face of Bridge	Freeboard (ft) WSE to Low Chord
Railroad Avenue	5363.7	5359.7	5349.5	10.2
2005 Bridge	5348.6	5347.3	5344.5	2.8
1995 Bridge	5347.3	5346.1	5342.2	3.9
1975 Bridge	5343.4	5342.2	5337.5	4.7
1955 Bridge	5337.0	5335.5	5333.3	2.2
1945 Bridge	5335.0	5333.9	5330.4	3.5
1915 Bridge ^(a)	n/a	n/a	n/a	n/a
1905 Bridge	not surveyed	5323.6	5320.4	3.2
Pioneer Bridge ^(a)	n/a	n/a	n/a	n/a
3 rd Street	not surveyed	5319.8	5310.8	9.0

Notes:

(a) Bridge identified in *Centennial Park Master Plan* for future phase construction

(b) Surveyed by RiverRestoration on March 17, 2026. All elevations are in NAVD88, feet.

Target freeboard for safe river recreation passage below a bridge should target a minimum of 6.67 feet. As shown in Table 3-1, the existing pedestrian bridges do not provide adequate freeboard. Furthermore, the existing 24-foot span bridges constrict Rifle Creek during high flow events, which can cause deck overtopping, flooding, and damage to the adjacent park infrastructure.

Several options exist for reducing the bridge hazards. At a minimum, creek access should be provided directly upstream of every bridge to allow a person to safely and quickly exit the river before passing under the bridge. The next option would be to either a) retrofit the abutments and raise the bridge decks in their current spans or b) realign, raise, and increase bridge spans to more functional locations. Recommendations for bridge modifications are discussed in more detail in Section 3.2.10.

3.1.3 Encroachment

The existing phragmites cause both a visual and physical barrier separating Rifle Creek from the top of bank. The vertical banks and thickness of the phragmites already pose access challenges for a person getting in and out of the creek. From a river health standpoint, the vertical banks and phragmites constrain the channel width, limit aquatic and riparian habitat, and disconnect the river from its floodplain.

Proposed mitigation of the encroachment hazard includes removing the phragmites and grading the banks back to slopes 4:1 (H:V) or flatter to encourage new vegetative

growth and 10:1 or flatter in areas where the public may choose to gather along a point bar or cobble beach. In some areas, creating a planting bench at a specified hydraulic elevation may provide additional opportunity for a variety of riparian plant species. Shading the banks with a mature overstory may also reduce phragmites encroachment as it was recognized during the site assessment that they were not prevalent where a dense overstory was established.

3.1.4 Pioneer Ditch Diversion

The existing in-channel diversion structure consists of metal I-beams and wooden boards. Water delivery to the Pioneer Ditch headgate is controlled by manually placing the wood boards between the metal I-beams to control water elevation. The I-beams are spaced 4 feet apart and extend 4 feet above the concrete slab that they are set into. There is an approximately 2-foot deep scour pool (measured from the concrete slab to channel bed) immediately downstream of the structure. The measured headloss on the March 17, 2026 survey date was 0.3 feet. This configuration could pose navigational difficulties for creek users, should they choose to float this far downstream. Fish passage is likely also poor over the diversion, especially when the boards are up.



Source: RiverRestoration, 3/17/2026

Figure 3-1. Pioneer Ditch Diversion on Rifle Creek, looking upstream

Proposed mitigation of the Pioneer Ditch Diversion hazard includes the construction of boulder grade controls downstream of the structure to help control the hydraulics. A backwater eddy should be configured to allow for a safe river exit before passing

through the diversion. Downstream of the structure, boulder grade controls should be constructed to raise the water level and decrease the hydraulic drop over the diversion. A final creek access location should be provided just upstream of 3rd Street to allow for a final safe river exit option at the downstream boundary of the project reach.

Alternatively, the diversion structure could also be replaced in the future with a pneumatically actuated spillway gate system by Obermeyer Hydro, Inc. or similar. The gates in the Obermeyer system are supported by a patented inflatable air bladder, which can efficiently pass flood flows and debris when lowered. Fish passage considerations would need to be incorporated to support year-round aquatic connectivity.

3.2 PROJECT ELEMENTS

3.2.1 Boulder Grade Controls (Step Pools)

To design the step pools, RiverRestoration used the surveyed water surface elevations to develop a creek centerline profile from 3rd Street the Railroad Avenue. The profile shows that there is approximately 37 feet of headloss over 4,100 feet of river, which equals an average 0.9% slope. However, within this mapped profile, there are locations where the slope is steeper and closer to 4%. Ideally, the system should mimic a riffle-pool-drop morphology, with riffles no steeper than 1%. To address this, RiverRestoration developed a preliminary design to place up to 45 boulder grade control structures to create step pools and better distribute the hydraulic energy in the system. The grade controls are not evenly spaced; they are placed strategically to control the water level and hydraulics at bridge crossings and sanitary sewer crossings. Boulder crest elevations should create an average 0.5 feet of headloss to the downstream pool, and the bottom of the footer boulder should be keyed down at least 3-feet below the downstream grade control invert elevation.

3.2.2 Channel Realignment

In most cases, channel realignment should be planned appropriately so that the realigned length is not shorter than the existing length. Shortening or straightening a section of channel would locally increase the hydraulic energy, leading to instability in the system. Good ways to negate these effects would be to add meanders or grade control structures to help slow velocities. There are two key areas where channel alignment would benefit the project; one along the left bank just upstream of 1975 bridge to protect the 18" sanitary sewer line, and one along the left bank at the north end of the Centennial Park's East Parking Lot. RiverRestoration recommends that a crib wall be constructed on the left bank and the channel realigned to the right to protect infrastructure. The crib wall is a more ideal option than a boulder wall or riprap bank because it can be benched and vegetated with native grasses, shrubs, and trees.

3.2.3 Vegetation Reduction

Although the phragmites on site has been identified to be the subspecies native to North America, as opposed to the invasive subspecies often found in the Mountain West and

Southwest regions of the U.S., it should still be considered undesirable due to the encroachment and difficulty it poses to park users trying to access in/out of the creek. There could be opportunities to leave pockets of phragmites where creek access is not a priority, for example near the Fairgrounds Connection on the northwest side of the 1995 bridge (where Hubbard Gulch comes in) and along the right bank adjacent to the Park Avenue subdivision between the 1975 bridge and 1955 bridge. However, for the purpose of cost estimating and fundraising, River Restoration has included these areas for revegetation. Replacement vegetation should be selected with the goal of restoring the riparian area with native plants that will provide sight lines at the bank and channel improvements. Irrigation and maintenance needs will also need to be considered. A list of recommended plant species should be developed in future design phases.

3.2.4 Improved Stream Access

There are a variety of options for improving stream access. “Soft” solutions can include simply grading the bank to 10:1 or flatter to form a gravel/cobble point bar, reducing vegetative growth and allowing park users to walk directly to the water’s edge. “Hard” solutions can include boulder/wood steps, slabstone terracing, concrete accessibility ramps, and terraced boulder seating areas. One of the most important goals of establishing creek access is to provide complete circulation through Centennial Park; i.e. a creek user should be able to safely enter/exit Rifle Creek above any potential navigational hazard between Railroad Avenue and 3rd Street. The following subsections describe different access options.

3.2.4.1 Boulder/Wooden Steps

RiverRestoration recommends providing obvious creek entry/exit hydraulics and footing upstream of each bridge crossing to improve recreation circulation by allowing users the option to exit the river before passing under the bridge. Boulder grade control structures should be implemented to create slow eddies along the bank toe and boulder or wooden steps should be constructed into the bank to allow for quick and safe entry/exit opportunities.

3.2.4.2 Slabstone Terracing

Slabstone terracing should be implemented in high-traffic areas to accommodate more concentrated creek users. Proposed areas include upstream of Railroad Avenue where the Rifle Creek Trail begins, upstream of 2005 bridge, downstream of 1975 bridge, downstream of the 1905 bridge near the park entrance, upstream of Pioneer Ditch diversion, and just upstream of 3rd Street.

3.2.4.3 Terraced Boulder Seating

A terraced boulder seating area is recommended on the right bank directly east of the oval community green space (a.k.a. “the Great Bowl”) for passive river recreation concentration. This location is consistent with what is shown in the *Centennial Park Master Plan*. Terraced banks can provide opportunities for passive river enjoyment and safe wading areas for family friendly recreation. Seating areas through Centennial Park

are currently limited to picnic tables and benches; therefore, providing additional seating opportunities at the river's edge will allow the public proximity to the channel with clear sight lines.

3.2.4.4 Accessible Ramp

An accessible ramp should be provided to allow visitors of all ages and abilities the opportunity to engage with Rifle Creek. RiverRestoration recommends that a concrete ramp, graded to ADA targets, be constructed near the terraced boulder seating area.

3.2.4.5 Bank Layback

In a natural river system, the inside bend of a river can often form a point bar, which consists of sand, gravel, and sediment deposit. The benefits of introducing point bars on Rifle Creek include allowing space for the water to spread out during higher flow events, thus increasing aquatic habitat, and providing an option for the public to access the water's edge by walking down gently-sloped gravel/cobble beaches. There are several areas within Centennial Park where grading the bank back along the inside bend can encourage a point bar; the right bank just upstream of 2005 bridge, the left bank between 1975 bridge and 1955 bridge, the right bank between the proposed terraced boulder seating area and north end of the Centennial Park East Parking Lot, the left bank directly west of the playground, and the left bank just upstream of the Pioneer Ditch diversion.

3.2.5 Benching Areas

There are several areas onsite where instead of grading the bank back at a single, consistent slope, a wetland/riparian bench could be introduced to encourage areas of diverse native plant habitat and establishment of a shading overstory. The bench elevations should be designed based on the Rifle Creek hydrology so that they engage at specific flow levels.

3.2.6 General Channel Grading / Debris Cleanup

RiverRestoration observed a few areas where concrete debris has been used to stabilize the bed and banks of Rifle Creek. It is recommended to remove the concrete to improve the aesthetic of the corridor. It is also recommended to excavate the channel bed in select areas of the project reach to deepen pools and create flow diversity.

3.2.7 Safety Signage

Signage is a useful educational and safety tool that should be implemented throughout the project to ensure that the public is notified of the risks associated with river recreation and the circulation through the park. At a minimum, a safety sign should be provided at every entry/exit point. Educational signs could also be added to inform the public of Rifle Creek's history, aquatic habitat, wildlife, vegetation, and restoration efforts.

3.2.8 Shade Trees

Replacement vegetation along the banks should primarily consist of native riparian plantings. However, shade is an important aspect of restoration that benefits both the aquatic and human environment. RiverRestoration recommends that shade trees be planted along south banks to help provide some canopy and provide relief on high temperature days. This improves water temperatures, sight lines, and control of encroaching vegetation.

3.2.9 Boardwalk

The *Centennial Park Master Plan* identifies a proposed boardwalk that would extend west from the playground and cross over Rifle Creek to connect to the 1915-1925 wayside. RiverRestoration recommends that instead of crossing the creek, the boardwalk should terminate on the east side of the creek to provide an “out-and-back” or loop experience. Installing another bridge here would be costly, cause additional flood hazard by constricting flood conveyance area, and would not feasibly provide 6.67 feet of freeboard. Any new crossings should be designed with minimum 6.67 feet of freeboard above the recreation design flow rate of 12 cfs.

3.2.10 Bridge Modifications

As described in Section 3.1.2, the existing pedestrian bridges pose a navigational hazard to the public and limit corridor circulation through the reach. Regardless of whether a person intends or does not intend to be in the water, bridge hazards should be reduced. Improvements to the channel and banks of Rifle Creek will help restore the natural floodplain, which could help reduce flood risk by helping slow discharge and attenuating floodwater. However, if the bridges are kept in their existing configuration, they may cause pinch points within the floodplain due to their spans being limited to 24 feet. These narrow constrictions could cause scour at the bridges, leading to additional maintenance costs in the future.

Table 3-2 summarizes RiverRestoration’s preliminary recommendations for improving the bridges to reduce navigational and flood hazards. In some areas it may be feasible to retrofit the existing abutments and raise the bridge deck. In other areas, the bridge would need to be realigned, raised, and have an increased span to reduce hazards and maintain ADA-compliant connection with the existing Rifle Creek Trail system. The exception is the 1975 bridge approach, which may not need to meet ADA grading targets since the north side of the bridge dead-ends at a metal staircase to the Randolph neighborhood with no other accessibility ingress/egress. Steps could be constructed to connect to Rifle Creek Trail here instead to accommodate the raised bridge deck.

Table 3-2. Bridge Modification Recommendations

Bridge ID	Recommendation
Railroad Avenue	No modifications.
2005 Bridge	Remove. Realign upstream, raise, and increase span to 60'. AASHTO HS-20
1995 Bridge	Raise deck to provide min. clearance.
1975 Bridge	Raise deck to provide min. clearance. Construct steps to meet new bridge elev.
1955 Bridge	Remove and create overlooks.
1945 Bridge	Remove. Realign downstream, raise, and increase span to 50'. AASHTO HS-20
1915 Bridge ^(a)	Do not construct. See Section 3.2.8 for boardwalk recommendations.
1905 Bridge	Remove. Realign downstream, raise, and increase span to 50'.
Pioneer Bridge ^(a)	Evaluate whether 46'-span and low chord design elevation are adequate.
3 rd Street	No modifications.

Notes:

(a) Bridge identified in *Centennial Park Master Plan* for future phase construction

A structural engineer will need to be consulted for retrofitting and designing of replacement bridges to ensure that loading requirements are met and that water and irrigation lines are properly re-routed.

3.2.11 CSU Extension Outdoor Classroom (By Others)

There is an ongoing effort to build an outdoor classroom facility in the neighboring Garfield County parcel on the north end of the project. The outdoor classroom is sponsored by CSU Extension and is currently in the process of seeking funding. To avoid design overlap, RiverRestoration has not proposed any improvements north of Rifle Creek between 2005 and 1995 bridges. As the Centennial Park Restoration design progresses through future phases, coordination with CSU Extension is recommended to ensure that the two projects work in harmony towards a similar goal.

3.3 CONCEPTUAL LAYOUT

RiverRestoration developed a conceptual layout to illustrate a recreational circulation plan and recommended improvements along Rifle Creek through Centennial Park. The layout was presented to the City of Rifle for initial review and then was shared with Rifle community members to get public feedback. See Appendix A for the full size exhibit with representative cross sections.



Source: RiverRestoration, 4/17/2026

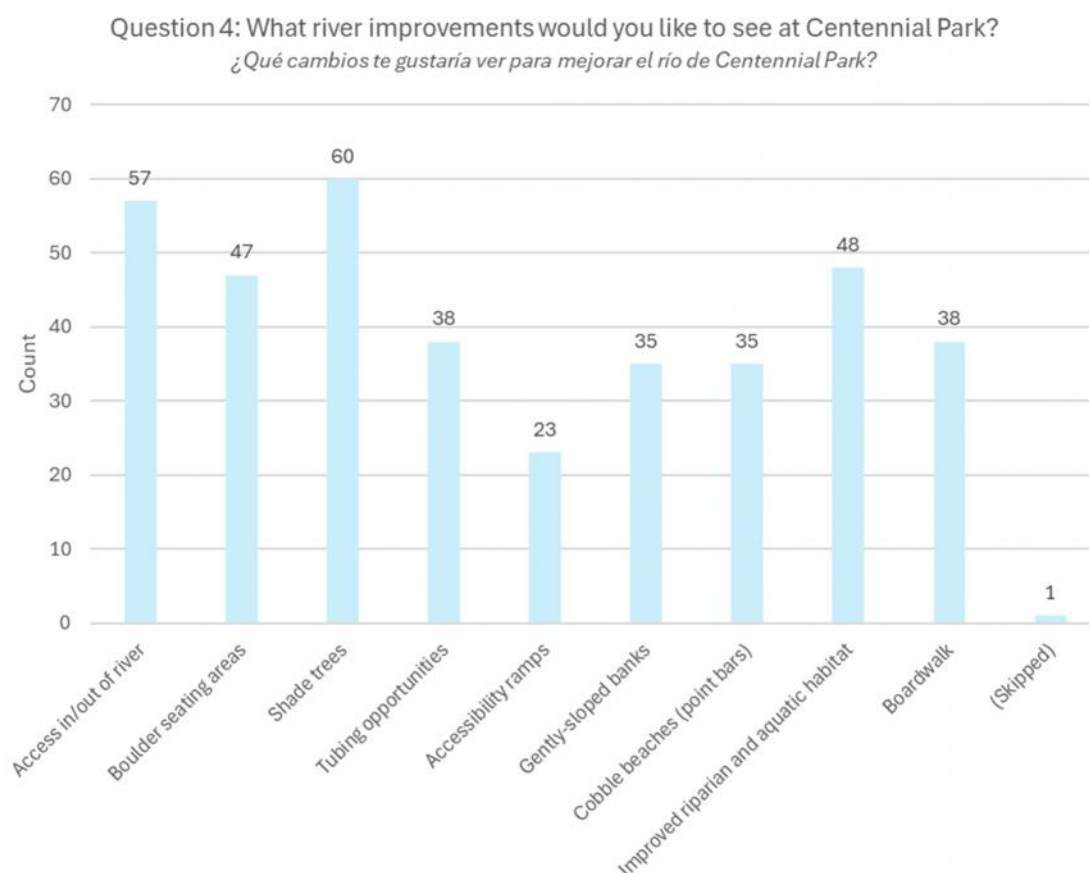
Figure 3-2. Conceptual Layout/Circulation Plan

3.4 PUBLIC FEEDBACK ON CONCEPTUAL LAYOUT

Receiving public feedback early in the design process is crucial to getting a full sense of the community's wants and needs. RiverRestoration collected public feedback from April 18 through May 10, 2026. The first public outreach effort involved in-person attendance of the "2026 Earth Day along Rifle Creek" volunteer cleanup event at Centennial Park on April 18, 2026. RiverRestoration presented the conceptual layout/circulation plan and asked community members to fill out a brief survey describing their current park usage and to select which improvements they are most interested in. The second public outreach effort was digital. RiverRestoration coordinated with the City's Public Relations and Communications Department to post the survey questions and conceptual layout on the City's website for digital distribution. A full report of public survey statistics and comments is provided in Appendix B.

3.4.1 Summary of Public Feedback Results

A total of 86 people responded to the survey. Of these, 97% either live or work in Rifle. In general, the feedback from the community was positive, and public seemed to favor shade trees, access, improved riparian and aquatic habitat, and boulder seating areas over all other features.



Source: RiverRestoration

Figure 3-3. Ranking Chart for Public Interest in Proposed River Improvements

4. DESIGN OPTIONS

Three design options were developed for review by the City of Rifle and stakeholders. The options are based on three cost ranges and extent to which access is provided. For this study, RiverRestoration has chosen to refer to these as “options” rather than “alternatives” because they are not mutually exclusive; rather, the recommended options are intended to build upon one another to give the City the opportunity to phase out the project over the long-term. The information in the following sections aims to assist the City in selecting a preferred design option to move forward to permitting, final design, and implementation phases. Additional fundraising may be needed depending on the selected option.

1. **Corridor Circulation Option:** All features shown on the conceptual layout are included. Grade all banks, add new plantings, and add all grade controls and channel grading to deepen channel and provide more hydraulic control through entire reach. Modify bridges and diversion structure to allow for safer human passage and improved conveyance.
2. **Shoreline Access Option:** Most features shown on the conceptual layout are included. Grade all banks to increase riparian area and improve sight lines. Some grade controls should be added in strategic areas to protect utility crossings and channel realignment where eroding banks may be threatening infrastructure and to improve hydraulics at specific shorelines. No bridge or diversion structure modifications and no channel grading to deepen sections.
3. **Sight Line Access Option:** Phragmites removal and replanting, some bank grading. Some grade controls should be added in strategic areas to protect utility crossings and channel realignment where eroding banks may be threatening infrastructure. Add access upstream of each bridge. No bridge or diversion modifications and no channel grading to deepen sections.

4.1 EVALUATION CRITERIA

Each option was evaluated based on the ability to meet the City-identified goals of improving water quality and delivery, enhancing aquatic and riparian habitat, reducing flood risk, and increasing climate and community resilience. Additional evaluation criteria include improved stream access and community experience. The sum of these scores for each option is called the **Benefit Score**. A description of how each feature was scored based on benefit provided is as follows:

- Improves water quality and delivery efficiency (up to 1 point) – based on potential for feature to improve water quality and delivery efficiency. Measurable water quality improvements may include reduced sediment loading vertically eroding banks and lowered water temperature.
- Enhances aquatic and riparian habitat (up to 1 point) – based on potential for feature to enhance, restore, or introduce aquatic and riparian habitat compared to existing conditions.

- Reduces flood risk (up to 1 point) – based on potential for feature to reduce flood risk in the community.
- Increases climate and community resilience (up to 1 point) – based on potential for feature to strengthen the community's ability to prepare for, withstand, and recover from climate-related hazards such as floods, fires, and heatwaves.
- Improves stream access (up to 10 points) – based on potential for feature to improve or introduce access to Rifle Creek. 10 points for channel connectivity and passage through entire project corridor, 5 points for shoreline access at designated locations, and 1 point for sight line improvements only.
- Community Experience (up to 3 points) – based on public feedback on a scale of 1 to 3; 3 being of highest interest to the public, 1 being of least interest.

Costs were tallied separately, and include permitting, design, and construction costs. Generally, the design of creek restoration projects seeks to minimize long-term operation, maintenance, repair, rehabilitation, and replacement (OMRR&R) efforts. RiverRestoration's theory is that projects designed in balance with the natural environment have the lowest OMRR&R costs and efforts. Furthermore, an understanding of the natural processes that result in long-term OMRR&R can help optimize the initial capital costs of a project. Projects requiring significant capital investment may be averse to natural processes and demand greater OMRR&R. Development of OMRR&R cost estimates will help account for expected upkeep of project features for the project design lifetime; which for river projects, is typically 50 years. OMRR&R cost estimates are not included in this study but should be completed based on the City-selected preferred design option.

4.2 OPTIONS SCORING AND DISCUSSION

At a minimum, each option must include the City-identified solutions of step pools, channel realignment, vegetation reduction, and improved stream access. Additional features yield additional points. Therefore, it stands to reason that the Corridor Circulation (Option 1) has the highest benefit score while the Sight Line Access (Option 3) has the lowest benefit score. Refer to the following subsections for detailed benefit scoring and discussion for each option.

Permitting and design costs would be approximately the same for options 2 and 3, and higher for option 1 because of the need for a structural engineer for bridge and diversion structure modifications. See Appendix C for more detailed quantity takeoffs and cost opinion for each option.

Table 4-1. Options Comparison

Component	Option 1	Option 2	Option 3
Benefit Score	102	70	47
Permitting and Design Cost	\$202,000	\$127,000	\$127,000
Construction Cost	\$4,089,990	\$1,989,970	\$1,424,130

4.2.1 Corridor Circulation (Option 1)

The Corridor Circulation option improves the upstream to downstream channel circulation as well as ingress and egress. This includes all features shown on the conceptual layout, which exceeds the minimum requirements set forth by the City of Rifle. This option provides complete access to Rifle Creek within Centennial Park due to the variety of entry/exit options, cohesive circulation plan, and passage throughout the channel. The proposed point bar and riparian bench improvements will also provide significant ecological benefits to the project, not to mention a more enticing and open park atmosphere for visitors. Channel realignment and bank stabilization are included to protect the existing sanitary sewer line and East Parking lot in place. The full recommended number of boulder grade control and riffle pool features would be constructed to provide hydraulic control throughout the entire reach, raising the low water level to connect more frequently with the restored banks and native revegetation. Lastly, though perhaps the most costly, this option includes bridge and diversion structure modifications to reduce the navigational and flood hazards through the project.

Feature	Improves water quality and delivery efficiency	Enhances aquatic and riparian habitat	Reduces flood risk	Increases climate and community resilience	Improves stream access	Community experience
Step pools - channel deepening	1	1		1	10	3
Bank stabilization (with channel realignment)	1		1	1		
Vegetation removal and replanting	1	1		1	1	2
Improved stream access - boulder/wood steps for bridge safety					5	3
Improved stream access - slabstone terrace					5	3
Improved stream access - terraced boulder seating					1	3
Improved stream access - paved accessible ramp					1	1
Improved stream access - bank layback (point bar)	1	1	1	1	1	2
Grade riparian bench	1	1	1	1		3
General channel grading and debris cleanup	1	1	1	1		
Safety signage				1		
Shade trees		1		1		3
Boardwalk					1	2
Bridge modifications			1	1	10	2
Pioneer Ditch Diversion modifications	1		1		10	2
Category Totals=	7	6	6	9	45	29
Corridor Circulation (Option 1) Total=	102					

Source: RiverRestoration

Figure 4-1. Benefit Scoring for Option 1

4.2.2 Shoreline Access (Option 2)

The Shoreline Access option focuses on ingress and egress but not full channel connectivity. It is similar to Option 1, with the key difference being that the bridge and diversion modifications are excluded and that the boulder grade control structures would be constructed only at focused locations to protect utility crossings and to form pools at designated stream entry/exit points, rather than throughout the entire project. General channel grading and debris cleanup is also removed from this option, as much of that work could be considered incidental to boulder grade control placement and bank grading activity.

Feature	Improves water quality and delivery efficiency	Enhances aquatic and riparian habitat	Reduces flood risk	Increases climate and community resilience	Improves stream access	Community experience
Step pools - channel deepening	1	1		1	10	3
Bank stabilization (with channel realignment)	1		1	1		
Vegetation removal and replanting	1	1		1	1	2
Improved stream access - boulder/wood steps for bridge safety					5	3
Improved stream access - slabstone terrace					5	3
Improved stream access - terraced boulder seating					1	3
Improved stream access - paved accessible ramp					1	1
Improved stream access - bank layback (point bar)	1	1	1	1	1	2
Grade riparian bench	1	1	1	1		3
General channel grading and debris cleanup						
Safety signage				1		
Shade trees		1		1		3
Boardwalk					1	2
Bridge modifications						
Pioneer Ditch Diversion modifications						
Category Totals=	5	5	3	7	25	25
Shoreline Access (Option 2) Total=						70

Source: RiverRestoration

Figure 4-2. Benefit Scoring for Option 2

4.2.3 Sight Line Access (Option 3)

The Sight Line Access option focuses on a passive recreation connection with the creek with limited active recreation considerations. This achieves the minimum requirements set forth by the City of Rifle. This option may be desired if estimated costs of the other two options prohibit the project from moving forward, and if there are no identified fundraising opportunities. Boulder grade control structures would be constructed at focused locations to protect utility crossings and to form pools at designated stream entry/exit points. Stream access would be limited to the boulder seating area and point bar grading for improved sight lines and passive recreation benefit and placement of boulder/wood steps upstream of each bridge to improve public safety. Slabstone terraces are taken out of this option. It is still recommended to construct a concrete accessible ramp to provide an inclusive experience for park users; however, this could be removed from the option since it has the lowest community value based on public feedback results. Riparian benching areas are also excluded from this option. Instead, revegetation efforts would focus on removing the phragmites and replanting with native species that provides a better sight line to Rifle Creek. Finally, channel realignment and bank stabilization are kept as part of this option because of the need to protect the existing sanitary sewer line and East Parking lot in place.

Feature	Improves water quality and delivery efficiency	Enhances aquatic and riparian habitat	Reduces flood risk	Increases climate and community resilience	Improves stream access	Community experience
Step pools - channel deepening	1	1		1	10	3
Bank stabilization (with channel realignment)	1		1	1		
Vegetation removal and replanting	1	1		1	1	2
Improved stream access - boulder/wood steps for bridge safety					5	3
Improved stream access - slabstone terrace						
Improved stream access - terraced boulder seating					1	3
Improved stream access - paved accessible ramp					1	1
Improved stream access - bank layback (point bar)	1	1	1	1	1	2
Grade riparian bench						
General channel grading and debris cleanup						
Safety signage				1		
Shade trees						
Boardwalk						
Bridge modifications						
Pioneer Ditch Diversion modifications						
Category Totals=	4	3	2	5	19	14
Sight Line Access (Option 3) Total=	47					

Source: RiverRestoration

Figure 4-3. Benefit Scoring for Option 3

5. PERMITTING

Several permits will need to be approved prior to construction activity in Rifle Creek. Each design option will require compliance with floodplain development requirements and a Clean Water Act (CWA) 401/404 requirements.

5.1 FLOODPLAIN DEVELOPMENT PERMIT

Since Rifle Creek through Centennial Park is located in SFHA Zones A3 and A4 with published base flood elevations, a floodplain development permit must be submitted to the City of Rifle along with a memo demonstrating that the project will result in a “no-rise” condition. This “no-rise” condition must be proven through hydraulic analysis, and should be demonstrated using HEC-RAS version 6.6 or newer.

The selected design option should be expected to result in a no-rise condition. If, through the permitting and design process, it is determined that the project may result in an increase in base flood elevations, a conditional letter of map revision (CLOMR) and letter of map revision (LOMR) may be required. This could cost upwards of \$25,000 including the application fee and engineering effort (based on previous RiverRestoration experience with requesting CLOMR/LOMRs from FEMA).

5.2 CWA 401/404 PERMIT

A Nationwide Permit (NWP), issued by the U.S. Army Corps of Engineers (USACE) under the Clean Water Act (CWA) Section 404, will be needed to demonstrate no more than minimal individual and cumulative adverse effects to the aquatic environment. The most applicable permit for the proposed improvements is the NWP 27 for “aquatic ecosystem restoration, enhancement, and establishment activities.” As stated in Section 2.3.2 of this report, Rifle Creek is the only mapped riverine resource within the project site. Therefore, the introduction of additional riparian and aquatic habitat through the implementation of bank laybacks, benching, and channel deepening would seemingly qualify the project for authorization under the NWP 27. The conditions of the CWA Section 401 water quality certifications are incorporated as a condition of the NWP.

A pre-application meeting with the USACE district engineer is recommended to determine any additional permitting requirements, such as an aquatic resources delineation and cultural resource survey.

5.3 OTHER PERMITS

A CPDHE stormwater discharge general permit (COR400000) and dewatering permit (COG080000) may be required. These will be the responsibility of the selected Contractor.

6. NEXT STEPS

The first step following submittal of this study is for the City of Rifle and stakeholders to select a preferred design option. Depending on the selected option, a fundraising strategy and phasing plan may be developed. Hydraulic modeling will be a large component of the next design phase (30%-level) to get a clearer understanding of the water elevation fluctuations in the project reach, which will dictate the planting species and access design elevations. From there, the project will need to go through preliminary (60%-level) design and permitting. Depending on funding secured, the final phase will include final design, bid advertisement, and construction.

RiverRestoration is committed to supporting these future phases and we are available to assist the City in carrying the project through implementation.

This page intentionally left blank

7. REFERENCES

- ARIX Engineers Architects Planners. 1980. *City of Rifle Interceptor Line "A"*. [construction set].
- City of Rifle. 2026. *City of Rifle Mapping Application*. <https://rifleco.mapgeo.io/datasets/>
- Colorado Department of Public Health & Environment (CDPHE). 2024. *Colorado Segmentation 2024*. Accessed: Mar. 23, 2026. <https://experience.arcgis.com/experience/d6f13d97a5ad44a2a88bc1801ec68d92>
- Colorado Department of Public Health & Environment (CDPHE). 2024. *Use Attainment Table for Streams and Rivers*. 2024 Integrated Water Quality Monitoring and Assessment Report.
- Colorado Department of Public Health & Environment (CDPHE). 2026. *Regulation #93 - Colorado's Section 303(d) List of Impaired Waters and Monitoring and Evaluation list*. 5 CCR 1002-93, effective Mar. 30, 2026.
- Colorado Division of Water Resources (DWR). 2026. *Colorado's Decision Support Systems Map Viewer*. Accessed: May 11, 2026. <https://maps.dnrgis.state.co.us/dwr/Index.html?viewer=mapviewer>
- Colorado Division of Water Resources (DWR). 2026. *RIFLE CREEK BELOW RIFLE GAP RESERVOIR (RIFRGRCO)*. <https://dwr.state.co.us/Tools/Stations/RIFRGRCO>
- Colorado Parks and Wildlife (CPW). 2025. *Rifle Creek Fish Survey Data 2004-2024.xlsx* [Microsoft Excel spreadsheet]. Unpublished.
- Colorado Water Conservation Board (CWCB). 2026. *Colorado Hazard Mapping & Risk MAP Portal*. Accessed: Jan. 16, 2026. <https://coloradohazardmapping.com/lidarDownload>
- Design Concepts. 2005. *Centennial Park Master Plan*.
- Federal Emergency Management Agency (FEMA). 1986. *Flood Insurance Study: City of Rifle, Colorado Garfield County (085078)*. Washington, D.C.
- Middle Colorado Watershed Council (MCWC). 2025. *Phragmites Report - for The Reach and Beyond*.
- Middle Colorado Watershed Council (MCWC). 2025. *Rifle Creek Restoration Implementation Plan*.
- Middle Colorado Watershed Council (MCWC). 2019. *Rifle Creek Watershed Assessment*.

- Mile High Flood Control District (MHFCD). 2016. *Chapter 10: Stream Access and Recreational Channels*. Urban Storm Drainage Criteria Manual Volume 2.
- National Geospatial Technical Operations Center, Data Operations Branch. 2017. *LiDAR Quality Assessment Report CO Central Western 2016*. USGS.
- National Oceanic and Atmospheric Administration (NOAA). 2025. *Online Vertical Datum Transformation*. Accessed: Mar. 5, 2026. <https://vdatum.noaa.gov/vdatumweb/>
- SGM and Design Concepts. 2010. *Centennial Park Site Improvements* [as-built set].
- U.S. Fish and Wildlife Service (USFWS). 2026. *IPaC Information for Planning and Consultation*. Accessed: May 12, 2026. <https://ipac.ecosphere.fws.gov/>
- U.S. Fish and Wildlife Service (USFWS). 2026. *National Wetlands Inventory*. Accessed: Apr. 15, 2026. <https://fwsprimary.wim.usgs.gov/wetlands/apps/wetlands-mapper/>
- U.S. Geological Survey (USGS). 2026. *Monitoring location: Rifle Creek Near Rifle, CO. USGS-09092000*. <https://waterdata.usgs.gov/monitoring-location/USGS-09092000/>
- U.S. Geological Survey (USGS). 2026. *StreamStats*. <https://streamstats.usgs.gov/ss/>
- Wendell Lab. 2025. *Phragmites DNA Testing Report: Report for Wesley Collins, EcoPoint Inc.* Nov. 6, 2025.

This page intentionally left blank

Appendix A.

Conceptual Layout and Cross Sections

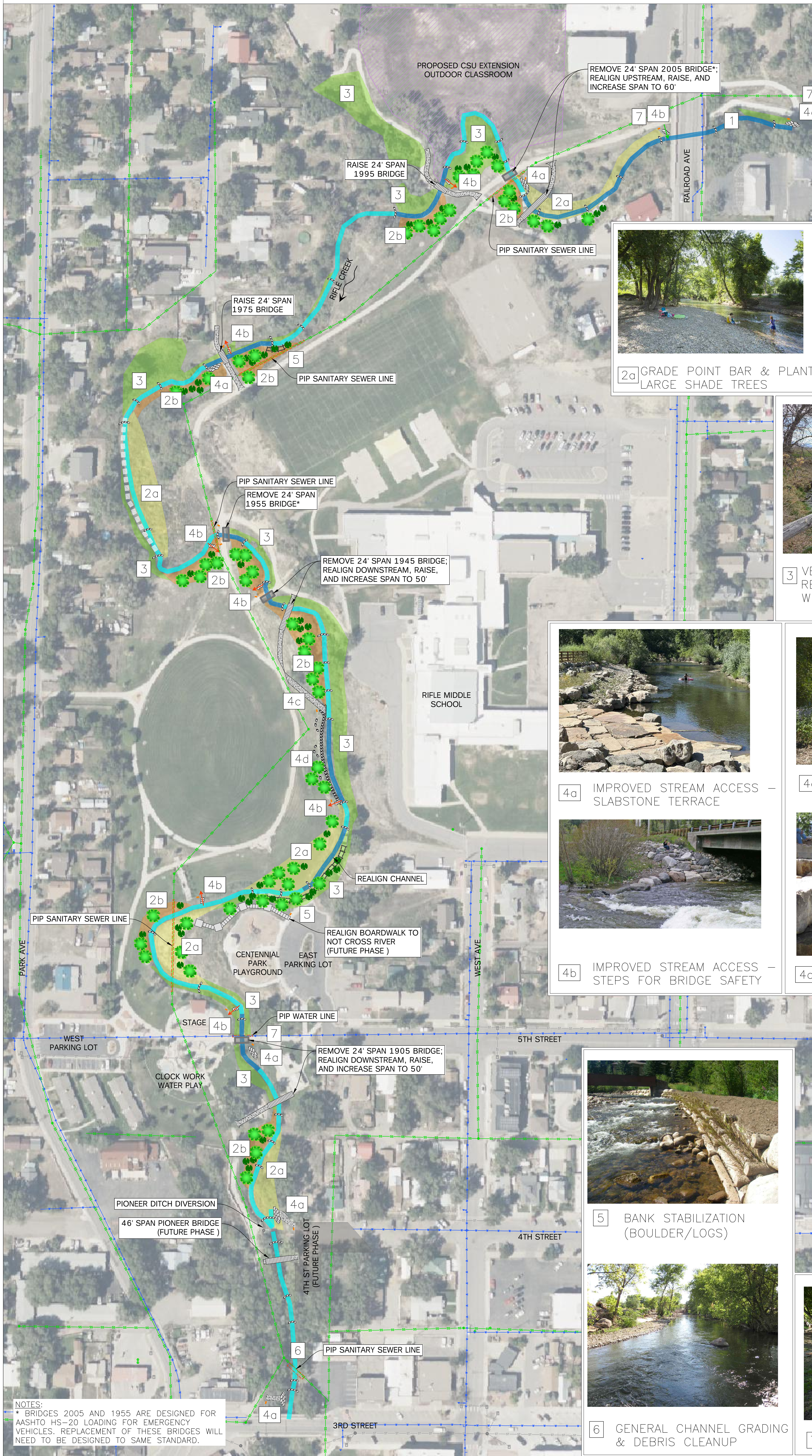


RIFLE CREEK RESTORATION THROUGH CENTENNIAL PARK CONCEPTUAL LAYOUT / CIRCULATION PLAN

(NOT FOR CONSTRUCTION)



1 STEP POOLS –
CHANNEL DEEPENING



2a GRADE POINT BAR & PLANT
LARGE SHADE TREES



2b GRADE BENCH & PLANT
LARGE SHADE TREES



3 VEGETATION REDUCTION –
REMOVE PHRAGMITES AND PLANT
WITH NATIVE GRASSES & SHRUBS



4a IMPROVED STREAM ACCESS –
SLABSTONE TERRACE



4c IMPROVED STREAM ACCESS –
PAVED ACCESSIBLE RAMP



4b IMPROVED STREAM ACCESS –
STEPS FOR BRIDGE SAFETY



4d IMPROVED STREAM ACCESS –
TERRACED BOULDER SEATING



5 BANK STABILIZATION
(BOULDER/LOGS)



6 GENERAL CHANNEL GRADING
& DEBRIS CLEANUP



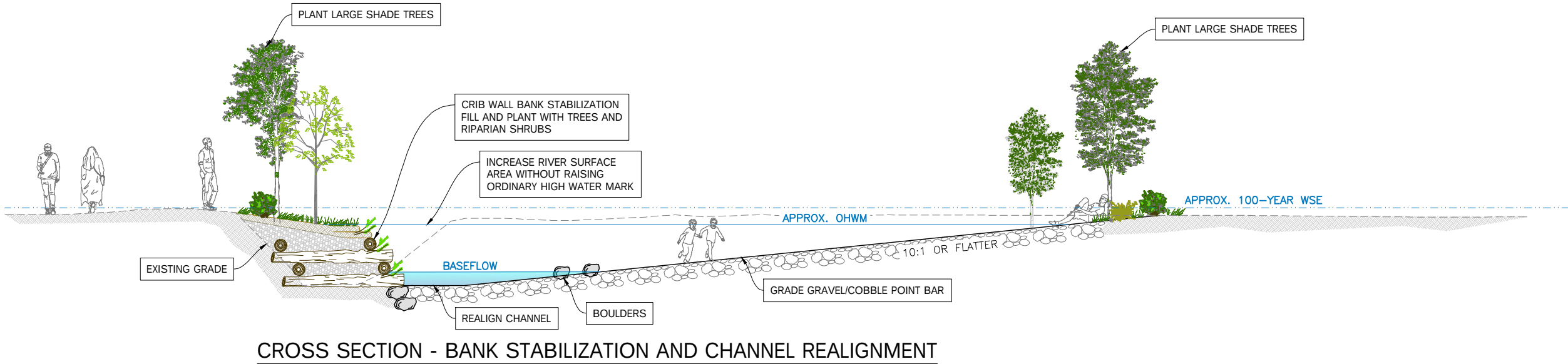
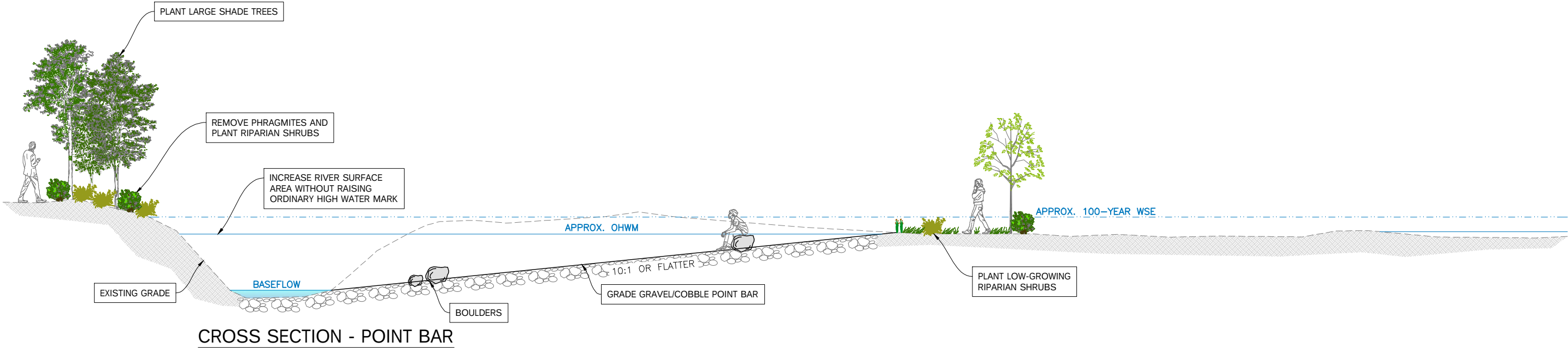
7 RIVER SAFETY SIGNAGE

NOTES:
* BRIDGES 2005 AND 1955 ARE DESIGNED FOR
AASHTO HS-20 LOADING FOR EMERGENCY
VEHICLES. REPLACEMENT OF THESE BRIDGES
WILL NEED TO BE DESIGNED TO SAME STANDARD.

RIFLE CREEK RESTORATION THROUGH CENTENNIAL PARK

CONCEPTUAL CROSS SECTIONS 1 OF 3

(NOT FOR CONSTRUCTION)

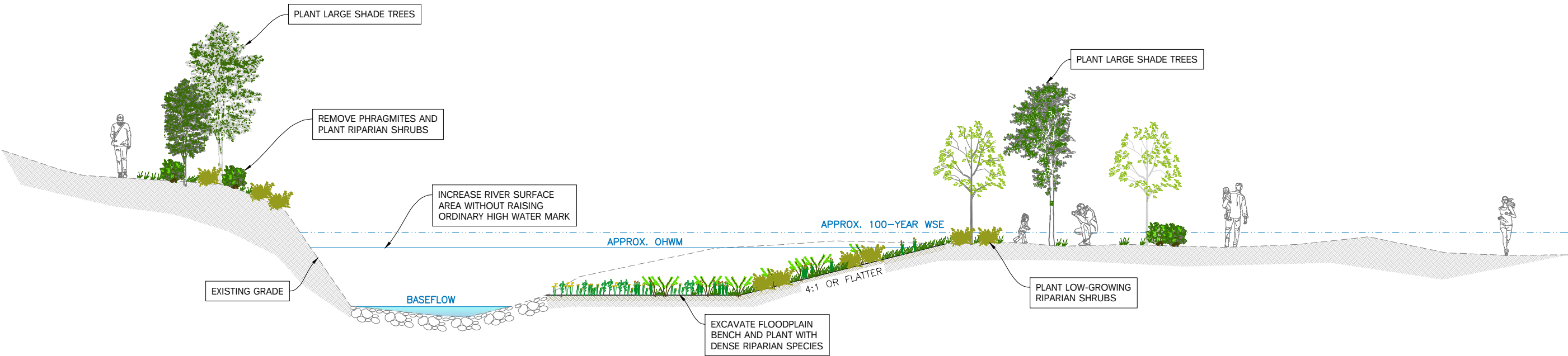


NOTES:
1. CROSS SECTIONS ARE NOT DRAWN TO SCALE AND ARE INTENDED FOR REPRESENTATIVE PURPOSES ONLY. TREE DENSITY AND PLACEMENT WILL VARY BASED ON FINAL DESIGN, WITH THE INTENTION OF PROVIDING SHADE AND IMPROVING SIGHT LINES TO RIFLE CREEK.

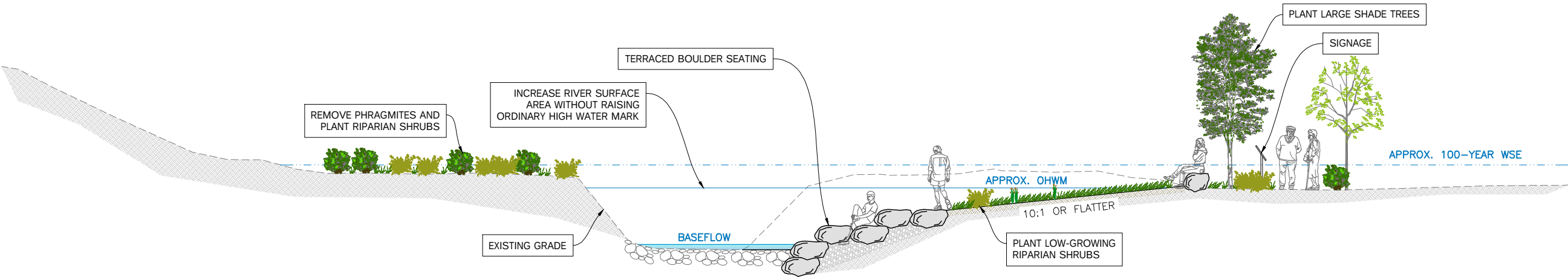
RIFLE CREEK RESTORATION THROUGH CENTENNIAL PARK

CONCEPTUAL CROSS SECTIONS 2 OF 3

(NOT FOR CONSTRUCTION)



CROSS SECTION - RIPARIAN PLANTING BENCH



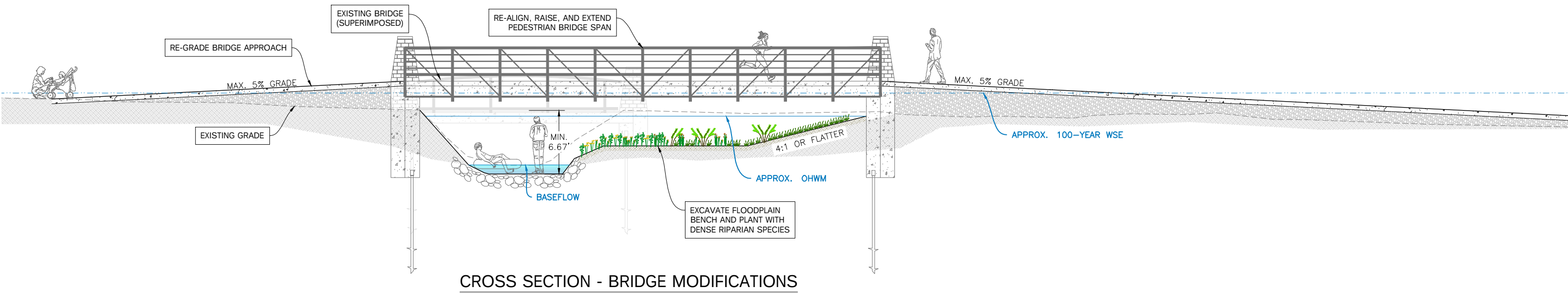
CROSS SECTION - TERRACED BOULDER SEATING

NOTES:
1. CROSS SECTIONS ARE NOT DRAWN TO SCALE AND ARE INTENDED FOR REPRESENTATIVE PURPOSES ONLY. TREE DENSITY AND PLACEMENT WILL VARY BASED ON FINAL DESIGN, WITH THE INTENTION OF PROVIDING SHADE AND IMPROVING SIGHT LINES TO RIFLE CREEK.

RIFLE CREEK RESTORATION THROUGH CENTENNIAL PARK

CONCEPTUAL CROSS SECTIONS 3 OF 3

(NOT FOR CONSTRUCTION)



NOTES:
1. CROSS SECTIONS ARE NOT DRAWN TO SCALE AND ARE INTENDED FOR REPRESENTATIVE PURPOSES ONLY. STRUCTURAL AND GEOTECHNICAL ENGINEERING WILL BE REQUIRED FOR BRIDGE DESIGN.

NOT TO SCALE



This page intentionally left blank

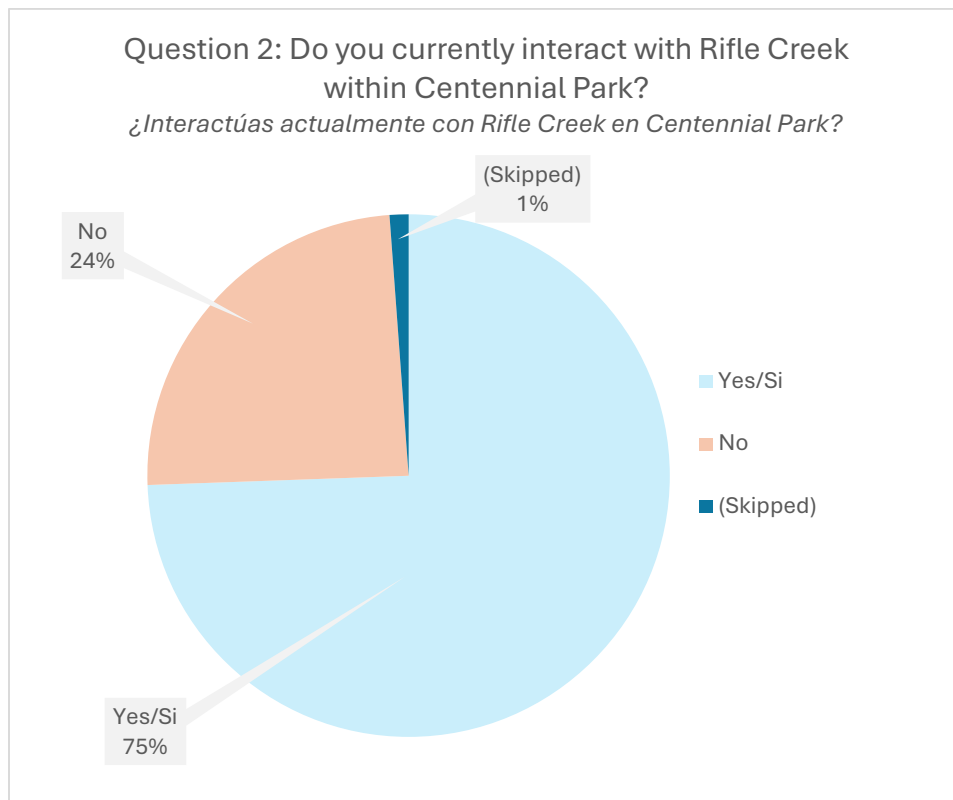
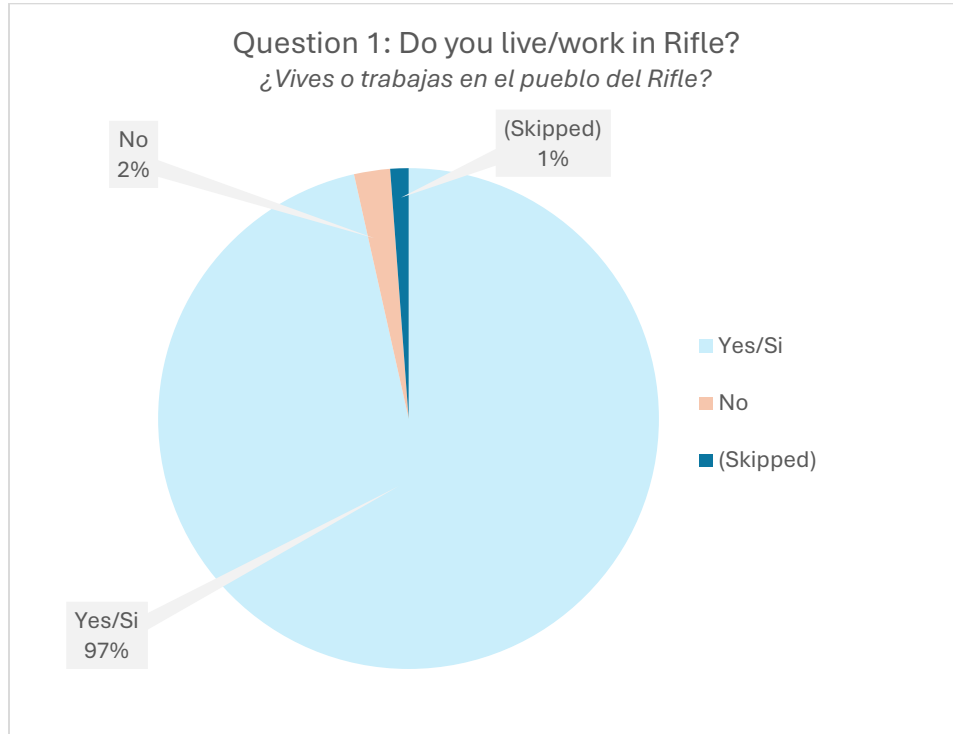
Appendix B.

Public Feedback

Report of 2026 Public Survey Results for Rifle Creek at Centennial Park

Survey Dates: April 18 – May 10, 2026

Total Responses: 68



Question 3: What do you enjoy most about Centennial Park? Write in:

¿Qué es lo que más disfrutas de Centennial Park? Escribe:

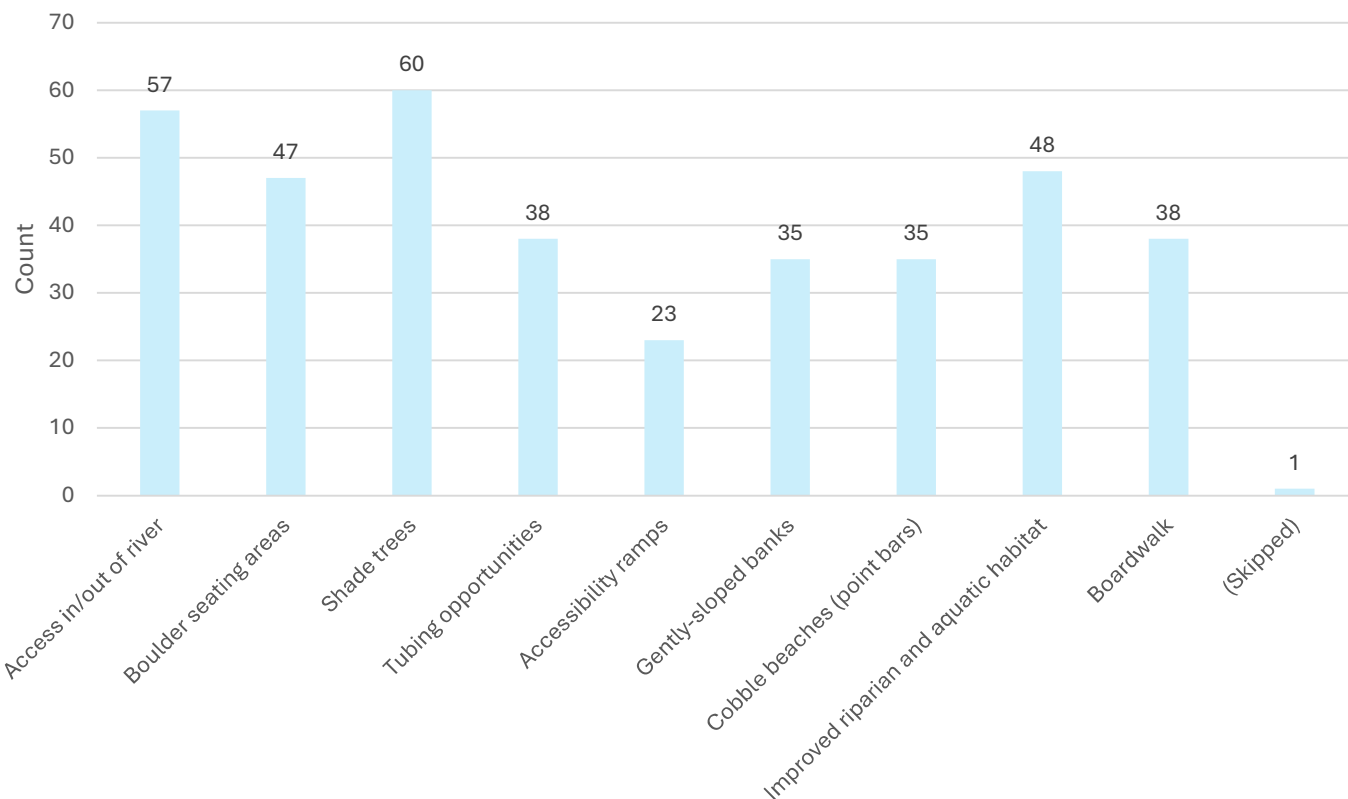
User	Survey Date	Response to Question 3
1	4/18/2026	(Skipped)
2	4/18/2026	Community engagement, creek access
3	4/18/2026	The walkway, playground, field
4	4/18/2026	Walking path, gathering space
5	4/18/2026	It's in the heart of town.
6	4/18/2026	Natural spaces, gathering places, walking path, water!
7	4/18/2026	Creek access, open space
8	4/18/2026	Plenty of room, lots of potential
9	4/18/2026	The large park
10	4/18/2026	The variety of activities (bike paths, creek, playground)
11	4/18/2026	Children's play area
12	4/18/2026	Nature feels so close to town.
13	4/18/2026	The scenic path
14	4/18/2026	Beauty
15	4/18/2026	Everything
16	4/18/2026	I enjoy walking, the churritos, the playground, and the activities offered.
17	4/18/2026	Walking
18	4/23/2026	Peaceful access to Rifle Creek. The park is spacious enough that even if the splash pad and playground are busy, you can still peacefully enjoy the park/creek.
19	4/23/2026	walking trails
20	4/23/2026	The water measurements and history of flumes etc. in the water park area
21	4/23/2026	Quiet
22	4/23/2026	Trails
23	4/23/2026	(Skipped)
24	4/23/2026	Open space, walking trail, playground and waterpark for kids, proximity of creek
25	4/23/2026	(Skipped)
26	4/23/2026	Open space, green grass, walking trail, amphitheater and splash park.
27	4/23/2026	The walking path. Being able to hear the creek.
28	4/23/2026	Something for everyone. It's a dynamic park with lots of places and spaces. The creek is peaceful. The playground is epic.
29	4/23/2026	(Skipped)
30	4/23/2026	The creek walk in the trees.
31	4/23/2026	Seed keep us beautifully
32	4/23/2026	Walking trail, splash pad, playground
33	4/23/2026	Beautiful area for concerts and community events.
34	4/23/2026	Circle trail, access to other parts of town.
35	4/23/2026	Beautiful park, grandkids love the water park and the playground equipment,
36	4/23/2026	Walk my dog; bike riding; will buy a scooter soon for my knees; go to events, music, fireworks favorite- I live a block away so I can walk to everything.
37	4/23/2026	The open spaces, splash pad, playground. Covered picnic area.

User	Survey Date	Response to Question 3
38	4/23/2026	I like the trail - I can run/bike from my house (mostly on trail) to Centennial Park and I love that I don't have to use a car and that I have paths to use for recreation. I really like the large grass area - I don't think it makes sense for residents to use water on grass for personal yards in our arid climate but it makes more sense to utilize water for green open spaces that are shared by many. I like how close the park is to downtown.
39	4/23/2026	Standing on the bridge and watching the water, walking the trail, wading when it's warm, play on the splash pad, community get togethers.
40	4/24/2026	The walking trail. My daughter and I walk it regularly.
41	4/24/2026	The walking and listening to wildlife and the water
42	4/25/2026	I love the walking paths and the wide open space for frisbee, etc.
43	4/25/2026	Magnet fishing in Rifle Creek
44	4/26/2026	The easy walking paths
45	4/26/2026	How open it is
46	4/26/2026	My kids and I enjoy the park and walking the trail.
47	4/26/2026	Splash pad, the greenery, the walking trail, the bridge and creek
48	4/26/2026	I don't, I don't feel safe taking my kids on the creek path nor to that park.
49	4/26/2026	Open flow, splash pad, band shelter
50	4/26/2026	Open spacious offers options for small and big kids
51	4/26/2026	path access
52	4/26/2026	walking paths
53	4/26/2026	The open space
54	4/26/2026	The splash pad, and events.
55	4/26/2026	Open spaces, trees, benches, playground, picnic tables, covered dining, bike paths, the creek and creek access would be great.
56	4/26/2026	Nothing
57	4/26/2026	Nice walkways, and being close to water.
58	4/26/2026	Very nice area to walk the dogs
59	4/26/2026	The amenities of all of the park
60	4/26/2026	Splash park for kids, bike path, concert area.
61	4/27/2026	The open space to walk, green grass, trail, letting my dogs play in the creek
62	4/27/2026	The playground and splash pad
63	4/27/2026	Play ground, creek access, bike path, Mather
64	4/27/2026	The walking/ jogging/running path
65	4/27/2026	The walkways
66	4/27/2026	How much open space it has
67	4/27/2026	Great park to spend some time with my young children!
68	4/27/2026	I enjoy what the park offers, from the splash pads, the stage for live music, the pathways that meander through the town and connect to the park. The landscape is beautiful and well maintained.
69	4/27/2026	The play grounds and splash pad!
70	4/27/2026	walking trail, park for kids, peaceful area to hang out
71	4/28/2026	I like the statue and shaded picnic tables
72	4/28/2026	(Skipped)
73	4/28/2026	The walking path and park
74	4/29/2026	the open space, kids play ground and access to a splash pad. I like there is a creek but we can't really utilize it or enjoy it.

User	Survey Date	Response to Question 3
75	4/30/2026	I enjoy having the open space across the street from my house and having a large open space in the core of Rifle.
76	4/30/2026	Great open space to walk the dog and see if other users are coming, enjoy the walking path around the park and addition connections to extend the walk. The movies in the park are also enjoyable.
77	5/1/2026	(Skipped)
78	5/2/2026	The pathways
79	5/3/2026	I enjoy its beautifully done elements.
80	5/3/2026	Its history and open spaces.
81	5/4/2026	The playground for our kids.
82	5/4/2026	The water and trees
83	5/4/2026	It's absolutely beautiful and has so many amenities! :)
84	5/6/2026	Shade trees, event and game spaces (amphitheater, large bowl grass area), sound of creek and foliage
85	5/9/2026	I appreciate most that it is there and can be enjoyed by myself or others. I've visited a few times but hope to be visiting more soon now that I'm done with school. It's a safe community space and can be an opportunity to show that sustainable changes pay off in more ways than one.
86	5/9/2026	The playground, splash pad, Christmas lights, and cement paths to bike and ride on.

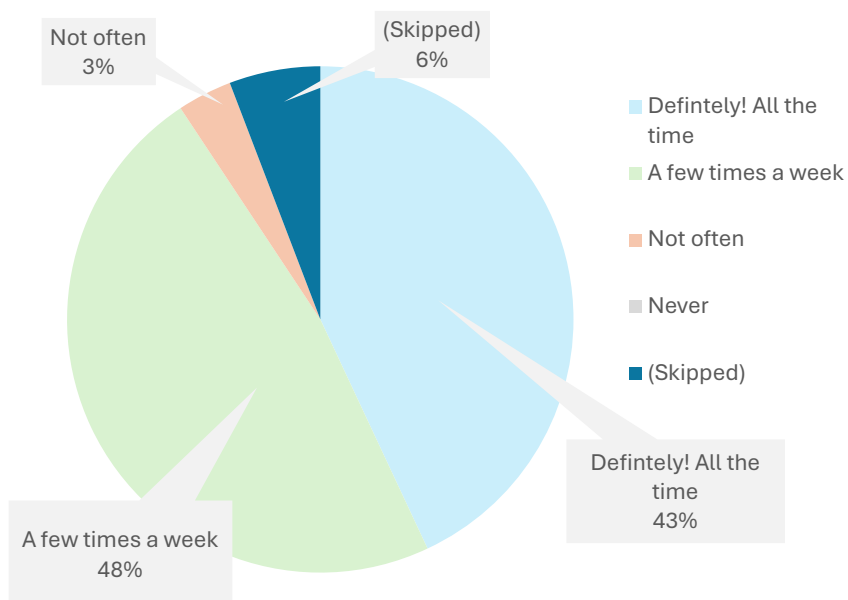
Question 4: What river improvements would you like to see at Centennial Park?

¿Qué cambios te gustaría ver para mejorar el río de Centennial Park?



Question 5: How likely are you to visit Centennial Park if these improvements are made?

¿Qué probabilidad tiene de visitar Centennial Park si se realizan estos mejoramientos?



Question 6: Additional comments?

¿Comentarios adicionales?

User	Survey Date	Response to Question 6
1	4/18/2026	Fish spawning - ladder over Pioneer Ditch
2	4/18/2026	Thank you
3	4/18/2026	Natural water slide! I'm serious.
4	4/18/2026	(Skipped)
5	4/18/2026	(Skipped)
6	4/18/2026	I love all of these ideas!! Looking forward to supporting this!!
7	4/18/2026	Excited to see improvements!
8	4/18/2026	(Skipped)
9	4/18/2026	(Skipped)
10	4/18/2026	Rifle Creek is such a big community asset. It would be wonderful to have access to it. Currently it's just something to look at.
11	4/18/2026	At its current condition, I don't believe the quality of the water invites people to go into the creek. It needs work upstream.
12	4/18/2026	More cottonwoods! Beaver wetlands in areas appropriate can help with sediment and in case of floods.
13	4/18/2026	(Skipped)
14	4/18/2026	(Skipped)
15	4/18/2026	Please ask dog owners to keep all dogs on leashes - thank you
16	4/18/2026	Tables we sit at while we eat something or when we come for the churros.
17	4/18/2026	It is a park that we enjoy as a family, and sometimes we see trash, so thank you for this activity.
18	4/23/2026	(Skipped)
19	4/23/2026	(Skipped)
20	4/23/2026	The end of rifle Creek really needs a measurement so that water managers and DNR can properly set outflows of the reservoir especially in hard drought years like this one
21	4/23/2026	(Skipped)
22	4/23/2026	(Skipped)
23	4/23/2026	The biggest factor of how enjoyable centennial park is would be how sketchy it's feeling at any given time.
24	4/23/2026	Love these ideas. It is such an under utilized park. So lucky to have a creek running through the park, great ideas to make best use of it!
25	4/23/2026	(Skipped)
26	4/23/2026	(Skipped)
27	4/23/2026	Already love the park but improvement to the creek would be amazing and better for the overall environment and bird habitat.
28	4/23/2026	Please dont take away or detract from the naturalness of the creek. A boardwalk and tubing are too commercialized and take away from the natural and wild element of the creek. Research proves access to nature provides improved physiologic and mental state. Please keep the nature, keep it natural.
29	4/23/2026	(Skipped)
30	4/23/2026	(Skipped)
31	4/23/2026	Under 9th st bridge needs upgraded. Can be dark and unsafe area and lighting would be beneficial. It gets trashy at times and seems to be neglected. Dogs often still run at large.
32	4/23/2026	(Skipped)

User	Survey Date	Response to Question 6
33	4/23/2026	I don't want to have people in the creek itself. I think this would endanger the environment for plants and wildlife that thrive in the creek area. Is there enough water in the creek for actual tubing?
34	4/23/2026	More parking is needed at centennial park
35	4/23/2026	The playground part of Centennial gets very very hot during the summer and it needs either shade trees or a shade structure over the equipment.
36	4/23/2026	I would think many folks like me would be glad to help. Be sure there are activities that seniors with mobility problems can participate in.
37	4/23/2026	Also need more picnic areas through out the park. Maybe some in or around the "circle"
38	4/23/2026	It would be awesome to have more connectivity to the river there. In Gunnison, the river park has a large beach/boulder seating area where you can get right up next to the river. And people go there in the summer and just sit and hang out. I think something like that in Rifle would be amazing - and maybe even better because the park is so centrally located it would be almost like a latin american plaza where people go to just hang out and see friends and neighbors and enjoy the outdoors.
39	4/23/2026	Thank you for seeing possibilities and improving our parks.
40	4/24/2026	Just want to say how much I loved the paved walking trail around centennial, and how much I'm looking forward to the one at the new park!
41	4/24/2026	Can you assist with the area behind the old Napa by the fairgrounds?
42	4/25/2026	We would appreciate playground equipment on the north end as previously planned. A pavilion or shaded seating at the north end would also be nice.
43	4/25/2026	(Skipped)
44	4/26/2026	(Skipped)
45	4/26/2026	(Skipped)
46	4/26/2026	Adding perhaps around/near the creek and kids park a fencing etc for safer experience with those of us with adventurous kids
47	4/26/2026	The toddler playground isn't well designed. Wish there were better play structures for littles
48	4/26/2026	Invest more into public safety and making the community feel safe in these spaces before we dump funds into beautification projects.
49	4/26/2026	(Skipped)
50	4/26/2026	Main concern is need for increased security for this area a lot of people enjoy this park with kids but also seems to attract riff raff as well, please consider signs for surveillance and camera repairs as opposed to trail cameras
51	4/26/2026	(Skipped)
52	4/26/2026	I am unclear about where in the park you are referring to, for these improvements????? Aren't we talking about Rifle Creek? (River improvements?) Tubing sounds like a liability issue the City doesn't need. No mention of fishing. Any fish running through the creek? Cobble beaches? Where? Boardwalk? Where? Would have been helpful if a rough sketch was presented with your survey, pointing out the various features the City is proposing. Trees are always welcomed.
53	4/26/2026	(Skipped)
54	4/26/2026	A shaded playground would be nice, as well as additional parking.
55	4/26/2026	Thank you for considering these options. So many nice river access ideas to get from meeker, junction, gypsum and eagle.
56	4/26/2026	Above all these, safety! Police the people who are making unsafe to be there.
57	4/26/2026	(Skipped)
58	4/26/2026	(Skipped)

User	Survey Date	Response to Question 6
59	4/26/2026	(Skipped)
60	4/26/2026	None.
61	4/27/2026	Please be mindful, when developing this with great amenities, of the poor drainage it already has and the waste of the amphitheater that only gets used a few times a year. This really should be a primary outdoor venue for concerts (instead of the Ute Theatre), outdoor movies and performances. It rarely gets used except for skateboarders and homeless people. PLEASE, be intentional so our tax money isn't wasted on cool ideas that never get used except for those that only want to destroy/ruin it and homeless people. Tennis courts would be a great added value too!
62	4/27/2026	Area to get wet in the creek safely
63	4/27/2026	Making the creek more enjoyable for citizens would be a major improvement to the park.
64	4/27/2026	Easy access to walking path from park
65	4/27/2026	(Skipped)
66	4/27/2026	(Skipped)
67	4/27/2026	I love Centennial Park as it is! But improvements that led to more interaction with the creek would be great and only add to the area. Solving the bee situation at the splash pad would be more of a priority for me.
68	4/27/2026	Thank you so much city of Rifle for carrying about the parks! I have noticed a change in the last few years that the parts department are working really hard to improve the parks.
69	4/27/2026	Thank you for providing us with the opportunity to enjoy our home!
70	4/27/2026	(Skipped)
71	4/28/2026	I would love improvements with seniors and those with disabilities in mind.
72	4/28/2026	(Skipped)
73	4/28/2026	(Skipped)
74	4/29/2026	We have a great asset and it's a good time to beautify and improve it for public use. It is also a great stopover spot for those traveling through if marketed correctly.
75	4/30/2026	I believe Centennial Park really needs permanent restrooms.
76	4/30/2026	(Skipped)
77	5/1/2026	(Skipped)
78	5/2/2026	(Skipped)
79	5/3/2026	(Skipped)
80	5/3/2026	Continue the decades of history up to 9th Street. The park feels unfinished without it.
81	5/4/2026	Please kill all the hornets/wasps at the splash pad/fountains at Centennial Park.
82	5/4/2026	I would like to see more areas to sit in the shade, it gets very hot. Less weeds. A place to soak in the water would be great.
83	5/4/2026	(Skipped)
84	5/6/2026	I especially love the cobble beaches/point bars option. Great gentle water access with reduced fall risk and space to hang out close to the cool water! Riparian and aquatic habitat are also especially valuable on the north end both for improving stream health and making water clearer for recreation further into the park!

User	Survey Date	Response to Question 6
85	5/9/2026	Re: question 5, I wouldn't say that I'd visit more specifically if these improvements are made but I hope to be visiting more often soon anyway. I work up valley so it'd be less than a few times a week unfortunately. I live off Government Creek which feeds into Rifle Creek so it'd be interesting to see if changes over the years can be seen up here. With regards to question 4... I am not as familiar with what river access looks like at the park and the changes suggested/options looks like significant changes to the river with benefit to people but maybe not so much benefit to river. If all options support the river than I can get behind that but as far as river restoration (per the logo provided) and ecological benefits than I will stick with improving riparian habitats and neighboring shade trees benefitting the system. I'm curious to see what comes next. Best of luck!
86	5/9/2026	Hello, we live right along the park. Our main concern with the improvements near the easement on the back of the middle school going to Randolph Ave is that the path and area is already so busy with people coming up the hill and the corner. I worry putting access in there will create a flow issue there. Especially with the use of e bikes zipping around there. I think it makes more sense to have the shade trees and water access closer to the parking lots, play grounds, and picnic areas not all the way across the park where there is no parking. I think all the improvements would be great just not on the easement away from the park by Randolph. I also think benches and shade trees wouldn't be the best there because then it would be looking right into the middle school field and could create issues with children at recess while adults are there right outside the fence. Would love to see improvements closer to the heart of the park!

This page intentionally left blank

Appendix C.

Quantities and Cost Opinion for Each Option

Item #	Description	Quantity (Option 1)	Unit	Unit Cost	Total Cost (Option 1)	Totals	Notes / Assumptions	Quantity (Option 2)	Total (Option 2)	Quantity (Option 3)	Total (Option 3)
Site Preparation											
1	Protect In Place (PIP)	1	LS	\$ 5,000.00	\$ 5,000.00		Tree, utility	1	\$ 5,000.00	1	\$ 5,000.00
2	Construction Access, Staging, and Repair	1	LS	\$ 5,000.00	\$ 5,000.00			1	\$ 5,000.00	1	\$ 5,000.00
3	Erosion Control and General BMPs - Furnish, Install, and Manage	1	LS	\$ 10,000.00	\$ 10,000.00			1	\$ 10,000.00	1	\$ 10,000.00
4	Care of Water - Furnish, Install, and Manage	1	LS	\$ 25,000.00	\$ 25,000.00		Turbidity curtain, oil boom, pump. Cofferdam likely not needed.	1	\$ 25,000.00	1	\$ 25,000.00
					Sub Total:	\$ 45,000.00		\$ 45,000.00		\$ 45,000.00	
CHANNEL & BANK IMPROVEMENTS											
5	Equipment and Labor for Channel Grading	22	DAYS	\$ 2,000.00	\$ 44,000.00		Assume 200 LF channel clearing per day (4,300 LF total)	0	\$ -	0	\$ -
6	General Excavation and Stockpiling	8,587	CY	\$ 10.00	\$ 85,870.00			8,587	\$ 85,870.00	6,428	\$ 64,280.00
7	Native Alluvial Backfill	103	CY	\$ 10.00	\$ 1,030.00			103	\$ 1,030.00	103	\$ 1,030.00
8	Haul off and Disposal of Alluvial Material Offsite	8,484	CY	\$ 30.00	\$ 254,520.00			8,484	\$ 254,520.00	8,484	\$ 254,520.00
9	Boulder Grade Controls - Furnish and Install	1,171	TON	\$ 225.00	\$ 263,475.00		45 grade controls	457	\$ 102,825.00	457	\$ 102,825.00
10	Slabstone - Furnish and Install	79	TON	\$ 600.00	\$ 47,400.00		6 slabstone terrace locations	79	\$ 47,400.00	0	\$ -
11	Boulder Steps - Furnish and Install	31	TON	\$ 225.00	\$ 6,975.00		8 access step locations	31	\$ 6,975.00	31	\$ 6,975.00
12	Crib Wall Stabilization - Furnish and Install	142	EA	\$ 1,200.00	\$ 170,400.00		2 stabilization locations - 12" logs, 10' length	142	\$ 170,400.00	142	\$ 170,400.00
13	Erosion Control Blanket - Furnish and Install	440	SY	\$ 15.00	\$ 6,600.00		Installed with crib walls	440	\$ 6,600.00	440	\$ 6,600.00
14	Boulder Seating Terrace - Furnish and Install	538	TON	\$ 225.00	\$ 121,050.00		1 seating terrace location	538	\$ 121,050.00	538	\$ 121,050.00
15	Furnish Concrete Ramp (Class A)	17	CY	\$ 150.00	\$ 2,550.00		Accessible ramp no steeper than 5%	17	\$ 2,550.00	17	\$ 2,550.00
16	Install Concrete Ramp (Class A)	908	SF	\$ 10.00	\$ 9,080.00		--	908	\$ 9,080.00	908	\$ 9,080.00
17	Furnish and Install Signage	16	EA	\$ 2,500.00	\$ 40,000.00			16	\$ 40,000.00	9	\$ 22,500.00
					Sub Total:	\$ 1,052,950.00		\$ 848,300.00		\$ 761,810.00	
PLANTING IMPROVEMENTS											
18	Removal of Phragmites	6,237	SY	\$ 5.00	\$ 31,185.00			6,237	\$ 31,185.00	6,237	\$ 31,185.00
19	Topsoil - Furnish and Install	1,513.0	CY	\$ 30.00	\$ 45,390.00			1,513	\$ 45,390.00	757	\$ 22,695.00
20	Hydromulch	0.6	AC	\$ 5,000.00	\$ 2,931.57		Select one: Erosion Control Blanket or Hydromulch. Not both.	0.6	\$ 2,931.57	0.3	\$ 1,465.79
21	Riparian Seed Mix	1.9	AC	\$ 5,000.00	\$ 9,373.89			1.9	\$ 9,373.89	0.7	\$ 3,500.00
22	Shrubs	596	EA	\$ 150.00	\$ 89,400.00		5 Gal. 10' o.c.	596	\$ 89,400.00	100	\$ 15,000.00
23	Wetland Plugs	3,550	EA	\$ 4.00	\$ 14,200.00		3" plugs, 6' o.c.	3,550	\$ 14,200.00	2,840	\$ 11,360.00
24	Shade Trees	40	EA	\$ 2,000.00	\$ 80,000.00		4-6" Diam., 30' to 50' o.c.	40	\$ 80,000.00	0	\$ -
					Sub Total:	\$ 315,050.46		\$ 272,480.46		\$ 85,205.79	
STRUCTURAL IMPROVEMENTS (OPTION)											
25	Remove 24' span bridge deck and abutments	6	EA	\$ 5,000.00	\$ 30,000.00			0	\$ -	0	\$ -
26	Furnish 60' span x 12' wide bridge deck (HS-20 loading)	1	EA	\$ 176,900.00	\$ 176,900.00		HS-20 loading for realigned 2005 bridge	0	\$ -	0	\$ -
27	Furnish 50' span x 12' wide bridge deck (HS-20 loading)	1	EA	\$ 147,500.00	\$ 147,500.00		HS-20 loading for realigned 1955/1945 bridge	0	\$ -	0	\$ -
28	Furnish 50' span x10' wide bridge deck	2	EA	\$ 140,000.00	\$ 280,000.00		Realigned 1905 bridge, Pioneer Bridge	0	\$ -	0	\$ -
29	Furnish 24' span x 10' wide bridge deck	2	EA	\$ 59,000.00	\$ 118,000.00		1995 and 1975 bridges raised in place	0	\$ -	0	\$ -
30	Install bridge decks	6	EA	\$ 10,000.00	\$ 60,000.00			0	\$ -	0	\$ -
31	Install abutments	12	EA	\$ 20,000.00	\$ 240,000.00			0	\$ -	0	\$ -
32	Furnish Concrete Trail (Class A)	72	CY	\$ 150.00	\$ 10,800.00		Assume 6" thick based on City Standard Drawing ST-3	0	\$ -	0	\$ -
33	Install Concrete Trail (Class A)	3,732	SF	\$ 10.00	\$ 37,320.00			0	\$ -	0	\$ -
34	Furnish and Install Class 6 Aggregate Base Course	72	CY	\$ 85.00	\$ 6,120.00		Assume 6" thick based on City Standard Drawing ST-3	0	\$ -	0	\$ -
35	Pioneer Ditch Diversion - OHI Gates	100	SF	\$ 2,000.00	\$ 200,000.00		25 ft wide, 4 ft high. Assume \$2,000/sq.ft. including manufacturing and installation costs with concrete	0	\$ -	0	\$ -
36	Furnish and Install Boardwalk	190	LF	\$ 850.00	\$ 161,500.00			190	\$ 161,500.00	0	\$ -
					Sub Total:	\$ 1,468,140.00		\$ 161,500.00		\$ -	
ITEMIZED CONSTRUCTION SUBTOTAL											
					\$ 2,881,140.46			\$ 1,327,280.46		\$ 892,015.79	
Contingency (20%)					\$ 576,228.09			\$ 265,456.09		\$ 178,403.16	
A1	Land Survey (LS)				\$ 5,000.00	May be required		\$ 5,000.00		\$ 5,000.00	
A2	Geotechnical Engineering				\$ 25,000.00	May be required if bridges are to be replaced.		\$ -		\$ -	
A3	Structural Engineering				\$ 45,000.00	May be required if bridges are to be replaced.		\$ -		\$ -	
A4	Utility Relocations				\$ 5,000.00	May be required		\$ 5,000.00		\$ 5,000.00	
A5	Traffic Control				\$ 15,000.00	Vehicle, pedestrian		\$ 15,000.00		\$ 15,000.00	
A6	Hydrographic Survey					Included in current design/planning contract					
A7	Cultural Resource Survey and Report				\$ 25,000.00	May be required by USACE		\$ 25,000.00		\$ 25,000.00	
A8	Full Wetland Delineation				\$ 7,000.00	May be required by USACE		\$ 7,000.00		\$ 7,000.00	
A9	Lands and Easements (Permanent)										
A10	Lands and Easements (Construction)										
A11	Lands and Easements Processing										
A12	Construction Bonding/Ins (5%)				\$ 144,057.02	5% construction		\$ 66,364.02		\$ 44,600.79	
A13	Mob and Demob (5%)				\$ 144,057.02	5% construction		\$ 66,364.02		\$ 44,600.79	
A14	Environmental Assessment Recovery Prgm										
A15	Public Outreach and Coordination					Included in current design/planning contract					
A16	Engineering Design				\$ 30,000.00	Required		\$ 30,000.00		\$ 30,000.00	
A17	Hydraulic Modeling				\$ 15,000.00	Required		\$ 10,000.00		\$ 10,000.00	
A18	Permitting 404, 401				\$ 10,000.00	Required - possibly authorized under NWP 27		\$ 10,000.00		\$ 10,000.00	
A19	CDOT ROW Encroachment Permit										
A20	Permitting Floodplain				\$ 10,000.00	Required		\$ 10,000.00		\$ 10,000.00	
A21	Plans and Specifications for bid				\$ 5,000.00	Required		\$ 5,000.00		\$ 5,000.00	
A22	Construction Stakeout				\$ 10,000.00	Required		\$ 10,000.00		\$ 10,000.00	
A23	Construction Review Observations				\$ 7,500.00	Required		\$ 7,500.00		\$ 7,500.00	
A24	Vegetation Replacement YR 2				\$ 50,000.00	May be required		\$ 50,000.00		\$ 50,000.00	
A24	Grant Writing Assistance				\$ 10,000.00	May be required		\$ 10,000.00		\$ 10,000.00	
A25	Interpretive Design Programming/Details				\$ 10,000.00	May be required		\$ 10,000.00		\$ 10,000.00	
A26	Irrigation Consultant (Irrigation Design)				\$ 10,000.00	May be required		\$ 10,000.00		\$ 10,000.00	
A27	Irrigation System Installation				\$ 50,000.00	May be required		\$ 50,000.00		\$ 50,000.00	
TOTAL PROJECT COST OPINION											
					\$ 4,089,990.00			\$ 1,989,970.00		\$ 1,424,130.00	
Permitting tasks needed to take project through Bid Documents						\$ 52,000.00		\$ 52,000.00		\$ 52,000.00	
Design tasks needed to take project through Bid Documents						\$ 150,000.00		\$ 75,000.00		\$ 75,000.00	
Additional construction costs						\$ 430,614.05		\$ 275,228.05		\$ 231,701.58	
Notes:											
1. The bridge deck costs are based on Contech® quotes for Connector® Pedestrian Truss bridges with concrete deck, weathering steel finish, and include freight to site by standard semi-trailer. Sales tax, abutment design, and installation is not included in quote.											
red = Item reduced or eliminated from Design Option											

This page intentionally left blank



Agenda Item #e.

Agenda Item Name:

Discuss City of Rifle Chamber Representative

Presenter:

Patrick Waller, City Manager

Item Description:

Discussion Item

Recommended Action:

No action on Workshop Items

Fiscal Impact:

N/A

Operational Impact:

N/A

Prior Board Motions:

N/A

Background Information:

N/A

Executive Summary:

Mayor Hostettler was the City of Rifle representative of the Colorado River Valley Chamber of Commerce board and has indicated that he will be resigning from the position. Council can discuss who they would like to fill the vacancy on the board. Attached to this agenda item is the current list of Council board assignments.

Notification Requirements:

No additional notice required.

Prepared By:

Patrick Waller, City Manager

Attachments:

1. NEW 2026 BOARD - COMMITTEE LIST with Representatives

BOARD & COMMITTEE INFORMATION LIST

BOARD / COMMITTEE	A.G.N.C. – Associated Governments of Northwest Colorado
MEETS	2 nd or 3 rd Wednesday/ Month (Schedule on website)
AUTHORITY / DESCRIPTION	The mission of the AGNC is to communicate with, inform, and reflect the needs of its members and promote the values, industries and economies of Northwest Colorado.
ADDRESS	P.O. BOX 593 Grand Junction, CO 81502
PHONE	970-665-1095
WEBSITE	https://agnc.org/
REPRESENTATIVE	MICHAEL CLANCY
ALTERNATE	KAREN ROBERTS

BOARD / COMMITTEE	CLUB 20
MEETS	Board will communicate via email date of meeting, gatherings, events etc.
AUTHORITY / DESCRIPTION	Coalition of individuals, businesses, tribes and local governments in Colorado's 22 western counties. The group is organized for the purpose of speaking with a single unified voice on issues of mutual concern. Its activities include marketing and advertising, public education, promotion, meetings and events and political action.
ADDRESS	PO BOX 4795 Grand Junction, CO 81502
PHONE	970-242-3264
WEBSITE	https://club20.org/
REPRESENTATIVE	JONATHAN RICE
ALTERNATE	SCOTT MARSH

BOARD / COMMITTEE	DDA - Downtown Development Authority
MEETS	1 st Wednesday /month – 8:30 am @ Rifle City Hall
AUTHORITY / DESCRIPTION	Works to improve the downtown area in Rifle
ADDRESS	202 N. Railroad Ave Rifle, CO 81650
PHONE	970-274-6147 (Manager – Helen Rogers)
WEBSITE	https://www.rifleco.org/175/Downtown-Development-Authority
SOCIAL MEDIA	
REPRESENTATIVE	CLINT HOSTETTLER
ALTERNATE	KAREN ROBERTS

BOARD & COMMITTEE INFORMATION LIST

BOARD / COMMITTEE	Garfield County Liaison
MEETS	As Needed
REPRESENTATIVE	CHRIS BORNHOLDT
ALTERNATE	SCOTT MARSH

BOARD / COMMITTEE	GCECA – Garfield County Emergency Communications Authority
MEETS	<i>Board of Directors</i> – (1/year) First Thursday of December <i>Executive Board Meetings</i> - Once a Month – 4 th Thursday of the Month @ Noon
AUTHORITY / DESCRIPTION	The Communications Authority serves all of Garfield County, Colorado, which has a population of 58,000. We answer over 280 calls per day, including 911 and non-emergency calls. We're proud to serve as the essential link between seven law enforcement agencies, six fire/EMS agencies, and our citizens.
ADDRESS	585 E 1 st St. Rifle, CO 81650
EMAIL	support@garco911.com
WEBSITE	www.garco911.com
REPRESENTATIVE	CHRIS BORNHOLDT
ALTERNATE	

BOARD / COMMITTEE	Garfield Clean Energy
MEETS	Alternating Months 2 nd Friday /month - 1:00 pm - 3:00 pm
AUTHORITY / DESCRIPTION	Garfield Clean Energy is an independent local government authority that oversees programs and services that help residents, businesses, and local governments become more energy efficient and reduce energy costs
ADDRESS	Office: 520 South Third Street Carbondale, Colorado 81623
PHONE	970-704-9200
WEBSITE	https://garfieldcleanenergy.org/
REPRESENTATIVE	SCOTT MARSH
ALTERNATE	ALICIA GRESLEY

BOARD & COMMITTEE INFORMATION LIST

BOARD / COMMITTEE	Garfield County Energy Advisory Board
MEETS	1 st Thursday / Month – 6:00pm at Garfield County Rifle Administration Building/ Quarterly
AUTHORITY / DESCRIPTION	The Energy Advisory Board is a monthly forum for the public, oil and gas industry, landowners and local government to engage in positive and proactive communication, and actions that encourage responsible and balanced development of these resources within Garfield County.
ADDRESS	195 West 14th Street, Building D, Rifle, CO 81650
PHONE	970-625-5905
WEBSITE	https://www.garfield-county.com/oil-gas/energy-advisory-board/
REPRESENTATIVE	MICHAEL CLANCY
ALTERNATE	CHRIS BORNHOLDT

BOARD / COMMITTEE	G.R.I.T. – Greater Rifle Improvement Team
MEETS	2 nd Tuesday / month - 12:00 am @ City Hall
AUTHORITY / DESCRIPTION	GRIT makes recommendations to the City Council on the use of the Visitor Improvements Fund (VIF) which monies are designated for the development and marketing of visitor improvements and attractions, special events and beautification projects in the City, historic preservation, and the general promotion of the City.
ADDRESS	202 Railroad Ave. Rifle, CO 81650
PHONE	970-665-6496 (Manager - Kim Burner)
WEBSITE	https://www.rifleco.org/267/Greater-Rifle-Improvement-Team-Advisory-
REPRESENTATIVE	KAREN ROBERTS
ALTERNATE	MICHAEL CLANCY

BOARD / COMMITTEE	PRAB – Parks & Recreation Advisory Board
MEETS	1 ^{time} /Month – Monday Evenings @ 5:30 pm
AUTHORITY / DESCRIPTION	The Parks & Recreation Advisory Board (PRAB) was formed in 2005, in conjunction with the passage of the Penny Sales Tax. The board consists of seven voting members and one alternate. The Parks and Recreation Advisory Board (PRAB) works in an advisory capacity to staff and City Council in matters pertaining to Parks and Recreation, such as master planning, programming, development of policies, capital project prioritization, and review of the annual budget.
ADDRESS	202 Railroad Ave. Rifle, CO 81650
EMAIL	twhitmore@rifleco.org
WEBSITE	https://www.rifleco.org/30/Parks-Recreation-Advisory-Board
REPRESENTATIVE	CHRIS BORNHOLDT
ALTERNATE	SCOTT MARSH

BOARD & COMMITTEE INFORMATION LIST

BOARD / COMMITTEE	Rifle Area Chamber of Commerce
MEETS	2 nd Wednesday /month - 7:00 am - 9:00am
AUTHORITY / DESCRIPTION	Regional Chamber of Commerce who represents, advocates, and works to strengthen the diverse communities and businesses in Western Colorado including Rifle, Silt, Parachute, and Battlement Mesa.
ADDRESS	100 E. 11 th Street Rifle, CO 81650
PHONE	970-625-2085
WEBSITE	https://westerngarcochamber.com
SOCIAL MEDIA	https://www.facebook.com/westerngarcochamber
REPRESENTATIVE	CLINT HOSTETTTLER
ALTERNATE	ALICIA GRESLEY

BOARD / COMMITTEE	Rifle Community Foundation
MEETS	2 nd Wednesday – Quarterly @ City Hall Chambers
AUTHORITY / DESCRIPTION	An organization dedicated to the distribution of charitable funds to community service, human service, and educational organizations from South Canyon to De Beque Canyon. Our foundation is designed to promote charitable giving and the establishment of charitable endowments as a means of sustaining and cultivating the great heritage and valued quality of life we so cherish in our surrounding Western Colorado communities.
ADDRESS	PO Box 1234 Rifle, Colorado 81650
EMAIL	info@riflcf.org
WEBSITE	www.riflcf.org
REPRESENTATIVE	CLINT HOSTETTTLER
ALTERNATE	MICHAEL CLANCY

BOARD / COMMITTEE	Rifle Heritage Center Board
MEETS	4 th Thursday/month (May –Oct.) - 4:30 pm @ Museum
AUTHORITY / DESCRIPTION	Oversees operation & maintenance of Rifle Heritage Center
ADDRESS	337 East Avenue Rifle, CO 81650
PHONE	970-625-4862
WEBSITE	https://www.rifleheritagecenter.com/planning-your-visit
SOCIAL MEDIA	https://www.facebook.com/Rifle-Heritage-Center-214154578781035/
REPRESENTATIVE	KAREN ROBERTS
ALTERNATE	JONATHAN RICE

BOARD & COMMITTEE INFORMATION LIST

BOARD / COMMITTEE	Rifle Housing Authority
MEETS	2 nd Monday / month - 5:30 pm @ Rifle Housing Authority Office
AUTHORITY / DESCRIPTION	RMC Code Chap. 2, Art. XI Supervises operation & maintenance of housing for seniors & disabled persons.
ADDRESS	250 Ute Avenue Rifle, CO 81650
PHONE	970-625-3974 (Executive Director – Natalie Bowman)
WEBSITE	https://www.riflehudhousing.com
SOCIAL MEDIA	https://www.facebook.com/The-Rifle-Housing-Authority-162422720442371
REPRESENTATIVE	CLINT HOSTETTLER
ALTERNATE	SCOTT MARSH

BOARD / COMMITTEE	Rifle Regional Economic Development Corporation
MEETS	Board will communicate via email reg. meetings, gatherings, events etc.
AUTHORITY / DESCRIPTION	A 501(c)3 non-profit focused on advancing economic development strategies and projects with the goal of job creation in Western Garfield County.
ADDRESS	144 E 3rd St. Rifle, CO 81650
PHONE	970-625-4202
WEBSITE	https://rifleedc.com
REPRESENTATIVE	ALICIA GRESLEY
ALTERNATE	CLINT HOSTETTLER

BOARD / COMMITTEE	Senior Center Advisory Board
MEETS	3 rd Tuesday / month - 1:00pm @ Rifle Senior Center No meeting in December
AUTHORITY / DESCRIPTION	RMC Code Chap. 2, Art. VII. Supervises operation & maintenance of Rifle Senior Center.
ADDRESS	50 Ute Avenue Rifle, CO 81650
PHONE	970-665-6540 (SC Director – Tami Sours)
WEBSITE	https://www.rifleco.org/596/Senior-Center
SOCIAL MEDIA	https://www.facebook.com/Rifle-Senior-Center-399406133571314
REPRESENTATIVE	ALICIA GRESLEY
ALTERNATE	JONATHAN RICE

BOARD & COMMITTEE INFORMATION LIST

NEW for 2026

BOARD / COMMITTEE	RFTA – Roaring Fork Transportation Authority
MEETS	2 nd Thursday / Month - 10:00 am @ Carbondale Town Hall
AUTHORITY / DESCRIPTION	The Roaring Fork Transportation Authority (RFTA, pronounced 'rafta') functions as a Regional Transportation Authority (RTA) providing essential regional transit services connecting communities from Aspen to Rifle, Colorado. The RTA includes the communities of Aspen, Snowmass Village, Pitkin County, Basalt, and a portion of Eagle County, Carbondale, Glenwood Springs and New Castle. RFTA's Board Membership is comprised of representatives of Garfield County membership communities.
ADDRESS	511 Colorado, Carbondale, CO 81623
PHONE	970-925-884
WEBSITE	www.rfta.com
REPRESENTATIVE	ALICIA GRESLEY – No voting rights
ALTERNATE	

BOARD / COMMITTEE	CML Policy Committee
MEETS	December, January, February, March & June from 9:00am – 12:00pm via Zoom
AUTHORITY / DESCRIPTION	CML supports cooperation among local, state, and federal officials to provide a strong partnership with Colorado's cities and towns. CML employs a dedicated advocacy team, a reliable source of information about legislative issues and their impact on Colorado's cities and towns and their residents. Each year, at the CML Annual Business Meeting, municipal members adopt the Policy Statement that guides the CML Executive Board, Policy Committee, and advocacy team during the legislative session.
ADDRESS	1144 Sherman Street Denver, CO 80203
PHONE	303-831-6411
WEBSITE	https://www.cml.org/home/advocacy-legal/Policy-Development
SOCIAL MEDIA	
REPRESENTATIVE	JONATHAN RICE
ALTERNATE	KAREN ROBERTS

Short -Term Boards:

AIRPORT- PLANNING STUDY: **MICHAEL CLANCY**

FIELDHOUSE FEASIBILITY STUDY: **JONATHAN RICE**



Agenda Item #5.a.

Agenda Item Name:

Consider Minutes of the July 15, 2026 Regular Meeting

Presenter:

Alexis Ramirez, City Clerk

Item Description:

Consider Minutes of the July 15, 2026 Regular Meeting

Recommended Action:

Move to approve the minutes of the July 15, 2026, City Council Regular Meeting.

Fiscal Impact:

N/A

Operational Impact:

N/A

Prior Board Motions:

N/A

Background Information:

N/A

Executive Summary:

Minutes of the July 15, 2026, Regular Meeting.

Notification Requirements:

N/A

Prepared By:

Alexis Ramirez, City Clerk

Attachments:

1. 07.15.2026 DRAFT Minutes



RIFLE CITY COUNCIL REGULAR MEETING

July 15, 2026

7:00 p.m.

202 Railroad Avenue Rifle, CO

CALL TO ORDER & ROLL CALL

A regular meeting of the Rifle City Council was called to order at 7:00 p.m. by Mayor Clint Hostettler.

Present at Roll Call:

Councilor Jonathan Rice, Councilor Karen Roberts, Mayor Clint Hostettler, Councilor Alicia Gresley, and Councilor Michael Clancy.

Councilor Alicia Gresley moved to excuse Councilor Scott Marsh and Councilor Chris Bornholdt from tonight's meeting; seconded by Councilor Karen Roberts.

Roll Call: Yes – Michael Clancy, Clint Hostettler, Karen Roberts, Alicia Gresley, and Jonathan Rice.

No – None.

Others Present:

City Manager Patrick Waller, Senior Administrative Specialist Sarah Stubbs, City Attorney Wilton Anderson, Procurement & Grant Reporting Manager Iris Trevisano, Parks & Recreation Director Austin Rickstrew, Community Development Director Zach Higgins, Interim Police Chief Lieutenant Mike Kuper, Community TV Manager Michael Churchill, Utilities Director Jared Emmert, Public Works Director Craig Spaulding and Deb Grizzle.

PUBLIC COMMENT

Comments were heard from Deb Grizzle.

CONSENT AGENDA – CONSIDER THE FOLLOWING ITEMS:

- A.** Consider Minutes of the July 01, 2026 Regular Meeting
- B.** Consider Trail Easement Agreement for Birch Park

Councilor Alicia Gresley moved to approve Consent Agenda Items A & B; seconded by Councilor Jonathan Rice.

Roll Call: Yes – Karen Roberts, Clint Hostettler, Michael Clancy, Alicia Gresley, and Jonathan Rice.

No- None.

REGULAR AGENDA

Consider Supporting Temporary Funding Solution for the Grand Hogback Bus Service – Resolution No. 16, Series of 2026

City Manager Patrick Waller presented the request to consider approval of a temporary funding solution for the Grand Hogback Bus Service – Resolution No. 16, Series of 2026. Hogback service was originally extended from New Castle to Rifle through a Garfield County contract in 2002. The service includes stops in unincorporated Garfield County, Rifle, and Silt. Historically, Garfield County was the sole entity responsible for funding the service, but it's contribution has declined, with indications that it may be reduced to zero. The Hogback service costs approximately \$900,000.00 to operate annually. Rifle has increased its contribution from \$20,000.00 to \$40,000.00; Silt also contributes \$40,000.00. Additionally, Rifle contributes \$75,000.00 to Parachute Area Transit Service as well as \$158,000.00 for the Traveler service. The proposed temporary funding solution will double Rifle's Hogback service contribution to \$80,000.00 in 2027 and steadily increase over the next three years while additional long-term transit funding options are explored. This resolution is a general good-faith statement of support and does not lock the City into a three-year commitment. Future funding would remain subject to budget appropriation and a separate intergovernmental agreement.

Comments were heard from Mayor Hostettler, Councilor Alicia Gresley and Councilor Karen Roberts.

Councilor Alicia Gresley moved to approve Supporting Temporary Funding Solution for the Grand Hogback Bus Service – Resolution No. 16, Series of 2026; seconded by Karen Roberts.

Roll Call: Yes – Jonathan Rice, Clint Hostettler, Michael Clancy, Karen Roberts, and Alicia Gresley.

No – None.

Consider Acceptance of the 2025 Audited Annual Financial Report

Finance Director Scott Rust presented the 2025 financial audit report completed by Hinkle & Company. The City received an unmodified opinion, which is the desired result each year. The City did not exceed \$1 million in federal expenditures, therefore we're not required to complete a single audit. A single audit is required by the federal government when federal expenditures exceed the applicable threshold, which increased from \$750,000.00 to \$1 million. The City expended approximately \$900,000.00 in federal grants, in which assisted in not triggering the single audit requirement. The General Fund maintains a healthy balance, ensuring the City's ability to continue operations if revenues are interrupted for a period of time.

Comments heard from Councilor Jonathan Rice and Councilor Alicia Gresley.

Councilor Karen Roberts moved to accept the 2025 Audited Annual Financial Report; seconded by Councilor Jonathan Rice.

Roll Call: Yes – Karen Roberts, Jonathan Rice, Alicia Gresley, Clint Hostettler, and Michael Clancy.

No – None.

Consider Awarding Bid to Martinez Western Constructors Inc, for the South Rifle Lift Station Replacement Project

Procurement & Grant Reporting Manager Iris Trevisano, Utilities Director Jared Emmert, and Public Works Director Craig Spaulding presented the recommendation to award bid to Martinez Western Constructors for the South Rifle Lift Station Project. Request for bid (RFB) was posted on April 20, 2026. A mandatory pre-bid meeting was held on May 5, 2026, and seven bids were received by the bid closing on July 1, 2026. This project was budgeted at \$2.6 million for 2026, the City also received a \$500,000.00 grant from the Colorado Department of Local Affairs (DOLA) Energy and Mineral Impact Assistance Program. The South Lift Station pumps wastewater collected South of the river to the main wastewater treatment facility on the North side of the river. The existing station is aging, lacks reliable backup power, and creates risk for sanitary sewer overflow. This replacement project would provide reliable backup power and a larger wet well for emergency storage. Martinez Western Constructors was determined to be the lowest responsive and responsible bidder. The bid price was \$2,744,395.00, with a contingency of \$274,439.50, for a total not to exceed \$3,018,834.50.

Comments heard from Mayor Clint Hostettler, Councilor Michael Clancy, Councilor Alicia Gresley, and Councilor Jonathan Rice.

Councilor Alicia Gresley moved to award bid to Martinez Western Constructors for the South Rifle Lift Station Project for an amount not to exceed \$3,018,834.50; seconded by Councilor Jonathan Rice.

Roll Call: Yes – Karen Roberts, Jonathan Rice, Clint Hostettler, and Alicia Gresley.

No – Michael Clancy.

Consider the Grand Junction Business Incubator Center Memorandum of Understanding

Community Development Director Zach Higgins presented the request to approve the Memorandum of Understanding (MOU) with the Grand Junction Business Incubator Center, also known as Western Colorado Business Development Corporation. This MOU sets the stage for future agreements and covers three main areas; extending the Business Incubator Center's hub model to Rifle, exploring a potential partnership with the Rifle Regional Economic Development Corporation for retail incubator space at the corner of 3rd Street and Railroad Avenue, and jointly pursuing grants to expand business incubator operations in Rifle. This MOU also contemplates a staff person serving Rifle under the Business Incubator Center's umbrella, with financial support from the City. This partnership would support economic development, entrepreneurs, and existing business owners with services not currently offered in Rifle.

Comments heard from Councilor Alicia Gresley, Mayor Clint Hostettler, and Councilor Karen Roberts.

Councilor Alicia Gresley moved to approve the Memorandum of Understanding with Western Colorado Business Development Corporation; seconded by Councilor Karen Roberts.

Roll Call: Yes – Karen Roberts, Michael Clancy, Clint Hostettler, Alicia Gresley, and Jonathan Rice.

Report to City Manager

Comments were heard from City Manager Patrick Waller.

Comments from Mayor and Council

Comments were heard from Councilor Karen Roberts, Councilor Michael Clancy, Councilor Alicia Gresley, and Mayor Clint Hostettler.

Adjournment

Meeting adjourned at 7:41 p.m.

Alexis Ramirez

City Clerk

Clint Hostettler

Mayor



Agenda Item #5.b.

Agenda Item Name:

Consider Liquor License Renewal for Walmart Inc. dba Walmart #5232

Presenter:

Alexis Ramirez, Board Member

Item Description:

Consider Liquor License Renewal for Walmart Inc. dba Walmart #5232

Recommended Action:

Move to approve Liquor License Renewal for Walmart Inc. dba Walmart #5232

Fiscal Impact:

None

Operational Impact:

None

Prior Board Motions:

None

Background Information:

Consider Liquor License Renewal for Walmart Inc. dba Walmart #5232 located at 1000 Airport Rd. Rifle, CO has submitted a Fermented Malt Beverage and Wine Liquor License Renewal Application.

The application is complete and fees have been paid

Executive Summary:

None

Notification Requirements:

None

Prepared By:

Sarah Stubbs, Senior Administrative Specialist

Attachments:

1. 2026 Walmart Liquor License Renewal Application - REDACTED

DR 8400 (05/05/25)
 COLORADO DEPARTMENT OF REVENUE
 Liquor Enforcement Division
 PO BOX 17087
 Denver CO 80217-0087
 (303) 205-2300

Submit to Local Licensing Authority

WALMART #5232
702 SW 8TH ST DEPT
8916
Bentonville AR 72716-
0500

Fees Due	
Annual Renewal Application Fee	\$
Renewal Fee	346.25
Storage Permit \$100 X _____	\$
Sidewalk Service Area \$75.00	\$
Additional Optional Premise Hotel & Restaurant \$100 X _____	\$
Related Facility - Campus Liquor Complex \$160.00 per facility	\$
Amount Due/Paid	\$

Make check payable to: Colorado Department of Revenue. The State may convert your check to a one-time electronic banking transaction. Your bank account may be debited as early as the same day received by the State. If converted, your check will not be returned. If your check is rejected due to insufficient or uncollected funds, the Department may collect the payment amount directly from your banking account electronically.

Retail Liquor License Renewal Application

Please verify & update all information below. Return to city or county licensing authority by due date.

Note that the Division will not accept cash.

☐ Paid by check

Uploaded to Movelt on Date

☒ Paid Online

Licensee Name

WALMART INC.

Doing Business As Name (DBA)

WALMART #5232

Liquor License Number

License Type

Fermented Malt Beverage and Wine (city)

Sales Tax License Number

Expiration Date

Due Date

09/18/2026

08/04/2026

Business Address

Street Address

1000 AIRPORT RD

Phone Number

9706255367

City, State, ZIP Code

Rifle CO 81650-8407

Mailing Address

Street Address

1 Customer Drive MS 0500

City, State, ZIP Code

Bentonville AR 72716-0500

Email

complic@wal-mart.com

Operating Manager

Date of Birth

Home Address

Street Address		Phone Number
City	State	ZIP Code

1. Do you have legal possession of the premises at the street address?..... ☒ Yes ☐ No

Are the premises owned or rented? ☐ Owned

*If rented, expiration date of lease

☒ Rented*

02/03/2035

2. Are you renewing a storage permit, additional optional premises, sidewalk service area, or related facility?..... ☐ Yes ☒ No

If yes, please see the table in the upper right hand corner and include all fees due.

3. Are you renewing a takeout and/or delivery permit?..... ☐ Yes ☒ No

(Note: must hold a qualifying license type and be authorized for takeout and/or delivery license privileges) If selecting 'Yes', an additional \$11.00 is required to renew the permit.

If so, which are you renewing?..... ☐ Delivery ☐ Takeout ☐ Both Takeout and Delivery

4. Since the date of filing of the last application, has the applicant, including its manager, partners, officer, directors, stockholders, members (LLC), managing members (LLC), or any other person with a 10% or greater financial interest in the applicant, been found in final order of a tax agency to be delinquent in the payment of any state or local taxes, penalties, or interest related to a business?..... ☐ Yes ☒ No

Since the date of filing of the last application, has the applicant, including its manager, partners, officer, directors, stockholders, members (LLC), managing members (LLC), or any other person with a 10% or greater financial interest in the applicant failed to pay any fees or surcharges imposed pursuant to section 44-3-503, C.R.S.?..... ☐ Yes ☒ No

5. Since the date of filing of the last application, has there been any change in financial interest (new notes, loans, owners, etc.) or organizational structure (addition or deletion of officers, directors, managing members or general partners)?..... ☐ Yes ☒ No

If yes, explain in detail and attach a listing of all liquor businesses in which these new lenders, owners (other than licensed financial institutions), officers, directors, managing members, or general partners are materially interested.

6. Since the date of filing of the last application, has the applicant or any of its agents, owners, managers, partners or lenders (other than licensed financial institutions) been convicted of a crime?..... ☒ Yes ☐ No

If yes, attach a detailed explanation.

7. Since the date of filing of the last application, has the applicant or any of its agents, owners, managers, partners or lenders (other than licensed financial institutions) been denied an alcohol beverage license, had an alcohol beverage license suspended or revoked, or had interest in any entity that had an alcohol beverage license denied, suspended or revoked?..... ☒ Yes ☐ No

If yes, attach a detailed explanation.

8. Does the applicant or any of its agents, owners, managers, partners or lenders (other than licensed financial institutions) have a direct or indirect interest in any other Colorado liquor license, including loans to or from any licensee or interest in a loan to any licensee?..... ☒ Yes ☐ No

If yes, attach a detailed explanation.

Affirmation & Consent

I declare under penalty of perjury in the second degree that this application and all attachments are true, correct and complete to the best of my knowledge.

Type or Print Name of Applicant/Authorized Agent of Business

Sarah Little

Title

Assistant Secretary

Signature

S Little

Date (MM/DD/YY)

JUL 07 2026

Report & Approval of City or County Licensing Authority

The foregoing application has been examined and the premises, business conducted and character of the applicant are satisfactory, and we do hereby report that such license, if granted, will comply with the provisions of Title 44, Articles 4 and 3, C.R.S., and Liquor Rules.

Therefore this application is approved.

Local Licensing Authority For

Title

Attest

Signature

Date (MM/DD/YY)

DR 8495 (02/16/24)
COLORADO DEPARTMENT OF REVENUE
Liquor Enforcement Division
PO BOX 17087
Denver CO 80217-0087
(303) 205-2300

Tax Check Authorization, Waiver, and Request to Release Information

I, Sarah Little

am signing this Tax Check Authorization, Waiver and Request to Release Information (hereinafter "Waiver") on behalf of

(the "Applicant/Licensee")

Walmart Inc.

to permit the Colorado Department of Revenue and any other state or local taxing authority to release information and documentation that may otherwise be confidential, as provided below. If I am signing this Waiver for someone other than myself, including on behalf of a business entity, I certify that I have the authority to execute this Waiver on behalf of the Applicant/Licensee.

The Executive Director of the Colorado Department of Revenue is the State Licensing Authority, and oversees the Colorado Liquor Enforcement Division as his or her agents, clerks, and employees. The information and documentation obtained pursuant to this Waiver may be used in connection with the Applicant/Licensee's liquor license application and ongoing licensure by the state and local licensing authorities. The Colorado Liquor Code, section 44-3-101, et seq. ("Liquor Code"), and the Colorado Liquor Rules, 1 CCR 203-2 ("Liquor Rules"), require compliance with certain tax obligations, and set forth the investigative, disciplinary and licensure actions the state and local licensing authorities may take for violations of the Liquor Code and Liquor Rules, including failure to meet tax reporting and payment obligations.

The Waiver is made pursuant to section 39-21-113(4), C.R.S., and any other law, regulation, resolution or ordinance concerning the confidentiality of tax information, or any document, report or return filed in connection with state or local taxes. This Waiver shall be valid until the expiration or revocation of a license, or until both the state and local licensing authorities take final action to approve or deny any application(s) for the renewal of the license, whichever is later. Applicant/Licensee agrees to execute a new waiver for each subsequent licensing period in connection with the renewal of any license, if requested.

By signing below, Applicant/Licensee requests that the Colorado Department of Revenue and any other state or local taxing authority or agency in the possession of tax documents or information, release information and documentation to the Colorado Liquor Enforcement Division, and is duly authorized employees, to act as the Applicant's/Licensee's duly authorized representative under section 39-21-113(4), C.R.S., solely to allow the state and local licensing authorities, and their duly authorized employees, to investigate compliance with the Liquor Code and Liquor Rules. Applicant/Licensee authorizes the state and local licensing authorities, their duly authorized employees, and their legal representatives, to use the information and documentation obtained using this Waiver in any administrative or judicial action regarding the application or license.

Name (Individual/Business)

Walmart Inc.

Social Security Number/Tax Identification Number

Home Phone Number

Business/Work Phone Number

479-420-7869

Street Address

1 Customer Drive MS 0500

City

State

ZIP Code

Bentonville

AR

72716

Printed name of person signing on behalf of the Applicant/Licensee

Sarah Little

Applicant/Licensee's Signature (Signature authorizing the disclosure of confidential tax information) Date Signed



JUL 07 2026

Privacy Act Statement

Providing your Social Security Number is voluntary and no right, benefit or privilege provided by law will be denied as a result of refusal to disclose it. § 7 of Privacy Act, 5 USCS § 552a (note).

(This page intentionally left blank)



Agenda Item #5.c.

Agenda Item Name:

Consider Contract for Senior Meal Preparation Services with Garfield County

Presenter:

Tami Sours, Senior & Event Center Director

Item Description:

Renewal of current contract to prepare senior meals for New Castle, Silt, Rifle, and Parachute.

Recommended Action:

Consider approval for the renewal of our contract with Garfield County and Rifle Senior Center to prepare meals for New Castle, Silt, Rifle and Parachute meal sites for the period of July 1, 2026, through June 30, 2027.

Fiscal Impact:

This contract is a renewal for Garfield County to reimburse the City of Rifle for senior meals prepared for the four meal sites within the contract. The only change to this renewal is the reimbursement rate. The previous contract reimbursed the City of Rifle \$12.50 per meal; the renewal contract reflects reimbursement of \$13.00 per meal due to food costs increasing.

Operational Impact:

None

Prior Board Motions:

Council has approved contracts in the past, no significant changes to the renewal other than the reimbursement rate.

Background Information:

The City of Rifle has contracted with Garfield County for the senior meal preparations for New Castle, Silt, Rifle, and Parachute for many years and has been an ongoing partnership for the senior programs.

Executive Summary:

This renewal contract will be for the period of July 1, 2026, through June 30, 2027, to prepare senior meals for the meal sites in New Castle, Silt, Rifle, and Parachute. The only change to the contract is our reimbursement per meal going from \$12.50 to \$13.00. There are no other changes in the contract for this renewal.

Notification Requirements:

None

Prepared By:

Tami Sours, Senior & Event Center Director

Attachments:

1. Standard Services Contract

STANDARD PURCHASE CONTRACT FOR SERVICES

This STANDARD PURCHASE CONTRACT FOR SERVICES (the “Contract”) is entered into by and between GARFIELD COUNTY, COLORADO (the “County”), a political subdivision of the State of Colorado, through an authorized representative of the BOARD OF COUNTY COMMISSIONERS (the “BOCC”), and City Of Rifle (the “Contractor”) whose principal place of business is 50 Ute Avenue, Rifle, Colorado 81650, in accordance with the applicable provisions of the Garfield County Procurement Code.

RECITALS

- A.** Contractor has been selected to provide the services defined in this Contract to or on behalf of the BOCC in accordance with the Garfield County Procurement Code.
- B.** The BOCC wishes to retain Contractor as an independent contractor to provide, and Contractor wishes to provide to the BOCC, the services defined in this Contract on the terms stated in this Contract.
- C.** The BOCC is authorized to acquire and contract for these services by Colorado Revised Statutes §30-11-101, et seq.
- D.** If this Contract is funded in whole or in part by State or Federal funds the parties may be subject to reporting requirements to the applicable State or Federal agency and any grant documents will be included as an attachment to this Contract.
- E.** This contract is subject to the requirements of 2 CFR Part 200 – Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards.

NOW, THEREFORE, in consideration of the following mutual covenants and agreements, the BOCC and the Contractor agree:

AGREEMENT

- 1. Purpose.** The purpose of this Contract is to define the terms and conditions by which Contractor will prepare appropriate and dietitian approved noon-time meals and transport to four approved congregate (served hot in a congregate setting) meal sites in western Garfield County (New Castle, Silt, Rifle and Parachute) as more specifically defined by Solicitation Document No. SSJ-GC-DHS-03-26 (the “Solicitation”), which is incorporated herein for all purposes. For convenience, the Scope of Services from the Solicitation is attached as Attachment A (the “Scope of Services”).
- 2. Term and Renewal.** The initial term of this Contract is from July 1, 2026 to June 30, 2027. At the expiration of the initial term, the Contract may be extended for up to two additional one-year terms upon the express written consent of the parties.

- 3. Authorized County Representative.** The BOCC shall be represented by Sharon Longhurst-Pritt, Human Services Director (the “County Representative”), who is designated and authorized to act on behalf of the BOCC for all purposes relating to the budget, performance, administration, payment, and successful completion of this Contract.
- 4. Compensation.** Contractor shall be compensated for services as earned in a total annual amount, including reimbursed expenses if allowed, not to exceed One Hundred Ninety-Three Thousand and Fifty Dollars and NO Cents (\$193,050.00). The BOCC has lawfully appropriated an amount sufficient to pay this amount and is under no obligation to make any future appropriation or allocation to this Contract. Any amount appropriated but not earned by the end of the calendar or fiscal year in any year in which this Contract is in effect shall automatically expire on the end of the calendar or fiscal year.
 - a. Invoicing Procedures.** Payment(s) will be made to the Contractor upon receipt and approval of an invoice by the County Representative, who shall be the sole judge of the acceptability of the services and reasonableness of expenses. Contractor and the County Representative shall agree upon a mutually acceptable invoicing schedule. The County reserves the right to require additional information to support payments to the Contractor. Payments will be made to the Contractor within forty-five (45) days of receipt of invoice or other mutually agreed upon period.
 - b. Invoicing Address.** All invoices and notices related to this Contract shall be sent to the County Representative at the following address:
DHSFinance@garfieldcountyco.gov
- 5. Scope of Contract.** This Contract shall include all terms and conditions specified in the Solicitation and in Contractor’s accepted offer upon which this Contract was awarded, which is incorporated herein for all purposes (the “Proposal”). The following order of priority shall control: (i) This Contract; (ii) Attachment A, Scope of Services; (iii) Attachment B, Contractor’s Additional Terms, if any; (iv) Attachment C, Insurance Requirements; (v) Attachment D, Grant Documents if applicable; (vi) Attachment E, Appendix II to Part 200 (Uniform Guidance); and (vii) Attachment F, HIPAA Business Associate Addendum.
- 6. Contractor Responsibilities.** By entering into this Contract, Contractor agrees to diligently and professionally perform the services described in the Scope of Services and to meet all agreed upon delivery deadlines and dates of service.
- 7. County Responsibilities.** The County shall provide information as necessary or requested by the Contractor to enable Contractor to perform under this Contract.
- 8. Quality and Performance.** All goods delivered pursuant to this Contract shall be newly manufactured and the current model, unless otherwise specified in the Scope of Work. The County Representative shall be the sole judge in determining brand name equivalent(s)

with regard to quality, price, or performance. Any services shall be performed strictly in accordance with this Contract.

- 9. Safety Information.** All chemicals, equipment, and materials proposed or used in the performance of this Contract shall conform to the requirements of the Occupational Safety and Health Act of 1970 (“OSHA”), as amended. Contractor shall furnish all material safety data sheets for any regulated chemicals, equipment, or hazardous material at the time of delivery. Where services are being provided, Contractor shall perform the services in a manner so as to comply with the applicable provisions of OSHA and regulations thereunder.
- 10. Warranties.** All manufacturer warranties and all applicable provisions and remedies of the Colorado Uniform Commercial Code relating to express and implied warranties are incorporated into the terms of this Contract, as are any warranties contained in this Contract and any attachments hereto.
- 11. Changes.** Contractor shall furnish goods or services strictly in accordance with the specifications and price(s) set forth for each item and in compliance with the Solicitation that induced the Contractor’s offer. Each shipment received or service performed shall comply with the terms of this Contract, notwithstanding invoice terms or actions of the Contractor to the contrary, unless this Contract has been modified, superseded, or otherwise altered. No change or alteration to this Contract that requires payment in excess of the amount stated in ¶4 shall be effective unless there is a concurrent additional appropriation.
- 12. Insurance.** Contractor shall maintain insurance coverage sufficient to meet the requirements set forth in Attachment C, which is incorporated by this reference. Contractor shall provide evidence that such requirements have been met and shall provide updated information to the County Representative in the event any changes are made during the term of this Contract.
- 13. Ethics.** Contractor shall not engage in unethical conduct in its performance of this Contract and shall comply with and abide by any applicable laws, regulations, rules, or codes relevant to or governing its performance.
- 14. Inspection, Acceptance, Remedies, and Breach.** Final acceptance of any delivery is contingent upon completion of all applicable inspection procedures. If goods or services fail to meet any inspection requirements, the BOCC may exercise all rights, including those provided in the Colorado Uniform Commercial Code. The County Representative shall have the right to judge performance and inspect the goods delivered or services provided under this Contract. If any service performance does not conform to this Contract, the BOCC, through the County Representative, may require the Contractor to perform the service again without additional compensation. For defects in the quality or quantity of service that cannot be corrected by re-performance, the BOCC may (a) require Contractor to take necessary action to ensure future performance conforms to the Contract requirements and

(b) equitably reduce the payment due to the Contractor to reflect the reduced value of the service performed, or (c) elect to terminate this Contract under the provisions of ¶22

15. Records, Reports, and Information. At such times and in such forms as the BOCC or applicable Federal and State agencies may require, the Contractor shall furnish statements, records, reports, data, and other information pertaining to matters covered by this Contract. The Contractor shall maintain its records in accordance with any requirements prescribed by the BOCC. Except as otherwise authorized by the BOCC, Contractor shall maintain such records for a period of seven (7) years after receipt of final payment under this Contract.

16. Audits and Inspections. At any time during normal business hours and as often as the BOCC or applicable Federal and State agencies may deem necessary, the Contractor shall make its records with respect to matters covered by this Contract available for examination. The Contractor shall permit the BOCC to audit, examine and make excerpts from such records and audit all contracts, invoices, materials, payrolls, records of personnel, conditions of employment, and other data relating to this Contract. The BOCC may call for a certified, independent audit to be performed, at the Contractor's expense, by a mutually agreed upon auditor.

17. Independent Contractor. Contractor is an independent contractor and is free to perform services or provide goods for other clients. Neither Contractor nor any agent or employee of Contractor shall be deemed an agent or employee of the County or the BOCC for any purpose. As an independent contractor, contractor is not entitled to unemployment insurance or workers compensation benefits through the County and is obligated to pay Federal and State income tax on any monies earned pursuant to this contractual relationship. Contractor has no authority, express or implied, to bind the BOCC to any contract, liability, or understanding except as expressly set forth herein.

18. No Conflict of Interest. During the term of this Contract, the Contractor shall not perform similar services for persons, firms, or entities, including governmental entities, which have the potential to create a conflict of interest, unless the potential conflict is disclosed to and approved by the BOCC. Contractor represents that it is not aware of any transaction, activity, or conduct that would affect Contractor's judgment, actions, or work by placing the Contractor's own interests, or the interests of any party with whom the Contractor has a contractual arrangement, in conflict with those of the County. Contractor agrees that no official, officer, or employee of the County has any personal or beneficial interest whatsoever in the services provided by this Contract. Contractor also agrees not to hire, pay, or contract for the services of any official, officer or employee of the County during the term of this Contract.

19. No Assignment and No Third-Party Beneficiaries. Contractor shall not assign any rights, delegate any duties, or subcontract any part of the performance required by this Contract

without the express written consent of the County. Enforcement of the terms and conditions of this Contract and all rights of action relating thereto are strictly reserved to the County and the Contractor and nothing contained in this Contract shall give or allow any such right of action to any third party.

20. Indemnification. The County cannot and does not agree to indemnify, hold harmless, exonerate, or assume the defense of Contractor or any other person or entity for any purpose. Contractor shall defend, indemnify and hold harmless the County, its commissioners, officials, officers, directors, agents, and employees from all claims, demands, suits, actions or proceedings, including workers' compensation claims, in any way resulting from or arising out of this Contract, including those for professional negligence, except for those damages resulting from the sole negligence of the County's commissioners, officials, officers, directors, agents and employees.

21. No Waiver of Governmental Immunity. The parties acknowledge that the County, its commissioners, officials, officers, directors, agents, and employees are relying upon and do not waive the immunities and protections provided by the Colorado Governmental Immunity Act, C.R.S. § 24-10-101, et. seq.

22. Termination.

- a. Termination Prior to Shipment.** The BOCC may cancel this Contract by written or oral notice to Contractor prior to any shipment of goods.
- b. Termination Prior to Performance.** If the Contractor is providing services as part of its obligations under this Contract, the BOCC may cancel this Contract by written or oral notice to the Contractor prior to commencement of any work.
- c. Termination for Cause.** (i) If Contractor refuses or fails to timely and properly perform any of its obligations under this Contract with such diligence as will ensure its completion within the promised timeframe, the BOCC may notify Contractor, in writing, of non-performance and, if not corrected within the time specified in the notice, terminate Contractor's right to proceed with performance or such part thereof as to which there has been delay or a failure. Contractor shall continue performance of this Contract to the extent not terminated and be liable for excess costs incurred by the BOCC to procure similar goods or services from another source. Payment for completed services performed and accepted shall be at the price set forth in this Contract. The BOCC shall not be responsible for payment for any services terminated under this provision. (ii) The BOCC may withhold amounts due to Contractor as the BOCC deems necessary to reimburse the BOCC for excess costs and damages incurred in completing or procuring similar goods and services. (iii) If, after rejection, revocation, or other termination of Contractor's right to perform, the BOCC determines that Contractor was not in default or the delay was excusable, the

rights and obligations of the BOCC and Contractor shall be the same as if the notice of termination had been issued pursuant to ¶22(d) below.

- d. Termination in Public Interest.** The BOCC, through the County Representative, is entering into this Contract for the purpose of carrying out the public policy of the BOCC. If this Contract ceases to further such public policy, the BOCC, in its sole discretion, may terminate this Contract in whole or in part and such termination shall not be deemed to be a breach of BOCC's obligations hereunder. This section shall not apply to a termination for Contractor's breach, which shall be governed by sections set forth above. The BOCC shall give written notice of termination to Contractor specifying the part of the Contract terminated and when termination becomes effective. Upon receipt of notice of termination, Contractor shall not incur further obligations except as necessary to mitigate costs of performance. For services or specially manufactured goods, the BOCC shall pay (i) reasonable settlement expenses; (ii) the Contract price or rate for supplies and services delivered and accepted; (iii) reasonable costs of performance on unanticipated supplies and services; and (iv) reasonable costs incurred in preparation for delivery of the undelivered goods. For existing goods, the BOCC shall pay (v) reasonable settlement expenses; (vi) the Contract price for goods delivered and accepted; and (vii) reasonable costs incurred in preparation for delivery of the undelivered goods.

23. Compliance with Laws and Regulations. Contractor agrees that all work performed under this Contract shall comply with and abide by all applicable laws, rules, regulations, and codes of the United States and the State of Colorado. Any fines paid or expenses incurred by the BOCC, due to Contractor's violation of applicable law or regulation, shall be reimbursed to the BOCC by the Contractor. The Contractor acknowledges that applicable law includes, without limitation, Appendix II to Part 200 attached hereto and incorporated herein as **Attachment E**.

24. Notices. Notices to be provided under this Contract shall be given in writing either by hand delivery or by certified mail, return receipt requested United States mail, to the following:

To the County: Sharon Longhurst-Pritt, Human Services Director
195 West 14th Street
Rifle, Colorado 81650

AND Procurement Manager
810 Pitkin Avenue
Glenwood Springs, CO 81601

To the Contractor: Tami Sours
City of Rifle Senior Center
50 Ute Avenue
Rifle, Colorado 81650

25. County Ownership - Works Made for Hire. Any and all deliverable items prepared under this Contract shall belong exclusively to the BOCC and shall be deemed to be “works made for hire” under the copyright laws of the United States. To the extent any of the deliverable items may not, by operation of law or otherwise, be works made for hire, the Contractor hereby assigns to the BOCC the ownership of the copyright in the deliverable items, and the BOCC shall have the right to obtain and hold in its own name, copyrights, registrations, and similar protections. The Contractor agrees to give the BOCC or its designee all assistance reasonably required to perfect such rights. To the extent that any pre-existing materials are contained in the deliverable items, the Contractor grants to the BOCC an irrevocable, non-exclusive, worldwide, royalty-free license to use, execute, publish, reproduce, display, perform, distribute copies of, and prepare derivative works based upon such pre-existing materials and derivative works thereof and to authorize others to do any, some, or all of the foregoing.

26. Fund Availability and Annual Appropriation. If this Contract is funded in whole or in part with Federal or State funds, it is subject to and contingent upon the continuing availability of those funds for the purposes hereof. Financial obligations of the BOCC, payable after the current fiscal year, are contingent not only upon a mutual agreement to renew this Contract as stated in ¶12 but also the budgeting, appropriation, and other acts as necessary to make funds available for such renewal. The BOCC represents that it has properly budgeted and appropriated sufficient funds for the performance anticipated during the initial fiscal and calendar year of this Contract. To the extent this Contract requires performance or actions by the BOCC subsequent to the initial year term, such performance or actions are specifically contingent on appropriation of funds to support those activities. If the subject of this Contract is for the design or construction of a public works project, as contemplated by C.R.S. §24-91-103.6, as amended, this section shall constitute notice of phased construction with initial appropriation for the current fiscal and calendar year. The BOCC may consider subsequent appropriations necessary for performance by the Contractor in any following calendar and fiscal years if the BOCC desires such performance.

27. Contract Integration and Interpretation. This Contract represents the entire agreement between the parties and supersedes all prior negotiations and representations, whether written or oral. This Contract and any attachments referenced constitute the entire agreement between the parties. The headings contained in this Contract are for reference and convenience only.

- 28. Modifications.** This Contract may not be modified, amended, or otherwise altered, unless mutually agreed upon in writing executed by both parties.
- 29. Choice of Law.** This Contract shall be governed by the laws of the State of Colorado. Venue for all actions relating to the terms of this Contract shall lie in the Courts of Garfield County, State of Colorado.
- 30. Counterparts and Electronic Signatures.** This Contract may be executed in counterparts, each of which shall be deemed an original. Electronic signatures of, or on behalf of, the BOCC or the Contractor on this Contract and any modification thereof shall be effective for all purposes.
- 31. Severability.** Should any provision of this Contract be determined by a court of competent jurisdiction to be unenforceable, unconstitutional or otherwise null and void, the remaining provisions of the Contract shall remain in full force and effect.
- 32. Accessibility.** Contractor agrees that if the product or service provided to the County includes a digital experience including, but not limited to websites, applications, or digital assets or interfaces, any such digital experience shall meet all the applicable Level A and AA success criteria of the latest non-draft Web Content Accessibility Guidelines (WCAG). Contractor agrees to indemnify and hold harmless County against any failure by Contractor to comply with Colorado Accessibility Standards for Individuals with a Disability in relation to this agreement.
- 33. Health Insurance and Portability Act (HIPAA).** The parties may receive or create certain Protected Health Information (PHI) in connection with the performance of this Contract. This PHI is subject to protection under state and federal law, including the Health Insurance Portability and Accountability Act of 1996, Public Law 104-191 (HIPAA). Contractor agrees to safeguard and protect the confidentiality of PHI consistent with applicable law, including currently effective provisions of HIPAA and the Regulations. The County and Contractor are required to enter into a HIPAA Business Associate Agreement for HIPAA compliance. The HIPAA Business Associate Addendum is attached hereto as Attachment E and incorporated herein by reference.

IN WITNESS WHEREOF, the parties have caused this Contract to be executed and effective as set forth above.

**BOARD OF COUNTY COMMISSIONERS
GARFIELD COUNTY, COLORADO**

**CONTRACTOR:
CITY OF RIFLE**

By: _____
Authorized County Representative
Name: Kimberlee Keesbery
Title: Procurement Manager
Date: _____

By: _____
Authorized Representative
Name: _____
Title: _____
Date: _____
Address: _____

STATE OF COLORADO)
) ss.
COUNTY OF GARFIELD)

On this day, _____ appeared before me and averred that he/she has read the foregoing Contract, is an Authorized Representative of the Contractor, and is duly authorized to execute this Contract on Contractor's behalf.

Subscribed and sworn to before me this _____ day of _____, 20____.

My commission expires on:

SEAL _____

Attachments:

- A. Scope of Services (Required)
- B. Contractor's Additional Terms (Optional)
- C. Insurance Requirements
- D. Grant Documents (If applicable)
- E. Appendix II to Part 200 (Uniform Guidance)
- F. HIPAA Business Associate Addendum

Attachment A

Scope of Services

ATTACHMENT A

SCOPE OF SERVICES

Garfield County Older Adult Meals Contract/New Castle, Silt, Rifle, and Parachute 2026-2027

Purpose: To prepare appropriate and dietitian approved noon-time meals for transport to four approved congregate (served hot in a congregate setting) meal sites in New Castle, Silt, Rifle and Parachute. Meals are served Monday–Friday throughout Garfield County. Meals are expected to be delivered to the meal sites by 11:45 a.m. at the latest so that meals can be served promptly at noon.

Contractor shall:

1. Provide agreed upon services for delivery to:
 - a. RIFLE SENIOR CENTER (Senior Delight Meal Program located at 50 Ute Ave in Rifle) on Tuesdays, Thursdays, and Fridays.
 - b. VALLEY SENIOR CENTER (located at 540 North Parachute Avenue in Parachute) on Mondays and Wednesdays at 11:45 a.m.
 - c. SILT TOWN CENTER (Meet n' Eat Meal Program located at 600 Home Avenue in Silt) on Wednesdays at 11:45 a.m.
 - d. NEW CASTLE SENIOR HOUSING COMPLEX (The Gathering located at Castle Valley Ranch in New Castle) on Mondays at 11:45 a.m.
2. Purchase the food required for the meal preparation according to the following specifications:
 - a. Milk and buttermilk shall be fresh pasteurized; 2% or lower.
 - b. Fresh produce shall be US Grade No. 1 or equivalent.
 - c. Canned goods shall be no lower than US Grade B or equivalent.
 - d. Frozen or dried foods shall be no lower than US Grade B.
 - e. Cheese shall be US Grade A.
 - f. Spices and condiments shall be fresh and good quality (to include salt, pepper, ketchup, soy sauce, mustard, mayonnaise, creamer, and sugar, etc.), as well as coffee and tea products.
 - g. Meats, poultry, and fish shall be no lower than US Grade Good: all USDA inspected and no more than 30% fat content by weight.
 - h. Breads, crackers, and pastry shall be all good quality made with enriched flour and whole wheat, if possible.
 - i. Rice shall be long grain, enriched or converted.
 - j. Textured vegetable protein may be mixed with meats in the amount not to exceed 30%.
 - k. Breeding for meat products shall not exceed 25% of weight.
 - l. All food purchases are through an approved commercial vendor.

- m. No foods past their expiration or use-by-date shall be used or served in the GCDHS Older Adult Meal Program.
 - n. Home prepared foods, such as canned, frozen or potluck dishes cannot be used.
- 3. Prepare food using low—sodium techniques.
- 4. Prepare food low in fat; saturated fat and cholesterol whenever possible.
- 5. Serve menus as planned unless a substitution is approved in advance of the meal. A complete menu move from one day to another does not constitute a substitution. The Menu Substitution Form (Attachment #5) must be submitted to the GCDHS Older Adult Meal Program Registered Dietitian and approved in advance to include:
 - a. date of substitution
 - b. original menu item/s
 - c. substitute item/ s and
 - d. reason for the substitution
- 6. Provide space, equipment, fixtures, and utilities necessary to perform the work stated above.
- 7. Follow food safety and handling requirements. The Contractor shall adhere to the Colorado Department of Public Health and Environment's most current retail food establishment policy and regulations.
- 8. Ensure Food preparation staff-work under the supervision of a Certified Food Safety Protection Manager certified from an accredited program that meets the [Colorado Department of Public Health and Environment](#)'s definition. This individual ensures the application of hygienic techniques and practices in food preparation and service. Food Safety in-service training shall be provided for all paid food service personnel at least one time during the period of July-December and one time during the period of January-June for a total of two times during each State Fiscal Year.
- 9. Shall maintain storage and preparation facilities in a clean, safe condition that complies with all Federal, State, and local laws and regulations governing the storage, handling, and transportation of food. Contractor shall procure and keep current all licenses, permits and food handler cards required by law.
- 10. Time as a Public Health Control (TPHC)
 - a. Procedures must be sent to the Garfield County Environmental Health, Area Agency on Aging (AAA) and the State Unit on Aging (SUA) for review and approval prior to implementation of Time as a Public Health Control (TPHC);
 - b. Hot foods must be at 135 degrees Fahrenheit or greater when removed from temperature control and cold foods must be at 41 degrees Fahrenheit or less when removed from temperature control;
 - c. The time and temperature of each food item must be recorded at the time food is removed from temperature control. Whole un-cut fruit, bread, and shelf-stable foods do not need to have temperatures taken.
 - d. All food must be labeled with dispose of times (the time it must be thrown away) within four (4) hours from the point in time when the food was removed from temperature control.

11. Provide written documentation of daily kitchen temperatures of hot and cold food in writing to the GCDHS Older Adult Meal Program at the time of receipt (Attachment #). GCDHS Older Adult Meal Program staff will return a copy of the form to the Contractor after meal service is completed.
12. Be responsible for the serving of food and accounting for the monies received (Rifle only)
13. All equipment utilized for meal preparation, storage, or transport prior to the beginning of this Agreement shall be the property of the Contractor. Repair and maintenance shall be the responsibility of the Contractor.
14. Not be suspended or disbarred from receiving federal funds.
15. Be legally able to perform work in Colorado and shall be able to continuously meet the County's insurance requirements.
16. Adhere to Volume (10) Services for the Aging State Rules and Regulations (12 CCR 2510-1), and Section IV of the Colorado Department of Human Services Division of State Unit on Aging Policy and Procedure Manual.

GCDHS Older Adult Meal Program menus shall:

1. Be prepared by the GCDHS Older Adult Meal Program staff and/or the registered dietitian along with meal preparation plans. The Contractor shall follow the menu as submitted and meet the State Unit on Aging requirements. Menus will be shared with the contractor by the 20th of the month prior.
2. Contain at least one-third of the current recommended dietary allowance (RDA) as analyzed, utilizing the Nutrient Standards Method or acceptable computer program method.
3. Consider the special needs of the elderly and ensure that each meal contains at least one-third (33 1/3%) of current RDA as established by the Food and Nutrition Board of the Institute of Medicine and the National Academy of Sciences.
4. Contain at least 600 calories. Nutritional adequacy shall be documented with computer analysis by the GCDHS Older Adult Meal Program registered dietitian. Maintenance of optimal nutritional status through menu planning is reflected in menus moderate in fat, salt, simple sugars and high in fiber.
5. Include portion control amounts.
6. At a minimum, each meal shall provide:
 - a. one serving (23 ounces) of meat or meat alternative,
 - b. two cup servings of fruit and/or vegetables excluding pasta, rice, and dessert,
 - c. eight ounces of 2% or lower milk or buttermilk,
 - d. one serving of bread or bread alternative prepared from recipe (whole wheat if possible)
 - e. Condiments such as vinegar, ketchup, mustard, salt, pepper, etc.
7. Provide meal component ingredients to GCDHS to make available Major Food Allergen information to consumers per U. S. Food and Drug Administration Food Code (2022).

Food Allergen Labeling and Consumer Protection Act of 2004 (Public Law 108-282, FALCPA); and Food Allergy Safety, Treatment, Education, and Research Act of 2021 (FASTER Act). "Major food allergen" means:

- a. Milk, EGG, FISH (such as bass, flounder, cod, and including crustacean shellfish such as crab, lobster, or shrimp), tree nuts (such as almonds, pecans, walnuts), wheat, peanuts, soybeans and sesame; or
- b. A FOOD ingredient that contains protein derived from a FOOD, as specified in Subparagraph (1)(a) of this definition.

Transportation

Bulk temperature-controlled containers shall be utilized for meal transport and provided to the contractor prior to the start of meal contract. Cambro containers shall be used by the contractor to transport food to locations.

Closures

Meal sites shall be closed according to the holiday schedule established by the Garfield County Board of County Commissioners (Attachment 6). Any change requests from this schedule requires approval from the Board of County Commissioners.

Garfield County Department of Human Services shall:

1. During operational hours, GCDHS Older Adult Meal Program reserves the right to inspect the work accomplished by the Contractor under this agreement. Such inspections shall include all food storage and preparation areas; and to assure that the work is proceeding in a timely and satisfactory manner.
2. Have the right to inspect the food to determine compliance with regulations and to withhold payment for meals not meeting prescribed requirements.
3. Maintain records on-site of the Menu Substitution Form.
4. Provide Coffee, Tea, and Water and store all beverages for meal days (except Rifle)
5. Provide take-out containers for leftovers with a food safety information label. Each consumer that chooses leftovers homes shall be advised by GCDHS that they are taking the leftovers at their own risk (except Rifle).
6. Ensure training and certification of Older Adult Programs staff in a food safety and sanitation program (Food Handler) with documentation. The certified staff will ensure that application of hygienic techniques and practices in food preparation and services. Food Safety in-service training shall be provided by GCDHS to all volunteers every six months.
7. Be responsible for the serving of food and accounting for the monies received (except Rifle)
8. Be responsible for maintaining applicable health standards and proper temperatures throughout the serving time.

9. Communicate an accurate meal count to Contractor by 3:00 p.m. two business days prior to each meal; Monday count is provided on Friday.
10. Communicate any modified diet needs to Contractor no later than the day before the meal day.
11. Parachute, Silt, and New Castle sites:
 - a. Find and coordinate meal day volunteers.
 - b. Provide all cleaning supplies.
 - c. Provide cups, silverware, dishes, etc. for each meal day and wash all at the end of each meal.
 - d. Set up and take down dining room each meal day.
 - e. Maintain all supplies and equipment.
 - f. Store any extra food in each meal site's pantry, freezer or refrigerator if needed.
12. Receive and process intake paperwork for congregate participants and conduct re-assessments for all meal participants and inform program participants of and be responsible for implementing regulations and procedures such as:
 - a. Participant Eligibility — Individuals sixty (60) years of age or older and their self—declared spouse, a volunteer under 60, and Persons with disabilities under special conditions as outlined in State Unit on Aging Policy and Procedures 411.1.
 - b. Participant Contributions Individuals receiving meals are provided an opportunity to contribute to the cost of the meal. No participant shall be denied a meal for not contributing.
 - c. Guests — Guests under 60 may consume a meal only when it shall not deprive an eligible individual of an opportunity to receive a meal. Guests shall be asked to pay the posted guest fee. (Reference cite: Volume 10, Section 10.470 (B)).
13. Adhere to Volume (10) Services for the Aging State Rules and Regulations (12 CCR 2510-1), and Section IV of the Colorado Department of Human Services Division of State Unit on Aging Policy and Procedure Manual.
14. Make available Major Food Allergen information to consumers per U. S. Food and Drug Administration Food Code (2022).

Payment

1. Garfield County Department of Human Services Senior Meal Program (GCDHS Senior Meal Program) shall pay for the exact number of meals ordered for all locations.
2. Monthly invoices for payment shall be received in the Garfield County Department of Human Services 195 W. 14th Street, Building B, Rifle CO 81650 or via email at DHSolderadultprograms@garfield-county.com the fifteenth (15th) of the following month to ensure payment can be made to the contractor in a timely manner.
3. Payments to the contractor may include Nutrition Service Incentive Program (NSIP) funds. The NSIP Eligible cost and NSIP Raw food portion of the unit cost reimbursement must be clearly identified on the monthly invoices. To comply with Federal regulations, the contractor agrees to the following:
 - a. Maintain all menus, receipts, and inventory reports for a period of three years,
 - b. Use for purchase of foods grown only in the United States.

- c. Contractor will adhere to all program guidelines. The NSIP Fund Authorization and Regulations may be found in:
- d. Older Americans Act: Section 311
- e. Volume 10: Sections 10.312; 10.411. 6; 10.412.1; and 10.412.6
- f. Policy & Procedure Manual: Sections 401.2; 411.1; 411.6; and 412.6
- g. Contractor agrees to follow how NSIP funds may be used:
 - i. OAA Section 311(d)(4):
 - ii. Domestically produced foods are defined as:
 - iii. Agricultural food grown in State/Territories/Tribes or
 - iv. Food products processed/ produced States/ Territories/ Tribes
 - v. Specifically, contractor agrees that funds may not be used for:
 - 1. Program costs
 - 2. Administration costs, production costs, such as labor, transportation, equipment, congregate site operations, home delivery costs or total catered cost of a meal
 - 3. Other service costs such as nutrition education or nutrition counseling
 - 4. Contractor further agrees that it shall not use the funds to supplant other contracts/ programs, and that it is subject to Uniform Guidance (2 CFR Part 200) monitoring requirements.

Attachment B

Contractors agreed upon Additional Terms

Attachment C

Insurance Requirements

To commence work and receive compensation pursuant to the Contract, Contractor shall demonstrate that it has in effect insurance sufficient to satisfy, at a minimum, the requirements stated below and shall maintain such insurance until its obligations under the Contract have been discharged. These insurance requirements are not intended to limit the indemnity provisions of this Contract and the BOCC does not warrant that these minimum limits are sufficient to protect Contractor from liabilities that might arise out of the performance of this Contract. All insurance required by this Attachment C shall be issued by companies authorized to do business in the state of Colorado and written on forms satisfactory to, filed with and approved by the Colorado Department of Insurance.

Commercial General Liability- Occurrence Form

The policy shall be endorsed to include the following additional insured language: "Garfield County, Colorado, its elected officials, trustees, employees, agents, and volunteers" shall be named as an "Additional Insured" with respect to liability arising out of the activities performed by, or on behalf of the Contractor."

Minimum Limits:

General Aggregate	\$2,000,000
Products/ Completed Operations Aggregate	\$2,000,000
Each Occurrence Limit	\$1,000,000
Personal/Advertising Injury	\$1,000,000

Automobile Liability (can be waived if the Contract does not involve use of motor vehicle)

Bodily Injury and Property Damage for any owned, hired, and non-owned vehicles used in the performance of this Contract.

Minimum Limits:

Bodily Injury/Property Damage (Each Accident)	\$1,000,000
---	-------------

Worker's Compensation and Employers' Liability

Minimum Limits:

Coverage A (Workers' Compensation)	Statutory
Coverage B (Employers Liability)	
\$100,000/\$100,000/\$500,000	

Professional Liability (Errors and Omissions Liability) (applies only if Contract requires the services of a licensed professional).

The policy shall cover professional misconduct or lack of ordinary skill for professional services required by this Contract. If the professional liability insurance is written on a claims-made basis, Contractor warrants that any retroactive date under the policy shall precede the effective date of this Contract and that either continuous coverage will be maintained or an extended discovery period will be exercised for a period of two (2) years beginning at the time work under this Contract is completed.

Minimum Limits:

Per Loss	\$1,000,000
Aggregate	\$2,000,000

Additional Requirements: Where Garfield County is named as an additional insured, it shall be an additional insured to the full limits of liability purchased by the Contractor even if those limits exceed those required by the Contract. Contractor's insurance coverage shall be primary insurance and non-contributory with respect to all other available sources. For the provisions of Commercial General Liability and Automobile Liability, the insurance policy must include contractual liability coverage.

Notice of Cancellation: Each policy shall provide the required coverage and shall not be suspended, voided, or canceled during the term of this Contract unless 30 days prior written notice has been given to the BOCC; if cancellation is for nonpayment of premium, then 10 days prior notice must be given. Notice shall be sent to: Garfield County Procurement Department, 810 Pitkin Ave., Glenwood Springs, CO 81601.

Verification of Coverage: Contractor shall furnish a certification of insurance (ACORD form or equivalent) signed by a person authorized by that insurer to bind coverage on its behalf. All certificates and endorsements are to be received and approved before work commences. Each required insurance policy must be in effect at or prior to commencement of work under and remain in effect for the duration of the project and for two (2) years after completion of the project. Failure to maintain coverage required by this Contract or to provide evidence of renewal is a material breach of the Contract.

Approval: Any request for modification or variation from the insurance requirements in this Contract shall be directed to the Contracts Administrator at 970-945-1377 Ext. 4021. Such action will not require a formal contract amendment but may be made by administrative action.

Attachment D
Grant Documents

SEVENTH AMENDMENT TO AND EXTENSION OF
THE AAA GRANT AWARD
BETWEEN
AREA AGENCY ON AGING OF NORTHWEST COLORADO
AND
GARFIELD COUNTY
FOR THE SENIOR NUTRITION PROGRAM

WHEREAS, the Area Agency on Aging of Northwest Colorado (AAA) entered into a grant on July 1, 2023 with Garfield County (referred to as Grantee herein and also variously referred to as "Contractor, Subrecipient" or "Contracting Organization") herein: and

WHEREAS, pursuant to Attachment D, 13. Modification and Amendment, AAA and Grantee may modify or amend the Agreement under the terms and conditions of the contract upon mutual written agreement of both parties. Upon mutual agreement, extend the Agreement under the terms and conditions of the contract for four (4) additional one (1) year contract renewal periods, each renewal period to coincide with the State of Colorado fiscal calendar, and each renewal period shall be contingent upon annual appropriation and satisfaction of both parties; and

WHEREAS, on January 15th, 2024 both AAA and Grantee mutually agreed to the First Amendment; and

WHEREAS, on July 31st, 2024 both AAA and Grantee mutually agreed to the Second Amendment; and

WHEREAS, on January 13th, 2025 both AAA and Grantee mutually agreed to the Third Amendment; and

WHEREAS, on July 18th, 2025 both AAA and Grantee mutually agreed to the Fourth Amendment; and

WHEREAS, on July 18th, 2025 both AAA and Grantee mutually agreed to the Fifth Amendment; and

WHEREAS, on July 18th, 2025 both AAA and Grantee mutually agreed to the Sixth Amendment; and

WHEREAS, both AAA and Grantee mutually agree to amend the Grant Agreement.
Now therefore, both AAA and the Grantee mutually agree that:

1. The term of this amendment to shall be from July 1st, 2026 to June 30th 2027. The AAA and Grantee may further amend this Grant Agreement for up to two (2) additional one (1) year contract renewal periods.
2. The total award for this grant term is \$161,497.00 as set forth in the revised Exhibit A, Notice of Grant Award.
3. Pursuant to paragraph 9, Contractor shall be fully insured during the entire term of this Except as amended herein, all other terms and conditions of the Agreement shall remain in full force and effect throughout the term of this Amendment.

AREA AGENCY ON AGING OF NORTHWEST COLORADO

DocuSigned by:

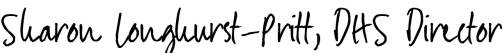
DE002D3170D64D4...

6/26/2026 | 10:10 MDT

Heather Jones, Director

DATE

GRANTEE

Signed by:

B0A917E36D7443C...

6/26/2026 | 08:36 PDT

Sharon Longhurst-Pritt, DHS Director

DATE

DHS Director

**Notification of Grant Award & Agreement of the Area Agency on Aging of Northwest Colorado
for the Older Americans Act & Colorado State Funds for Senior Services Title III**

NAME OF GRANTEE: Garfield County DHS

NAME OF PROJECT: Garfield County Senior Nutrition Program

APPROVED PROJECT PERIOD OF PERFORMANCE: 7/1/2026 through 6/30/2027

AWARD NO.: 27-11-14

TYPE OF GRANT ACTION: ☒ New or Amendment to Extend ☐ Award Amendment

COMPUTATION OF GRANT: 2026-2027

- The total Project Cost is **\$549,736.51**

Grantee Match Source	Match Amount
Other Resources (NSIP)	\$14,000.00
Project Income	\$21,000.00
In-Kind	\$0.00
Local Cash	\$353,239.51

- The total Match Amount is **\$374,239.51**

Award Source	Award Amount
Federal Award	\$126,705.00
State Award	\$34,792.00

- The total Award Amount is **\$161,497.00**

FEDERAL AWARD SHARE ONLY:

- Amount of Federal Awards for current grant term. Obligated by this action for this Subaward Period of Performance, SFY26 **\$126,705.00**
- Total Amount of Federal awards obligated to date, including current obligation

Award Year	Total Amount of Federal Awards Obligated
SFY26	\$128,289.00
SFY27	\$126,705.00
SFY28	
SFY29	
SFY30	

The following conditions checked below apply to this grant

- X** The Federal Share of a project cost is earned only when the cost is accrued and the Non-Federal share of the cost has been contributed. Receipt of Federal funds (either through advance or reimbursement) does not constitute earning of these funds.
- X** Grant Award shall be the difference of **Total Project Cost** and **Total Match**. The **State Award** shall be **21.54%** and the **Federal Award** share shall be **78.46% of the Total Grant Award**.
- X** Unless revised, the specified Title III Part B funds awarded for services under the Area Plan constitutes a ceiling for Federal participation.
- X** Unless revised, Colorado General Funds awarded will constitute a ceiling for Colorado General Fund participation.

Signed by:



**Executive Director, Associated Governments of NW Colorado
Area Agency on Aging**

6/24/2026 | 14:38 PDT

Date

DocuSigned by:



**Director,
Area Agency on Aging of NW Colorado**

6/24/2026 | 16:17 MDT

Date

Attachment E

Appendix II to 2 CFR Part 200— Contract Provisions for Non-Federal Entity Contracts Under Federal Awards

In addition to other provisions required by the Federal agency or non-Federal entity, all contracts made by the non-Federal entity under the Federal award must contain provisions covering the following, as applicable.

(A) Contracts for more than \$250,000, which is the inflation adjusted amount determined by the Civilian Agency Acquisition Council and the Defense Acquisition Regulations Council (Councils) as authorized by 41 U.S.C. 1908, must address administrative, contractual, or legal remedies in instances where contractors violate or breach contract terms, and provide for such sanctions and penalties as appropriate.

(B) All contracts in excess of \$10,000 must address termination for cause and for convenience by the non-Federal entity including the manner by which it will be affected and the basis for settlement.

(C) Equal Employment Opportunity. Except as otherwise provided under 41 CFR Part 60, all contracts that meet the definition of “federally assisted construction contract” in 41 CFR Part 60-1.3 must include the equal opportunity clause provided under 41 CFR 60-1.4(b), in accordance with Executive Order 11246, “Equal Employment Opportunity” (30 FR 12319, 12935, 3 CFR Part, 1964-1965 Comp., p. 339), as amended by Executive Order 11375, “Amending Executive Order 11246 Relating to Equal Employment Opportunity,” and implementing regulations at 41 CFR part 60, “Office of Federal Contract Compliance Programs, Equal Employment Opportunity, Department of Labor.”

(D) Davis-Bacon Act, as amended (40 U.S.C. 3141-3148). When required by Federal program legislation, all prime construction contracts in excess of \$2,000 awarded by non-Federal entities must include a provision for compliance with the Davis-Bacon Act (40 U.S.C. 3141-3144, and 3146-3148) as supplemented by Department of Labor regulations (29 CFR Part 5, “Labor Standards Provisions Applicable to Contracts Covering Federally Financed and Assisted Construction”). In accordance with the statute, contractors must be required to pay wages to laborers and mechanics at a rate not less than the prevailing wages specified in a wage determination made by the Secretary of Labor. In addition, contractors must be required to pay wages not less than once a week. The non-Federal entity must place a copy of the current prevailing wage determination issued by the Department of Labor in each solicitation. The decision to award a contract or subcontract must be conditioned upon the acceptance of the wage determination. The non-Federal entity must report all suspected or reported violations to the Federal awarding agency. The contracts must also include a provision for compliance with the Copeland “Anti-Kickback” Act (40 U.S.C. 3145), as supplemented by Department of Labor regulations (29 CFR Part 3, “Contractors and Subcontractors on Public Building or Public Work Financed in Whole or in Part by Loans or Grants from the United States”). The Act provides that

each contractor or subrecipient must be prohibited from inducing, by any means, any person employed in the construction, completion, or repair of public work, to give up any part of the compensation to which he or she is otherwise entitled. The non-Federal entity must report all suspected or reported violations to the Federal awarding agency.

(E) Contract Work Hours and Safety Standards Act (40 U.S.C. 3701-3708). Where applicable, all contracts awarded by the non-Federal entity in excess of \$100,000 that involve the employment of mechanics or laborers must include a provision for compliance with 40 U.S.C. 3702 and 3704, as supplemented by Department of Labor regulations (29 CFR Part 5). Under 40 U.S.C. 3702 of the Act, each contractor must be required to compute the wages of every mechanic and laborer on the basis of a standard work week of 40 hours. Work in excess of the standard work week is permissible provided that the worker is compensated at a rate of not less than one and a half times the basic rate of pay for all hours worked in excess of 40 hours in the work week. The requirements of 40 U.S.C. 3704 are applicable to construction work and provide that no laborer or mechanic must be required to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous. These requirements do not apply to the purchases of supplies or materials or articles ordinarily available on the open market, or contracts for transportation or transmission of intelligence.

(F) Rights to Inventions Made Under a Contract or Agreement. If the Federal award meets the definition of “funding agreement” under 37 CFR §401.2 (a) and the recipient or subrecipient wishes to enter into a contract with a small business firm or nonprofit organization regarding the substitution of parties, assignment or performance of experimental, developmental, or research work under that “funding agreement,” the recipient or subrecipient must comply with the requirements of 37 CFR Part 401, “Rights to Inventions Made by Nonprofit Organizations and Small Business Firms Under Government Grants, Contracts and Cooperative Agreements,” and any implementing regulations issued by the awarding agency.

(G) Clean Air Act (42 U.S.C. 7401-7671q.) and the Federal Water Pollution Control Act (33 U.S.C. 1251-1387), as amended—Contracts and subgrants of amounts in excess of \$150,000 must contain a provision that requires the non-Federal award to agree to comply with all applicable standards, orders or regulations issued pursuant to the Clean Air Act (42 U.S.C. 7401-7671q) and the Federal Water Pollution Control Act as amended (33 U.S.C. 1251-1387). Violations must be reported to the Federal awarding agency and the Regional Office of the Environmental Protection Agency (EPA).

(H) Debarment and Suspension (Executive Orders 12549 and 12689)—A contract award (see 2 CFR 180.220) must not be made to parties listed on the government-wide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 CFR 180 that implement Executive Orders 12549 (3 CFR part 1986 Comp., p. 189) and 12689 (3 CFR part 1989 Comp., p. 235), “Debarment and Suspension.” SAM Exclusions contains the names of parties debarred, suspended, or otherwise excluded by agencies, as well as parties declared ineligible under statutory or regulatory authority other than Executive Order 12549.

(I) Byrd Anti-Lobbying Amendment (31 U.S.C. 1352)—Contractors that apply or bid for an award exceeding \$100,000 must file the required certification. Each tier certifies to the tier above that it will not and has not used Federal appropriated funds to pay any person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any Federal contract, grant or any other award covered by 31 U.S.C. 1352. Each tier must also disclose any lobbying with non-Federal funds that takes place in connection with obtaining any Federal award. Such disclosures are forwarded from tier to tier up to the non-Federal award.

(J) A non-Federal entity that is a state agency or agency of a political subdivision of a state and its contractors must comply with section 6002 of the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act. The requirements of Section 6002 include procuring only items designated in guidelines of the Environmental Protection Agency (EPA) at 40 CFR part 247 that contain the highest percentage of recovered materials practicable, consistent with maintaining a satisfactory level of competition, where the purchase price of the item exceeds \$10,000 or the value of the quantity acquired during the preceding fiscal year exceeded \$10,000; procuring solid waste management services in a manner that maximizes energy and resource recovery; and establishing an affirmative procurement program for procurement of recovered materials identified in the EPA guidelines.

(K) Domestic preferences for procurements--As appropriate and to the extent consistent with law, the non-Federal entity should, to the greatest extent practicable under a Federal award, provide a preference for the purchase, acquisition, or use of goods, products, or materials produced in the United States (including but not limited to iron, aluminum, steel, cement, and other manufactured products). The requirements of this section must be included in all subawards including all contracts and purchase orders for work or products under this award. For purposes of this section: (1) "Produced in the United States" means, for iron and steel products, that all manufacturing processes, from the initial melting stage through the application of coatings, occurred in the United States. (2) "Manufactured products" means items and construction materials composed in whole or in part of non-ferrous metals such as aluminum; plastics and polymer-based products such as polyvinyl chloride pipe; aggregates such as concrete; glass, including optical fiber; and lumber.

(L) Prohibition on certain telecommunications and video surveillance services or equipment. Recipients and sub recipients are prohibited from obligating or expending loan or grant funds to procure or obtain; extend or renew a contract to procure or obtain; or enter into a contract (or extend or renew a contract) to procure or obtain equipment, services, or systems that uses covered telecommunications equipment or services as a substantial or essential component of any system, or as critical technology as part of any system. As described in Public Law 115-232, section 889, covered telecommunications equipment is telecommunications equipment produced by Huawei Technologies Company or ZTE Corporation (or any subsidiary or affiliate of such entities).

- i. For the purpose of public safety, security of government facilities, physical security surveillance of critical infrastructure, and other national security purposes, video surveillance and telecommunications equipment produced by Hytera Communications Corporation, Hangzhou Hikvision Digital Technology Company, or Dahua Technology Company (or any subsidiary or affiliate of such entities).
- ii. Telecommunications or video surveillance services provided by such entities or using such equipment.
- iii. Telecommunications or video surveillance equipment or services produced or provided by an entity that the Secretary of Defense, in consultation with the Director of the National Intelligence or the Director of the Federal Bureau of Investigation, reasonably believes to be an entity owned or controlled by, or otherwise connected to, the government of a covered foreign country.

Attachment F

HIPAA Business Associate Addendum

ADD BA PDF

HIPAA BUSINESS ASSOCIATE ADDENDUM

THIS BUSINESS ASSOCIATE ADDENDUM ("Addendum") is part of the Contract between the **Board of County Commissioners of Garfield County, Colorado ("Covered Entity")**, and **Contractor, ("Business Associate")** (collectively referred to as the "Parties") is agreed to in connection with, and as an attachment to, the Contract entered into by the Parties. Unless the context clearly requires a distinction between the Contract document and this Addendum, all references herein to "the Contract" or "this Contract" include this Addendum.

RECITALS

A. Covered Entity and Business Associate entered into a Purchase of Service Contract whereby Business Associate will be providing services for Covered Entity. These services may require the exchange of Protected Health Information ("PHI") between Covered Entity and Business Associate

B. Covered Entity and Business Associate intend to protect the privacy and provide for the security of PHI disclosed to Business Associate pursuant to this Contract in compliance with the Health Insurance Portability and Accountability Act of 1996, Pub. L. No. 104-191 (1996), 42 U.S.C. § 1320d-1320d-8 ("HIPAA") as amended by the Health Information Technology for Economic and Clinical Health Act ("HITECH Act") enacted under the American Recovery and Reinvestment Act of 2009 ("ARRA") Pub. L. No. 111-5 (2009), implementing regulations promulgated by the U.S. Department of Health and Human Services at 45 C.F.R. Parts 160, 162 and 164 (the "HIPAA Rules") and other applicable laws, as amended.

C. As part of the HIPAA Rules, the Covered Entity is required to enter into a contract containing specific requirements with Business Associate prior to the disclosure of PHI, as set forth in, but not limited to, Title 45, Sections 160.103, 164.502(e) and 164.504(e) of the Code of Federal Regulations ("C.F.R.") and all other applicable laws and regulations, all as may be amended, and contained in this Addendum.

The parties agree as follows:

1. Definitions.

The following terms used in this Addendum shall have the same meanings as in the HIPAA Rules at 45 C.F.R. Parts 160, 162 and 164, as amended: Breach, Data Aggregation, Designated Record Set, Disclosure, Health Care Operations, Individual, Minimum Necessary, Notice of Privacy Practices, Required by Law, Secretary, Security Incident, Unsecured Protected Health Information, and Use. In the event of any conflict between the mandatory provisions of the HIPAA Rules and the provisions of this Contract, the HIPAA Rules shall control. Where the provisions of this Contract differ from those mandated by the HIPAA Rules, but are nonetheless permitted by the HIPAA Rules, the provisions of this Contract shall control:

The following terms used in this Agreement shall have the meanings set forth below:

- a. Business Associate. "Business Associate" shall have the same meaning as the term "business associate" at 45 C.F.R. 160.103.
- b. Covered Entity. "Covered Entity" shall have the same meaning as the term "covered entity" at 45 C.F.R. 160.103, and shall refer to the Board of County Commissioners.
- c. Information Technology and Information Security. "Information Technology" and "Information Security" shall have the same meanings as the terms "information technology" and "information security", respectively, in §24-37.5-102, C.R.S.
- d. "Protected Health Information" or "PHI" means any information, whether oral or recorded in any form or medium: (i) that relates to the past, present or future physical or mental condition of an individual; the provision of health care to an individual; or the past, present or future payment for the provision of health care to an individual; and (ii) that identifies the individual or with respect to which there is a reasonable basis to believe the information can be used to identify the individual, and shall have the meaning given to such term under the HIPAA Rules, including, but not limited to, 45 C.F.R. Section 164.501.
- e. "Protected Information" shall mean PHI provided by Covered Entity to Business Associate or created, received, maintained or transmitted by Business Associate on Covered Entity's behalf. To the extent Business Associate is a covered entity under HIPAA and creates or obtains its own PHI for treatment, payment and health care operations, Protected Information under this Contract does not include any PHI created or obtained by Business Associate as a covered entity and Business Associate shall follow its own policies and procedures for accounting, access and amendment of Associate's PHI.
- f. "Subcontractor" shall mean a third party to whom Business Associate delegates a function, activity, or service that involves Covered Entity's Protected Information, in order to carry out the responsibilities of this Contract and Addendum.

Capitalized terms used herein and not otherwise defined herein or in the HIPAA Rules shall have the meanings ascribed to them in the Contract.

2. Obligations and Activities of Business Associate.

a. Permitted Uses and Disclosures.

(1) Business Associate shall use and disclose PHI only to accomplish Business Associate's obligations under the Contract.

(2) To the extent Business Associate carries out one or more of Covered Entity's obligations under Subpart E of 45 C.F.R. Part 164, Business Associate shall

HIPAA BA ADDENDUM - Page 2

comply with any and all requirements of Subpart E that apply to Covered Entity in the performance of such obligation

(3) Business Associate may disclose PHI to carry out the legal responsibilities of Business Associate, provided, that the disclosure is Required by Law or Business Associate obtains reasonable assurances from the person to whom the information is disclosed that:

- A. the information will remain confidential and will be used or disclosed only as Required by Law or for the purpose for which Business Associate originally disclosed the information to that person, and;
- B. the person notifies Business Associate of any Breach involving PHI of which it is aware.

(4) Business Associate may provide Data Aggregation services relating to the Health Care Operations of Covered Entity. Business Associate may de-identify any or all PHI created or received by Business Associate under this Agreement, provided the de-identification conforms to the requirements of the HIPAA Rules.

b. Appropriate Safeguards. Business Associate shall implement appropriate safeguards as are necessary to prevent the use or disclosure of Protected Information other than as permitted by this Contract. Business Associate shall comply with the requirements of the HIPAA Security Rule, at 45 C.F.R. Sections 164.308, 164.310, 164.312, and 164.316. Business Associate shall maintain a comprehensive written information privacy and security program that includes administrative, technical and physical safeguards appropriate to the size and complexity of the Business Associate's operations and the nature and scope of its activities. Business Associate shall review, modify, and update documentation of its safeguards as needed to ensure continued provision of reasonable and appropriate protection of Protected Information.

c. Impermissible Uses and Disclosures.

(1) Business Associate shall not disclose the PHI of Covered Entity to another covered entity without the written authorization of Covered Entity.

(2) Business Associate shall not share, use, disclose or make available any covered entity phi in any form via any medium with or to any person or entity beyond the boundaries or jurisdiction of the United States without express written authorization from Covered Entity

d. Business Associate's Subcontractors/Agents.

(1) Business Associate shall, in accordance with 45 C.F.R. 164.502(e)(1)(ii) and 164.308(b)(2), ensure that any Subcontractors who create, receive, maintain, or transmit PHI on behalf of Business Associate agree in writing to the same restrictions, conditions, and requirements that apply to Business Associate with respect to safeguarding PHI.

(2) Business Associate shall provide to Covered Entity, on Covered Entity's request, a list of Subcontractors who have entered into any such agreement with Business Associate.

(3) Business Associate shall provide to Covered Entity, on Covered Entity's request, copies of any such agreements Business Associate has entered into with Subcontractors.

e. Access to System. If Business Associate needs access to a Covered Entity Information Technology system to comply with its obligations under the Contract or this Agreement, Business Associate shall request, review, and comply with any and all policies applicable to Covered Entity regarding such system including, but not limited to, any policies promulgated by the Office of Information Technology and available at <http://oit.state.co.us/about/policies>.

f. Access to Protected Information. If Business Associate maintains Protected Information contained within 's Designated Record Set, Business Associate shall make Protected Information maintained by Business Associate or its agents or Subcontractors in such Designated Record Sets available to Covered Entity for inspection and copying within ten (10) business days of a request by Covered Entity to enable Covered Entity to fulfill its obligations to permit individual access to PHI under the HIPAA Rules, including, but not limited to, 45 C.F.R. Section 164.524. If such Protected Information is maintained by Business Associate in an electronic form or format, Business Associate must make such Protected Information available to Covered Entity in a mutually agreed upon electronic form or format.

g. Amendment of PHI. If Business Associate maintains Protected Information contained within Covered Entity's Designated Record Set, Business Associate or its agents or Subcontractors shall make such Protected Information available to Covered Entity for amendment within ten (10) business days of receipt of a request from Covered Entity for an amendment of Protected Information or a record about an individual contained in a Designated Record Set, and shall incorporate any such amendment to enable Covered Entity to fulfill its obligations with respect to requests by individuals to amend their PHI under the HIPAA Rules, including, but not limited to, 45 C.F.R. Section 164.526. Business Associate shall promptly forward to Covered Entity any request for amendment of PHI that Business Associate receives directly from an individual.

h. Accounting Rights. Business Associate and its agents or Subcontractors shall make available to Covered Entity, within ten (10) business days of notice by Covered Entity, the information required to provide an accounting of disclosures to enable Covered Entity to fulfill its obligations under the HIPAA Rules, including, but not limited to, 45 C.F.R. Section 164.528. In the event that the request for an accounting is delivered directly to Business Associate or its agents or Subcontractors, Business Associate shall within five (5) business days of the receipt of the request, forward it to Covered Entity in writing. It shall be Covered Entity's responsibility to prepare and deliver any such accounting requested. Business Associate shall not disclose any Protected Information except as set forth in Section 2 of this Addendum.

i. Governmental Access to Records. Business Associate shall make its facilities, internal practices, books, records, and other sources of information, including PHI, available to the Covered Entity for purposes of determining compliance with the HIPAA Rules in accordance with 45 C.F.R. 160.310.

j. Minimum Necessary. Business Associate (and its agents or Subcontractors) shall only request, use and disclose the minimum amount of Protected Information necessary to accomplish the purpose of the request, use or disclosure, in accordance with the Minimum Necessary requirements of the HIPAA Rules including, but not limited to, 45 C.F.R. Sections 164.502(b) and 164.514(d).

k. Data Ownership. Business Associate acknowledges that Business Associate has no ownership rights with respect to the Protected Information.

l. Retention of Protected Information. Except upon termination of the Contract as provided in Section 4(c) of this Addendum, Business Associate and its Subcontractors or agents shall retain all Protected Information throughout the term of this Contract and shall continue to maintain the information required under Section 2(h) of this Addendum for a period of six (6) years.

m. Business Associate's Insurance and Notification Costs. Business Associate shall maintain insurance to cover loss of PHI data and claims based upon alleged violations of privacy rights through improper use or disclosure of PHI and breach notification requirements specified in HIPAA Rules and in §24-73-103, C.R.S.. All such policies shall meet or exceed the minimum insurance requirements of the Contract (e.g., occurrence basis, combined single dollar limits, annual aggregate dollar limits, additional insured status and notice of cancellation). Business Associate, to the extent practicable, shall mitigate any harmful effect known to Business Associate of a Use or Disclosure of PHI by Business Associate in violation of this Contract and Addendum.

n. Notification of Breach. During the term of this Contract, Business Associate shall notify Covered Entity within five (5) business days of any suspected or actual breach of security, intrusion or unauthorized use or disclosure of Protected Information and/or any actual or suspected use or disclosure of data in violation of any applicable federal or state laws or regulations. Business Associate shall not initiate notification to affected individuals per the HIPAA Rules without prior notification and approval of Covered Entity. Information provided to Covered Entity shall include the identification of each individual whose unsecured PHI has been, or is reasonably believed to have been accessed, acquired or disclosed during the breach. Business Associate shall take (i) prompt corrective action to cure any such deficiencies and (ii) any action pertaining to such unauthorized disclosure required by applicable federal and state laws and regulations.

o. Audits, Inspection and Enforcement.

(1) Business Associate shall obtain and update at least annually a written assessment performed by an independent third party reasonably acceptable to Covered Entity, which evaluates the Information Security of the applications, infrastructure, and processes that interact with the Covered Entity data Business Associate receives, manipulates, stores and distributes. Upon request by Covered Entity, Business Associate shall provide to Covered Entity the executive summary of the assessment.

(2) Business Associate, upon the request of Covered Entity, shall fully cooperate with Covered Entity's efforts to audit Business Associate's compliance with applicable HIPAA Rules. If, through audit or inspection, Covered Entity determines that Business Associate's conduct would result in violation of the HIPAA Rules or is in violation of the Contract or this Addendum, Business Associate shall promptly remedy any such violation and shall certify completion of its remedy in writing to Covered Entity.

(3) The fact that Covered Entity inspects, or fails to inspect, or has the right to inspect, Associate's facilities, systems, books, records, agreements, policies and procedures does not relieve Business Associate of its responsibility to comply with this Addendum, nor does Covered Entity's (i) failure to detect or (ii) detection, but failure to notify Business Associate or require Associate's remediation of any unsatisfactory practices, constitute acceptance of such practice or a waiver of Covered Entity's enforcement rights under the Contract.

p. Safeguards During Transmission. Business Associate shall be responsible for using appropriate safeguards, including encryption of PHI, to maintain and ensure the confidentiality, integrity and security of Protected Information transmitted to Covered Entity pursuant to the Contract, in accordance with the standards and requirements of the HIPAA Rules.

q. Restrictions and Confidential Communications. Within ten (10) business days of notice by Covered Entity of a restriction upon uses or disclosures or request for confidential communications pursuant to 45 C.F.R. Section 164.522, Business Associate will restrict the use or disclosure of an individual's Protected Information. Business Associate will not respond directly to an individual's requests to restrict the use or disclosure of Protected Information or to send all communication of Protected Information to an alternate address. Business Associate will refer such requests to the Covered Entity so that the Covered Entity can coordinate and prepare a timely response to the requesting individual and provide direction to Business Associate.

3. Obligations of Covered Entity.

a. Safeguards During Transmission. Covered Entity shall be responsible for using appropriate safeguards, including encryption of PHI, to maintain and ensure the confidentiality, integrity and security of Protected Information transmitted pursuant to this Contract, in accordance with the standards and requirements of the HIPAA Rules.

b. Notice of Changes. Covered Entity maintains a copy of its Notice of Privacy Practices on its website. Covered Entity shall provide Business Associate with any changes in, or

HIPAA BA ADDENDUM - Page 6

revocation of, permission to use or disclose Protected Information, to the extent that it may affect Business Associate's permitted or required uses or disclosures. To the extent that it may affect Business Associate's permitted use or disclosure of PHI, Covered Entity shall notify Business Associate of any restriction on the use or disclosure of Protected Information that Covered Entity has agreed to in accordance with 45 C.F.R. Section 164.522.

4. Termination.

a. Material Breach. In addition to any other provisions in the Contract regarding breach, a breach by Business Associate of any provision of this Addendum, as determined by Covered Entity, shall constitute a material breach of this Contract and shall provide grounds for immediate termination of this Contract by Covered Entity pursuant to the provisions of the Contract covering termination for cause, if any. If the Contract contains no express provisions regarding termination for cause, the following terms and conditions shall apply:

(1) Default. If Business Associate refuses or fails to timely perform any of the provisions of this Contract, Covered Entity may notify Business Associate in writing of the non-performance, and if not promptly corrected within the time specified, Covered Entity may terminate this Contract. Business Associate shall continue performance of this Contract to the extent it is not terminated and shall be liable for excess costs incurred in procuring similar goods or services elsewhere.

(2) Associate's Duties. Notwithstanding termination of this Contract, and subject to any directions from Covered Entity, Business Associate shall take timely, reasonable and necessary action to protect and preserve property in the possession of Business Associate in which Covered Entity has an interest.

b. Reasonable Steps to Cure Breach. If Covered Entity knows of a pattern of activity or practice of Business Associate that constitutes a material breach or violation of the Associate's obligations under the provisions of this Addendum or another arrangement, then Covered Entity shall take reasonable steps to cure such breach or end such violation. If Covered Entity's efforts to cure such breach or end such violation are unsuccessful, Covered Entity shall terminate the Contract, if feasible. If Business Associate knows of a pattern of activity or practice of a Subcontractor or agent that constitutes a material breach or violation of the Subcontractor's or agent's obligations under the written agreement between Business Associate and the Subcontractor or agent, Business Associate shall take reasonable steps to cure such breach or end such violation, if feasible.

c. Effect of Termination.

(1) Except as provided in paragraph (2) of this subsection, upon termination of this Contract, for any reason, Business Associate shall return or destroy all Protected Information that Business Associate or its agents or Subcontractors still maintain in any form and shall retain no copies of such Protected Information. If Business Associate elects to destroy the Protected Information, Business Associate shall certify in writing to Covered Entity that such Protected Information has been destroyed.

(2) If Business Associate believes that returning or destroying the Protected Information is not feasible, Business Associate shall promptly provide Covered Entity notice of the conditions making return or destruction infeasible. Business Associate shall continue to extend the protections of Sections 2 of this Addendum to such Protected Information and shall limit further use of such PHI to those purposes that make the return or destruction of such PHI infeasible.

5. Injunctive Relief. Covered Entity and Business Associate agree that irreparable damage would occur in the event Business Associate or any of its Subcontractors or agents use or disclosure of PHI in violation of this Contract, Addendum, the HIPAA Rules or any applicable law. Covered Entity and Business Associate further agree that money damages would not provide an adequate remedy for such Breach. Accordingly, Covered Entity and Business Associate agree that Covered Entity shall be entitled to injunctive relief, specific performance, and other equitable relief to prevent or restrain any Breach or threatened Breach of and to enforce specifically the terms and provisions of this Agreement.

6. No Waiver of Immunity. No term or condition of this Contract shall be construed or interpreted as a waiver, express or implied, of any of the immunities, rights, benefits, protection, or other provisions of the Colorado Governmental Immunity Act, CRS 24-10-101 *et seq.* or the Federal Tort Claims Act, 28 U.S.C. 2671 *et seq.* as applicable, as now in effect or hereafter amended.

7. Limitation of Liability. Any limitation of Business Associate's liability in the Contract shall be inapplicable to the terms and conditions of this Addendum.

8. Disclaimer. Covered Entity makes no warranty or representation that compliance by Business Associate with this Contract or the HIPAA Rules will be adequate or satisfactory for Associate's own purposes. Business Associate is solely responsible for all decisions made by Business Associate regarding the safeguarding of PHI.

9. Certification. To the extent that Covered Entity determines an examination is necessary in order to comply with Covered Entity's legal obligations pursuant to the HIPAA Rules relating to certification of its security practices, Covered Entity or its authorized agents or contractors, may, at Covered Entity's expense, examine Business Associate's facilities, systems, procedures and records as may be necessary for such agents or contractors to certify to Covered Entity the extent to which Business Associate's security safeguards comply with the HIPAA Rules or this Addendum.

10. Amendment to Comply with Law. The parties acknowledge that state and federal laws relating to data security and privacy are rapidly evolving and that amendment of this Addendum may be required to provide for procedures to ensure compliance with such developments. The parties specifically agree to take such action as is necessary to implement the standards and requirements of the HIPAA Rules and other applicable laws relating to the confidentiality, integrity, availability and security of PHI. The parties understand and agree that Covered Entity must receive satisfactory written assurance from Business Associate that Business Associate will adequately safeguard all Protected Information and that it is Business Associate's

responsibility to receive satisfactory written assurances from Business Associate's Subcontractors and agents. Upon the request of either party, the other party agrees to promptly enter into negotiations concerning the terms of an amendment to this Addendum embodying written assurances consistent with the standards and requirements of the HIPAA Rules or other applicable laws. Covered Entity may terminate this Contract upon thirty (30) days written notice in the event (i) Business Associate does not promptly enter into negotiations to amend this Contract when requested by Covered Entity pursuant to this Section, or (ii) Business Associate does not enter into an amendment to this Contract providing assurances regarding the safeguarding of PHI that Covered Entity, in its sole discretion, deems sufficient to satisfy the standards and requirements of the HIPAA Rules.

11. Assistance in Litigation or Administrative Proceedings. Business Associate shall make itself, and any Subcontractors, employees or agents assisting Business Associate in the performance of its obligations under the Contract, available to Covered Entity, at no cost to Covered Entity, up to a maximum of thirty (30) hours, to testify as witnesses, or otherwise, in the event of litigation or administrative proceedings being commenced against Covered Entity, its directors, officers or employees based upon a claimed violation of the HIPAA Rules or other laws relating to security and privacy or PHI, in which the actions of Business Associate are at issue except where Business Associate or its Subcontractor, employee or agent is a named adverse party.

12. No Third Party Beneficiaries. Nothing express or implied in this Contract is intended to confer, nor shall anything herein confer, upon any person other than Covered Entity, Business Associate and their respective successors or assigns, any rights, remedies, obligations or liabilities whatsoever.

13. Interpretation and Order of Precedence. The provisions of this Addendum shall prevail over any provisions in the Contract that may conflict or appear inconsistent with any provision in this Addendum. Together, the Contract and this Addendum shall be interpreted as broadly as necessary to implement and comply with the HIPAA Rules. The parties agree that any ambiguity in this Contract shall be resolved in favor of a meaning that complies and is consistent with the HIPAA Rules. This Contract and Addendum supersedes and replaces any previous separately executed HIPAA agreement between the parties.

14. Survival of Certain Contract Terms. Notwithstanding anything herein to the contrary, Business Associate's obligations under Section 4(c) ("Effect of Termination") and Section 12 ("No Third Party Beneficiaries") shall survive termination of this Contract and shall be enforceable by Covered Entity as provided herein in the event of such failure to perform or comply by the Business Associate. This Addendum shall remain in effect during the term of the Contract including any extensions.

REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK



Agenda Item #5.d.

Agenda Item Name:

Consider Liquor License Renewal for City of Rifle dba Ute Theater and Events Center

Presenter:

Alexis Ramirez, City Clerk

Item Description:

Consider Liquor License Renewal for City of Rifle dba Ute Theater and Events Center

Recommended Action:

Move to approve the Liquor License Renewal for City of Rifle dba Ute Theater and Events Center

Fiscal Impact:

None

Operational Impact:

None

Prior Board Motions:

None

Background Information:

Consider Liquor License Renewal for City of Rifle dba Ute Theater and Events Center located at 132 East 4th Street, Rifle, CO has submitted an Entertainment Liquor License Renewal Application.

The application is complete and the appropriate fees have been paid.

Executive Summary:

None

Notification Requirements:

None

Prepared By:

Alexis Ramirez, City Clerk

Attachments:

1. Redacted 2026 Ute Liquor License Application

DR 8400 (05/05/25)
COLORADO DEPARTMENT OF REVENUE
Liquor Enforcement Division
PO BOX 17087
Denver CO 80217-0087
(303) 205-2300

Submit to Local Licensing Authority

UTE THEATER AND
EVENTS CENTER
132 EAST 4TH STREET
Rifle CO 81650

Fees Due	
Annual Renewal Application Fee	\$
Renewal Fee	750.00
Storage Permit \$100 X _____	\$
Sidewalk Service Area \$75.00	\$
Additional Optional Premise Hotel & Restaurant \$100 X _____	\$
Related Facility - Campus Liquor Complex \$160.00 per facility	\$
Amount Due/Paid	\$

Make check payable to: Colorado Department of Revenue. The State may convert your check to a one-time electronic banking transaction. Your bank account may be debited as early as the same day received by the State. If converted, your check will not be returned. If your check is rejected due to insufficient or uncollected funds, the Department may collect the payment amount directly from your banking account electronically.

Retail Liquor License Renewal Application

Please verify & update all information below. Return to city or county licensing authority by due date.

Note that the Division will not accept cash.

☒ Paid by check
☐ Paid Online

Uploaded to Movelt on Date

Licensee Name

CITY OF RIFLE

Doing Business As Name (DBA)

UTE THEATER AND EVENTS CENTER

Liquor License Number

License Type

Entertainment Facility License (City)

Sales Tax License Number

Expiration Date

Due Date

09/27/2026

08/13/2026

Business Address

Street Address

132 EAST 4TH STREET

Phone Number

9706656569

City, State, ZIP Code

Rifle CO 81650

Mailing Address

Street Address

132 EAST 4TH STREET

City, State, ZIP Code

Rifle CO 81650

Email

pduprey@rifleco.org

Operating Manager

Patrick Duprey

Date of Birth

Home Address

Street Address		Phone Number
City	State	ZIP Code

1. Do you have legal possession of the premises at the street address? ☒ Yes ☐ No

Are the premises owned or rented? ☒ Owned

*If rented, expiration date of lease

☐ Rented*

2. Are you renewing a storage permit, additional optional premises, sidewalk service area, or related facility? ☐ Yes ☒ No

If yes, please see the table in the upper right hand corner and include all fees due.

3. Are you renewing a takeout and/or delivery permit? ☐ Yes ☒ No

(**Note:** must hold a qualifying license type and be authorized for takeout and/or delivery license privileges) If selecting 'Yes', an additional \$11.00 is required to renew the permit.

If so, which are you renewing? ☐ Delivery ☐ Takeout ☐ Both Takeout and Delivery

4. Since the date of filing of the last application, has the applicant, including its manager, partners, officer, directors, stockholders, members (LLC), managing members (LLC), or any other person with a 10% or greater financial interest in the applicant, been found in final order of a tax agency to be delinquent in the payment of any state or local taxes, penalties, or interest related to a business? ☐ Yes ☒ No

Since the date of filing of the last application, has the applicant, including its manager, partners, officer, directors, stockholders, members (LLC), managing members (LLC), or any other person with a 10% or greater financial interest in the applicant failed to pay any fees or surcharges imposed pursuant to section 44-3-503, C.R.S.? ☐ Yes ☒ No

5. Since the date of filing of the last application, has there been any change in financial interest (new notes, loans, owners, etc.) or organizational structure (addition or deletion of officers, directors, managing members or general partners)? ☐ Yes ☒ No

If yes, explain in detail and attach a listing of all liquor businesses in which these new lenders, owners (other than licensed financial institutions), officers, directors, managing members, or general partners are materially interested.

6. Since the date of filing of the last application, has the applicant or any of its agents, owners, managers, partners or lenders (other than licensed financial institutions) been convicted of a crime?..... ☐ Yes ☒ No

If yes, attach a detailed explanation.

7. Since the date of filing of the last application, has the applicant or any of its agents, owners, managers, partners or lenders (other than licensed financial institutions) been denied an alcohol beverage license, had an alcohol beverage license suspended or revoked, or had interest in any entity that had an alcohol beverage license denied, suspended or revoked?..... ☐ Yes ☒ No

If yes, attach a detailed explanation.

8. Does the applicant or any of its agents, owners, managers, partners or lenders (other than licensed financial institutions) have a direct or indirect interest in any other Colorado liquor license, including loans to or from any licensee or interest in a loan to any licensee?..... ☐ Yes ☒ No

If yes, attach a detailed explanation.

Affirmation & Consent

I declare under penalty of perjury in the second degree that this application and all attachments are true, correct and complete to the best of my knowledge.

Type or Print Name of Applicant/Authorized Agent of Business

Patrick Duprey

Title

Ute Theater & Event Center Manager

Signature

Date (MM/DD/YY)

07/24/2026

Report & Approval of City or County Licensing Authority

The foregoing application has been examined and the premises, business conducted and character of the applicant are satisfactory, and we do hereby report that such license, if granted, will comply with the provisions of Title 44, Articles 4 and 3, C.R.S., and Liquor Rules.

Therefore this application is approved.

Local Licensing Authority For

Title

Attest

Signature

Date (MM/DD/YY)

DR 8495 (02/16/24)
COLORADO DEPARTMENT OF REVENUE
Liquor Enforcement Division
PO BOX 17087
Denver CO 80217-0087
(303) 205-2300

Tax Check Authorization, Waiver, and Request to Release Information

I, Patrick Duprey

am signing this Tax Check Authorization, Waiver and Request to Release Information (hereinafter
"Waiver") on behalf of

(the "Applicant/Licensee")

City of Rifle dba The Ute Theater & Event Center

to permit the Colorado Department of Revenue and any other state or local taxing authority to release information and documentation that may otherwise be confidential, as provided below. If I am signing this Waiver for someone other than myself, including on behalf of a business entity, I certify that I have the authority to execute this Waiver on behalf of the Applicant/Licensee.

The Executive Director of the Colorado Department of Revenue is the State Licensing Authority, and oversees the Colorado Liquor Enforcement Division as his or her agents, clerks, and employees. The information and documentation obtained pursuant to this Waiver may be used in connection with the Applicant/Licensee's liquor license application and ongoing licensure by the state and local licensing authorities. The Colorado Liquor Code, section 44-3-101. et seq. ("Liquor Code"), and the Colorado Liquor Rules, 1 CCR 203-2 ("Liquor Rules"), require compliance with certain tax obligations, and set forth the investigative, disciplinary and licensure actions the state and local licensing authorities may take for violations of the Liquor Code and Liquor Rules, including failure to meet tax reporting and payment obligations.

The Waiver is made pursuant to section 39-21-113(4), C.R.S., and any other law, regulation, resolution or ordinance concerning the confidentiality of tax information, or any document, report or return filed in connection with state or local taxes. This Waiver shall be valid until the expiration or revocation of a license, or until both the state and local licensing authorities take final action to approve or deny any application(s) for the renewal of the license, whichever is later. Applicant/Licensee agrees to execute a new waiver for each subsequent licensing period in connection with the renewal of any license, if requested.

By signing below, Applicant/Licensee requests that the Colorado Department of Revenue and any other state or local taxing authority or agency in the possession of tax documents or information, release information and documentation to the Colorado Liquor Enforcement Division, and is duly authorized employees, to act as the Applicant's/Licensee's duly authorized representative under section 39-21-113(4), C.R.S., solely to allow the state and local licensing authorities, and their duly authorized employees, to investigate compliance with the Liquor Code and Liquor Rules. Applicant/Licensee authorizes the state and local licensing authorities, their duly authorized employees, and their legal representatives, to use the information and documentation obtained using this Waiver in any administrative or judicial action regarding the application or license.

Name (Individual/Business)

City of Rifle dba The Ute Theater & Event Center

Social Security Number/Tax Identification Number

[REDACTED]

Home Phone Number

[REDACTED]

Business/Work Phone Number

970-665-6569

Street Address

132 E 4th Street

City

Rifle

State ZIP Code

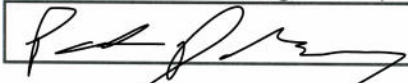
CO

81650

Printed name of person signing on behalf of the Applicant/Licensee

Patrick Duprey

Applicant/Licensee's Signature (Signature authorizing the disclosure of confidential tax information) Date Signed



07/24/2026

Privacy Act Statement

Providing your Social Security Number is voluntary and no right, benefit or privilege provided by law will be denied as a result of refusal to disclose it. § 7 of Privacy Act, 5 USCS § 552a (note).

(This page intentionally left blank)



Agenda Item #5.e.

Agenda Item Name:

Consider Intergovernmental Agreement with Garfield County Clerk & Recorder for Election Services

Presenter:

Alexis Ramirez, City Clerk

Item Description:

Consider Intergovernmental Agreement with Garfield County Clerk & Recorder for Election Services

Recommended Action:

Move to approve the Intergovernmental Agreement with Garfield County Clerk & Recorder for 2026 Election Services.

Fiscal Impact:

None

Operational Impact:

An Intergovernmental Agreement with Garfield County is to be approved every election year.

Prior Board Motions:

Ordinance No. 6, Series of 2019 was adopted on June 17, 2019.

Background Information:

The City of Rifle moved its municipal elections to be held during Garfield County's coordinated election cycle in November of odd-numbered years in 2019.

Executive Summary:

Attached is a proposed Intergovernmental Agreement (IGA) for Election Services between the City of Rifle and the Garfield County Clerk and Recorder.

The City will pay the County Clerk and Recorder to provide special election services for the November 3, 2026 coordinated election.

Staff has reviewed the IGA and recommends approval.

Notification Requirements:

None

Prepared By:

Alexis Ramirez, City Clerk

Attachments:

1. Garfield County 2026 General Election IGA

**2026 General Election Intergovernmental Agreement
November 3, 2026**

This Intergovernmental Agreement (“IGA” or “**Agreement**”) is made effective this 5th day of August, 2026, between the Garfield County Clerk and Recorder (“**Clerk**”) and City of Rifle (“**Political Subdivision**”):

The Political Subdivision listed above intends to submit candidate contest(s) and/or ballot measure(s) for the November 3, 2026, General Election (“**Election**”).

The Clerk and Recorder (“**Clerk**”) serves as the Coordinated Election Official for the Election, and in accordance with the Uniform Election Code of 1992, Title 1 of the Colorado Revised Statutes (“**C.R.S.**”), the Colorado Constitution, and applicable Colorado Secretary of State election rules (“**Rules**”) will conduct the Election on behalf of all participating political subdivisions having jurisdiction within the boundaries of Garfield County. C.R.S. §1-7-116(1)(a)

The Political Subdivision and the Clerk will enter into this agreement regarding the preparation, conduct and cost of the Election. This agreement must be signed by August 25, 2026 (no later than seventy (70) days prior to the scheduled election). C.R.S. §1-7-116(2)

The Political Subdivision designates a representative as the Designated Election Official (“**DEO**”). The DEO acts as the primary liaison between the Political Subdivision and the Clerk. C.R.S. §1-1-104(8)

The Clerk designates Election Manager, Rachel Weishaar to act as the Clerk’s primary liaison with the Political Subdivision for the purposes of the Election. The Election Manager acts under the authority of the Clerk.

Contact information for the Clerk, Deputy Clerk and Election Manager is listed on page 8. The Political Subdivision will provide DEO and alternate DEO contact information on page 8 and return with the signed Agreement.

If the Political Subdivision encompasses territory within other counties, this Agreement applies only to that portion of the Political Subdivision within Garfield County.

The Political Subdivision and the Clerk agree to perform the following duties, or such other duties as may be mutually agreed upon by the parties in writing, in connection with the Election.

I. Duties of the Political Subdivision

Preparation, Conduct and Cost for the Election

1. The Political Subdivision is responsible for adhering to any/all deadlines set forth in the 2026 Election Calendar published by the Colorado Secretary of State (SOS) as well as any/all deadlines written as part of this Agreement. The calendar sent with this Agreement (Appendix A) is current as of July 10, 2026. Updates to the calendar are published by the Colorado Secretary of State and can be found online at <https://www.coloradosos.gov/pubs/elections/Resources/ElectionCalendars.html>.
2. The Political Subdivision / DEO reviews the addresses provided in the Address Library sent by Rachel Weishaar and certifies that the information is accurate and complete. Any corrections are to be sent to Rachel as soon as possible. Appendix B, Address Verification for the 2026 General Election must be signed and submitted no later than 3:00 p.m. on Wednesday, September 2, 2026. Reviewing the addresses within the Political Subdivision is essential to ensure correct ballot styles are issued to eligible electors. The Clerk is not responsible for addressing errors that are not reported to Rachel, in writing, by the deadline.

3. Except for the notice of the election that the Clerk is required to post and/or publish under Title 1, the Political Subdivision is responsible for posting and/or publishing any other legal notices required of the Political Subdivision pursuant to relevant provisions of state law.
4. The Political Subdivision may assign a representative to observe the logic and accuracy test (LAT) prior to the election and the risk limiting audit (RLA) after the election. If the Political Subdivision is interested in assigning a representative for the LAT and/or RLA, please notify the Clerk in advance of either event.
5. The Political Subdivision may assign a representative to witness the canvass board's certification of the Election. The canvass board will be made up of representatives appointed by each major political party.
6. October 9, 2026, is the last day that the governing body of a Political Subdivision may by resolution withdraw one or more ballot issues or questions from the ballot. C.R.S. §1-5-208
 - a. In the event the governing body cancels the Election or resolves not to participate in the Election, the Political Subdivision / DEO will immediately notify the Clerk of the cancellation by way of submitting a copy of the signed resolution.
 - b. The Political Subdivision's participation in the election may not be canceled in part. C.R.S. §1-5-208(4)
 - c. The Political Subdivision is responsible for their portion of all costs accrued by the Clerk attributable to the cancelled election or withdrawn ballot issues or ballot questions. C.R.S. §1-5-208(5)
 - d. The Political Subdivision is responsible for providing notice by publication of the cancellation of the Election. A copy of the notice must be posted in the office of the DEO, the office of the Clerk for each county in which the Political Subdivision is located, and, for special districts, a copy of the notice must be filed with the office of the division of local government. C.R.S. §1-5-208(6)
7. The Political Subdivision immediately notifies the Clerk of any Election challenge that is initiated with respect to any ballot content certified by the Political Subdivision and will keep the Clerk apprised of the need to retain Election records for use in such a challenge.

Ballot Certification

1. The Political Subdivision is solely responsible for determining whether a ballot issue, ballot question, candidate contest or candidate is eligible and properly certified for the ballot.
2. As soon as possible, but no later than 5:00 p.m. on Friday, September 4, 2026, (60 days before the Election), the Political Subdivision / DEO will certify the ballot order and content (in both English and Spanish) to the Clerk. The ballot content shall include the name and office of each candidate for whom a petition has been filed with the DEO and any ballot issues or ballot questions to be submitted to the eligible electors. C.R.S. §1-5-203(3)
 - a. The Political Subdivision will utilize and comply with the instructions in the 2026 Candidate Race Worksheet (Appendix D) and/or the 2026 Ballot Measure Worksheet (Appendix E) to certify final ballot content to the Clerk.
 - b. If certifying a ballot measure (ballot issue or ballot question), the Spanish translation must be linguistically accurate, culturally appropriate, and technically consistent with the original English document. Appendix C – Certification of Spanish Translation must be signed and submitted with the Ballot Measure Worksheet (Appendix E). No Spanish translation is needed if Political Subdivision is only certifying candidates.

- c. The ballot content must be submitted exactly as it is to appear and be printed on the official ballot (this includes the correct order if certifying multiple candidate contests or multiple ballot issues or questions).
 - d. The Political Subdivision / DEO is solely responsible for the accuracy of the information contained in the Candidate Race and/or Ballot Measure Worksheet(s). C.R.S. §1-5-203(3)(c) The ballot content certified to the Clerk is considered final.
3. If certifying ballot issues and/or ballot questions, the Political Subdivision will submit to the Clerk a copy of the ordinance or resolution enacted or adopted by the Political Subdivision's governing board showing the final approved ballot content. This document must be submitted along with the 2026 Ballot Measure Worksheet (Appendix E), due no later than 5:00 p.m. on Friday, September 4, 2026.
 4. The Political Subdivision / DEO (or alternate official) proofreads and approves the ballot content certified by the Political Subdivision as it appears on the ballot proof sent by the Clerk.
 - a. The ballot will be designed and finalized the week of September 8, 2026. Proofing and final approval of the ballot content is required during this time. The DEO must be available to respond to communication from the Clerk's office (email and/or phone call) from September 8 – 11, 2026. While every effort will be made to contact the DEO during normal business hours (8:00 a.m. – 5:00 p.m.), it may be necessary for the Clerk's office to contact the DEO outside of these hours.
 - b. If the DEO is unavailable to respond for any reason, the Alternate Official will be contacted. The Alternate Official has the authority to act on behalf of the DEO. (Provide all contact information on page 8 of this agreement.)
 5. For candidate contests, the Political Subdivision is responsible for providing an audio recording of each candidate's name. The DEO or candidate must submit a WAV file to Edna Place, Deputy Clerk, no later than the ballot content certification deadline, Friday, September 4, 2026. For questions regarding the WAV file, contact Edna directly.
 6. Once the Clerk has provided the final Certification of Election results after canvass, any additional Certificate of Election which the Political Subdivision is required by law to forward to another division of government is the responsibility of the Political Subdivision.
 7. The Political Subdivision agrees to pay the Clerk within 30 days of receipt of the emailed invoice.

II. Duties of the Clerk

Preparation, Conduct and Cost for the Election

1. The Clerk provides the Political Subdivision with a copy of the 2026 Election Calendar published by the Colorado Secretary of State. The calendar sent with this Agreement is current as of July 10, 2026. Updates to the calendar are published by the Colorado Secretary of State and can be found online at <https://www.coloradosos.gov/pubs/elections/Resources/ElectionCalendars.html>.
2. The Clerk provides the Political Subdivision an Address Library listing the Garfield County street addresses located within the boundaries of the Political Subdivision according to the Colorado statewide voter registration system (SCORE). The Political Subdivision is responsible for validating this information and returning Appendix B – Address Verification for the 2026 General Election. If the Political Subdivision encompasses the entire county, an Address Library listing will not be sent for verification.
3. No later than twenty (20) days before the Election, the Clerk publishes notice of the Election. This notice will be published in the Citizen Telegram and will be posted in the hallway outside the Clerk's office at the Garfield County Courthouse in Glenwood Springs. This notice will include the date of the Election, locations and hours of voter service and polling centers and drop box locations. This notice satisfies the publication requirement for all Political Subdivisions participating in the Election. C.R.S. §1-5-205

4. The Clerk includes on the ballot all content timely certified by the Political Subdivision(s) and designs the ballot according to requirements set forth in C.R.S. and election rules.
5. The Clerk has the authority to format the content to create consistency across all ballots; this includes but is not limited to font, font size and spacing.
6. The Clerk assigns the identifying number and/or letter for all ballot measures. C.R.S. §1-5-407(5) and Election Rule 4.5.2(e)(4)
7. The Clerk provides a sample ballot for proofreading and approval by the Political Subdivision before official ballots are printed.
8. The Clerk posts unofficial results on the Garfield County website (www.garfieldcountyco.gov). The first unofficial results will be posted shortly after the polls close at 7:00 p.m. on Election night and will be updated throughout the evening. If ballot processing continues the Wednesday following the Election, results will be updated again by the close of business on Wednesday. Official results are posted after completion of the risk limiting audit (RLA) and once the canvass board certifies the election results (approximately 3 weeks after the Election).
9. The Clerk appoints the risk limiting audit (RLA) board members and coordinates the appointment of the canvass board members. C.R.S. §1-10-101 (partisan elections); C.R.S. §1-10-201 (nonpartisan elections)
10. The Clerk sends the final Certification of Election results to the Political Subdivision after canvass.
11. The Clerk is the final decision maker on any substantive and procedural issues regarding the conduct of the Election.

III. TABOR Notice (Ballot Issue Notice) – if applicable

1. The Political Subdivision collects and compiles the TABOR notice content in compliance with Article X Section 20 of the Colorado Constitution and any pertinent Election Rules. Article X Section 20 (3)(b)(v), C.R.S. §1-7-901, *et seq.*
2. The Political Subdivision submits the complete and final TABOR notice content in a Word document to Rachel Weishaar, Election Manager no later than Monday, September 21, 2026 (no later than 43 days before the Election). Please submit this content as early as possible on the due date. C.R.S. §1-7-904
3. The Clerk is not responsible for ensuring that the TABOR notice complies with the requirements of TABOR or any other constitutional or statutory requirement relating to the notice.
4. The Political Subdivision is solely responsible for the accuracy of the information contained in the TABOR notice.
5. The Clerk compiles TABOR notice content from all Political Subdivision(s) who certify a TABOR issue to the ballot and creates the notice. C.R.S. §1-7-905
6. The Clerk emails the DEO a proof of the TABOR notice for approval of the Political Subdivision's content prior to final printing of the notice. The turnaround time for this approval is very tight. The DEO must respond within the time specified when the proof is sent, otherwise, the notice will go to print without DEO approval.
7. Not less than thirty (30) days prior to the Election, the Clerk mails a TABOR notice to "All Registered Voters" at each address where there are voters eligible to vote on a TABOR issue(s). The Clerk may mail the TABOR notice to individuals other than electors of a specific Political Subdivision, if such mailing results from efforts to minimize mailing cost. Colorado Constitution Article X, Section 20 (3)(b); C.R.S. § 1-7-906.

8. The Political Subdivision is responsible for the costs associated with the preparation and mailing of the TABOR notices. If more than one Political Subdivision is involved in the TABOR notice, the costs will be prorated among all participating Political Subdivisions.

IV. Property Owner Ballots and Property Owner TABOR Notices – if applicable

1. This section applies if non-resident property owners (but registered Colorado voters) are eligible electors in the Political Subdivision's election.
2. The Political Subdivision complies with the requirements set forth in C.R.S. §1-5-304, which includes requesting from the Garfield County Assessor a list of property owners.
3. The Clerk sends to the Political Subdivision a list of active, registered voters residing in the district. This list will be sent no later than August 28, 2026. (If Political Subdivision wants the list sooner, contact Rachel Weishaar.) The cost for this list is \$40 and will be included in the invoice sent to the Political Subdivision after the election.
4. After reviewing the property owner and registered voter lists, the Political Subdivision submits to the Clerk a list of eligible property owners not residing in the district. This list is due no later than September 18, 2026.
 - a. The list must be in Microsoft Excel, formatted as follows:
 - i. One voter name per row
 - ii. Separate columns for: voter ID, first name, middle name (if provided), last name, street address/PO box, city, state, and zip
 - b. Submit the list via email to Rachel Weishaar
5. If necessary, the Political Subdivision submits a supplemental property owner list to the Clerk no later than October 16, 2026.
6. The Political Subdivision is responsible for ensuring the list provided is accurate and only includes eligible property owners.
7. The Clerk will mail a property owner ballot, containing only the Political Subdivision's ballot content, to each voter on the property owner list submitted by the Political Subdivision.
8. If property owners are eligible electors of a Political Subdivision certifying a TABOR issue, the Political Subdivision is responsible for mailing a TABOR notice to each address of one or more eligible property owners not residing within the Political Subdivision. The Political Subdivision will create a TABOR notice for property owners with only the Political Subdivision's ballot issue. The Political Subdivision may request additional copies of the TABOR notice created by the Clerk, however, it will contain information for ALL ballot issues in the county, not just the specific Political Subdivision. Any additional copies requested will be charged to the Political Subdivision. C.R.S. §1-7-906(2)

V. Election Costs

1. The minimum fee for a Political Subdivision to coordinate with Garfield County on the Election is \$1,000.00. Any costs associated with the TABOR notice and/or property owner ballots (if applicable) will be billed separate from the minimum charge.
2. The Political Subdivision acknowledges it has sufficient funds available in its approved budget to pay its portion of the Election expenses.
3. After the ballot certification deadline, September 4, 2026, any correctable error in ballot content will be corrected at the expense of the Political Subdivision whose DEO issued and/or approved the incorrect certification. These costs may include, but are not limited to, staff time for reprogramming election content,

repeating of the logic and accuracy test (LAT), and reprinting of ballots and related materials. C.R.S. §1-5-203(3)(c) and §1-5-412

4. The Clerk maintains an accurate account of all Election costs including, but not limited to: supplies, printing, paper, ballot insertion, postage, legal and other notices, compensation of election judges and other expenses attributable to the Clerk's administration of the Election on behalf of the Political Subdivision.
5. The Political Subdivision is billed for its portion of the costs incurred by the Clerk to prepare for and conduct the election. The proportional share of costs is based on the number of electors residing in the Political Subdivision. If the Political Subdivision certifies more than one (1) candidate race and/or ballot measure, the proportional share of the costs increases accordingly. The space used on the ballot may also be taken into consideration when determining a Political Subdivision's final billed amount.
6. If applicable, costs associated with the preparation and mailing of the TABOR notice will be prorated among those Political Subdivisions participating in the TABOR notice. These costs will be reflected in the billing summary and invoice. A Political Subdivision requiring extra copies of the TABOR notice to mail to property owners, will be billed accordingly.
7. If applicable, costs associated with the preparation and mailing of property owner ballots to eligible electors not residing within the Political Subdivision will be billed solely to the Political Subdivision involved. The charge for the active, registered voter list sent by the Clerk will be included. These costs will be reflected in the billing summary and invoice.
8. Should the Political Subdivision cancel their participation in the Election, the Political Subdivision is responsible for their portion of all costs incurred by the Clerk in relation to their intended participation. Any additional costs related to removing the Political Subdivision from the ballot (if possible) or other publications will be the sole responsibility of the Political Subdivision(s) that is cancelling.
9. In the case of a recount, the additional costs incurred from the recount will be charged to the Political Subdivision(s) involved in the recount.
10. All costs of the Election are at the Clerk's determination and will be final.
11. The Political Subdivision is responsible for any additional or unique election costs resulting from the Political Subdivision missing deadlines.
12. The Clerk prepares and sends the Political Subdivision a billing summary and invoice for the Political Subdivision's portion of all election expenses incurred under this Agreement. The invoice will be sent via email no later than January 30, 2027.
13. Any costs associated with the preparation and mailing of property owner ballots (if applicable) to eligible electors not residing within the Political Subdivision will be billed.
14. Upon receipt of the invoice, the Political Subdivision agrees to pay within 30 days.

VI. Additional Provisions

1. No portion of this Agreement will be deemed to create a cause of action with respect to anyone not a party to this Agreement, nor is this Agreement intended to waive any privileges and/or immunities to the parties or of which their officers or employees may possess, except as expressly stated in this Agreement.
2. The County and its employees, agents, representatives, or other persons acting under the direction of the Clerk & Recorder must use reasonable care in conducting the obligations under this Agreement.
3. The Clerk cannot give legal advice, if you have legal questions you will need to contact your own legal counsel.

4. Notices. All notices required to be given by this Agreement are deemed to have been received and to be effective:
- three days after they have been mailed by certified mail, a return receipt is requested.
 - immediately upon hand delivery; or
 - immediately upon receipt of confirmation that an email was received; to the address of a Party as set forth below or to such Party or addresses as may hereafter be designated in writing:

To Clerk: Garfield County Clerk & Recorder

Drop Off/ Mail: 109 8th St., Suite 200 Glenwood Springs, CO 81601

Email: rweishaar@garfieldcountyco.gov

5. The terms of this IGA will continue until all statutory requirements concerning the conduct of the 2026 General Election are fulfilled pursuant to C.R.S. Title 1.
6. In any event that any provision in this IGA conflicts with the Code or other statute, this IGA will be modified to conform to such law. No resolution of either party to this Agreement impairs the rights of the Clerk or the Political Subdivision hereunder without the consent of the other party to this Agreement.
7. The Parties hereto understand and agree that the County, its commissioners, officials, officers, directors, agents, and employees, are relying on, and do not waive or intend to waive by any provisions of the Agreement, the monetary limitations or any other rights, immunities and protections provided by the Colorado Governmental Immunity Act (the CGIA), §24-10-101 to 120, C.R.S., or otherwise available to the County or the Political Subdivision: To the extent the CGIA imposes varying obligations or contains different waivers for cities and counties, both the County and the Political Subdivision agree that they will remain liable for their independent obligations under the CGIA, and neither party shall be the agent of the other or liable for the obligations of the other.
8. The statutory time frames and requirements of the C.R.S. Title I, TABOR requirements found in the Constitution, and the election rules apply to the completion of any duties or tasks required under this Agreement. Failure to comply with the terms of this Agreement, statutory requirements, or Secretary of State rules may result in consequences up to and including termination of this Agreement.
9. INDEMNIFICATION To the extent permitted by law, the Political Subdivision agrees to indemnify, defend and hold harmless the County, its officers, and employees, from any and all losses, costs, demands or actions arising out of or related to any actions, errors, or omissions of the Political Subdivision in completing its responsibilities relating to the Elections and related tasks.

VII. Contact Information

The Political Subdivision has designated the following agents to serve as the Designated Election Official (DEO) and the Alternate Official.

	Designated Election Official	Alternate Official
First and last name	Alexis Ramirez	Patrick Waller
Email address	aramirez@rifleco.org	pwaller@rifleco.org
Phone number	970-665-6405	970-665-6409
Cell phone number	970-987-6384	970-274-7507

Garfield County Clerk and Recorder contact information:

Jacklyn Harmon – Clerk and Recorder
jharmon@garfieldcountyco.gov
Office phone: 970-384-3700 ext. 1823
Cell phone: 970-404-9292

Edna Place – Deputy Clerk
eplace@garfieldcountyco.gov
Office phone: 970-384-3700 ext. 1804

Rachel Weishaar – Election Manager
rweishaar@garfieldcountyco.gov
Office phone: 970-384-3700 ext. 1780

IN WITNESS WHEREOF, the parties have executed this Agreement to be effective upon the date first above written.

GARFIELD COUNTY CLERK AND RECORDER

Date: _____

Jacklyn K. Harmon

NAME OF POLITICAL SUBDIVISION:

Date: _____

By: _____

Signature

Printed Name and Title of Authorized Representative



Agenda Item #5.f.

Agenda Item Name:

Consider Appointing the Rifle Municipal Judge and Assistant Municipal Judge - Resolution No.17 Series of 2026

Presenter:

Kathy Pototsky, Court Clerk / PIO

Item Description:

Reappointment of Municipal Judge Victor Zerbi and Assistant Municipal Judge Monica Groom

Recommended Action:

Move to reappoint Judge Victor Zerbi and Associate Judge Monica Groom - Resolution No.17 Series of 2026.

Fiscal Impact:

None

Operational Impact:

None

Prior Board Motions:

None

Background Information:

The Rifle Municipal Code 2-4-40 calls for appointment of judges every two years. Both of our existing judges are seeking reappointment.

Executive Summary:

Both Rifle Municipal Court judges are qualified and both desire to continue their service to the City.

Notification Requirements:

None

Prepared By:

Kathy Pototsky, Court Clerk / PIO

Attachments:

1. Resolution No. 17-Appointment of Municipal Judge

**CITY OF RIFLE, COLORADO
RESOLUTION NO. 17
SERIES OF 2026**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIFLE,
COLORADO, APPOINTING THE RIFLE MUNICIPAL JUDGE AND
ASSISTANT MUNICIPAL JUDGE.

WHEREAS, Section 8.5 of the Rifle Municipal Charter authorizes the City Council to appoint one or more municipal judges; and

WHEREAS, pursuant to Section 2-4-40 of the Rifle Municipal Code, the term of office of all Municipal Judges appointed shall be for a period of two (2) years, and shall begin on the first day of September of each even-numbered year; and

WHEREAS, the City Council desires to reappoint Victor Zerbi as Rifle Municipal Judge and appoint Monica Groom as Assistant Municipal Judge for a two-year term.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RIFLE THAT:

1. The above recitals are hereby incorporated as findings by the City of Rifle.
2. The City Council hereby reappoints Victor Zerbi as Rifle Municipal Judge and Monica Groom as Assistant Municipal Judge for a two-year term through August 31, 2028.

THIS RESOLUTION was read, passed, and adopted by the Rifle City Council at a regular meeting held this 5th day of August 2026.

CITY OF RIFLE, COLORADO

By _____
Mayor

ATTEST:

City Clerk



Agenda Item #7.a.

Agenda Item Name:

Oath of Office to Chief of Police Tommy Klein

Presenter:

Alexis Ramirez, City Clerk

Item Description:

Oath of Office to Chief of Police Tommy Klein

Recommended Action:

N/A

Fiscal Impact:

N/A

Operational Impact:

N/A

Prior Board Motions:

N/A

Background Information:

N/A

Executive Summary:

Oath of Office to Chief of Police Tommy Klein

Notification Requirements:

N/A

Prepared By:

Alexis Ramirez, City Clerk

Attachments:

None



Agenda Item #7.b.

Agenda Item Name:

Receive Update from YouthZone

Presenter:

Jami Hayes

Item Description:

Receive Update from YouthZone

Recommended Action:

Presentation only, no action required.

Fiscal Impact:

N/A

Operational Impact:

N/A

Prior Board Motions:

N/A

Background Information:

Update from Youth Zone on projects and data related to Rifle.

Executive Summary:

N/A

Notification Requirements:

No additional notice required.

Prepared By:

Alexis Ramirez, City Clerk

Attachments:

1. YouthZone Flyer
2. PowerPoint Presentation

YouthZone in Rifle

FISCAL YEAR 2024-2025

YouthZone provides comprehensive assessment and advocacy to inspire healthy relationships between youth, families, and communities.



22 Assessments provided to non-Rifle residents that were charged in Rifle or attend school in Rifle

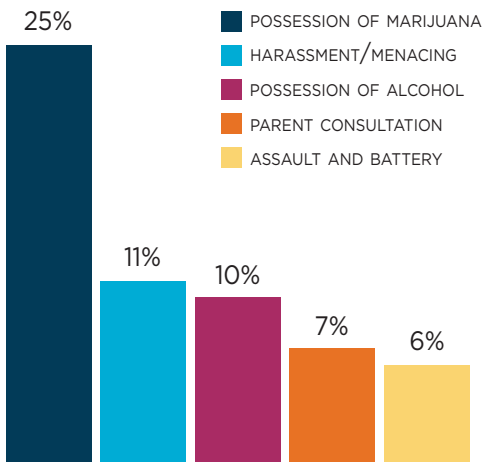
Rifle clients are **35% female**, **65% male**.

They are **30% Caucasian**, **65% Latino**, and **5% other races**.

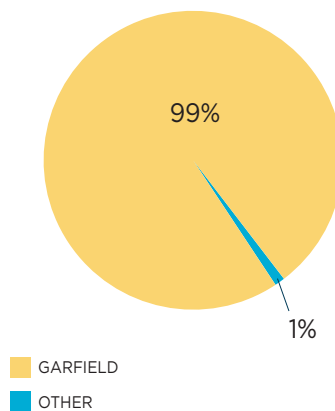
83% did not reoffend while working with YZ, and **90%** were able to **complete their contracts** successfully.

45% of clients **reported an improvement** in at least one post-survey focus area.

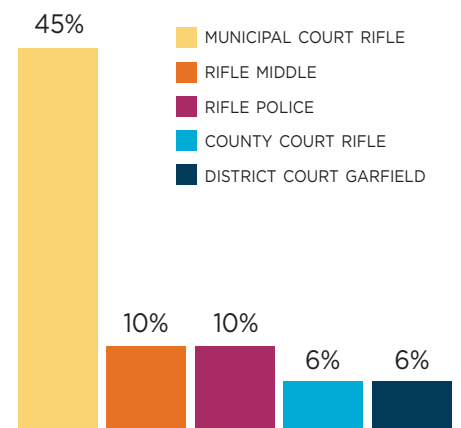
Top 5 Charges



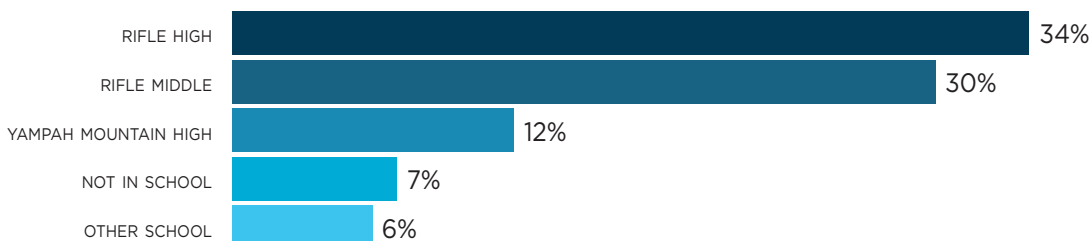
County of Residence



Top 5 Referral Sources



Top 5 Schools attended by clients



YouthZone

MISSION

YouthZone provides comprehensive assessment and advocacy to inspire healthy relationships between youth, families, and communities.

VISION

Hopeful Youth, Strong Families, and Safe Communities

CORE VALUES

Inspire with integrity, no judgments, stewardship, believe in possibilities,

YouthZone is proud to partner with the following organizations in serving our clients:

Colorado Division of Criminal Justice - Colorado Department of Public Health and Environment - Colorado Youth Detention Continuum - 9th Judicial District Attorney's Office - Rocky Mountain Health Plans - Roaring Fork RE1, Garfield RE2, and Garfield 16 School Districts - Pitkin, Garfield, and Rio Blanco County Governments, Sheriff's Offices, and Collaborative Management Programs - Aspen, Basalt, Carbondale, Glenwood Springs, New Castle, Parachute, Rifle, Silt, and Snowmass Village Municipal Governments and Police

Testimonials

What experience made a difference for you at YZ?

"Hacen un buen trabajo. Me puedo expresar."

"Always nice and looking out for my best."

"YA helped me a lot with my attitude and morals."

"Always listened to what I had to say."

"They are always welcoming and understanding. It was a safe place to come to after a hard day."

"The groups taught me a lot about self-care."

"There were always people here to talk to and guide you through and give you ways to overcome anything."

"They helped me by showing support and believing that one mistake doesn't define you."

Parents:

"Gracias por la ayuda a mi hija fue muy eficaz para ella y muestra familia."

MISSION

YouthZone provides comprehensive assessment and advocacy to inspire healthy relationships between youth, families, and communities.

VISION

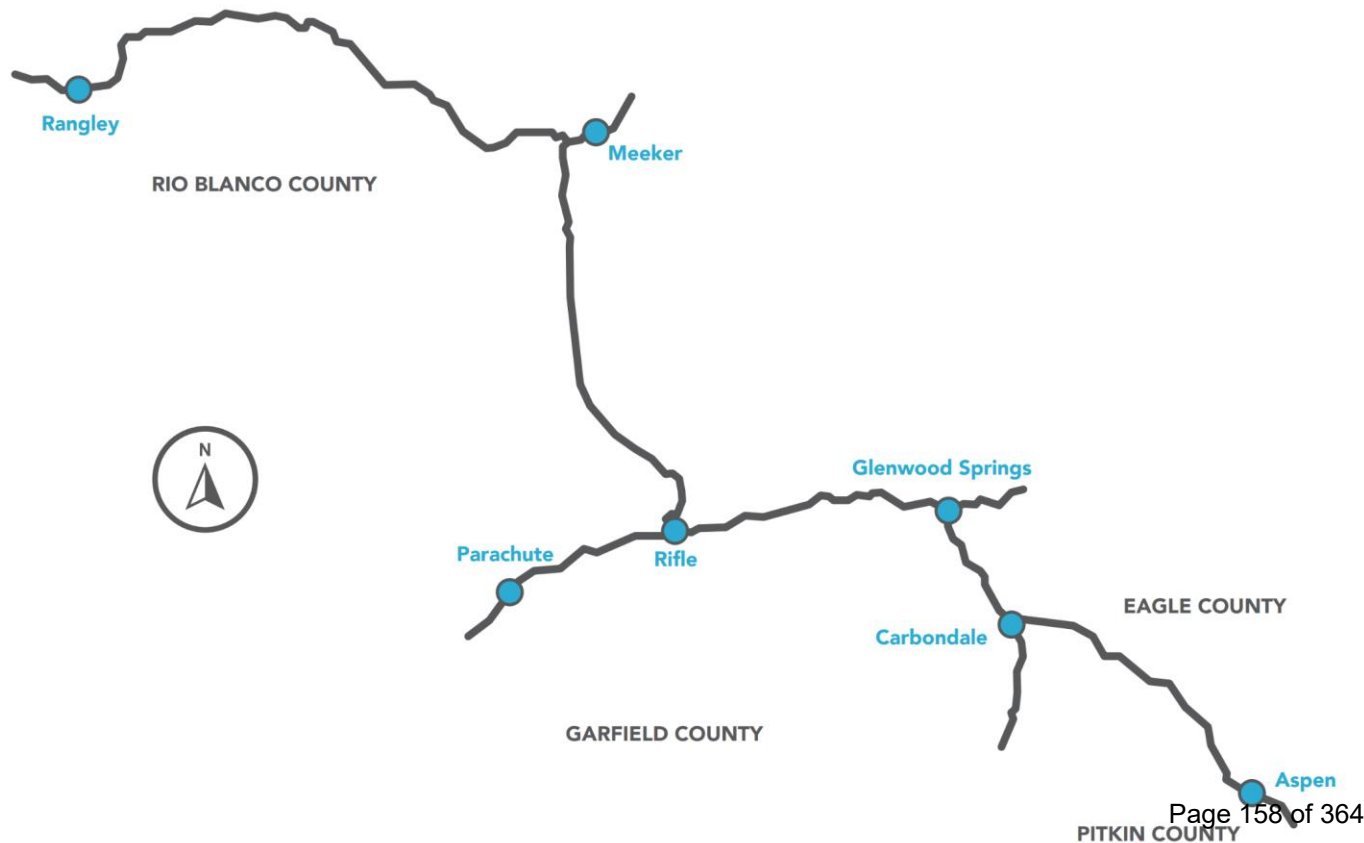
Hopeful Youth, Strong Families, & Safe Communities

CORE VALUES

Inspire with Integrity, No judgements, Stewardship and believe in Possibilities, Inclusiveness, Restoration and Encouragement



9th Judicial District and YouthZone



GOALS AND OUTCOMES

- To intervene with youth who exhibit risky, disruptive or criminal juvenile behaviors,
- YouthZone:
 - Provides youth tools and resources to **reduce risk** and elevate success
 - Supports the entire family unit and promotes **healthier family** relationships
 - Supports **mental health** through coaching, counseling and education
 - Intervenes with **substance** use through intervention, education and counseling
 - Heals communities through **restorative processes**



SCREENING FOR POSITIVE YOUTH DEVELOPMENT

**Evidence Based: Sensitive to program effectiveness, completion, and client recidivism. The screener includes 60 questions, of which seven are identifying and demographic. Staff collect quality screening answers, as well as assets and risks. The screener is at a 7th-grade reading level and takes about 15 minutes to complete.*

The YouthZone survey measures the following five domains:

- Substance Use
- Alcohol Use
- Optimism and Problem Solving
- Delinquency and Community Engagement
- Trauma



PROGRAMS & SERVICES

Youth Services



Assessments – Youth and Family
Youth Advocacy - Case Management
Counseling – Individual
Substance Use Counseling & Education
Restorative Justice
Victim/Offender Mediation
Peer Support Groups
Useful Public Service
Deferred Sentencing Programs through Courts
Diversion
Life Skills Classes
Youth Coaching
CYDC Detention Screening 9th District

Parent Support

Parent Consultation
Parent Education
Family Mediation
Peer Support Groups

[Online Referral Form](#)

www.youthzone.com

COST & SOURCES OF INCOME

- \$200 fee per client to initiate services- Sliding fee schedule for reduced or waived fees
- Average overall cost per youth is \$2,000-\$4,000 for a 3-6 month program
- Avg. cost to detain a youth is \$66,000 for 6 months
- FY25.26 budget at \$2.0m
- FY26.27 budget at \$2.1m



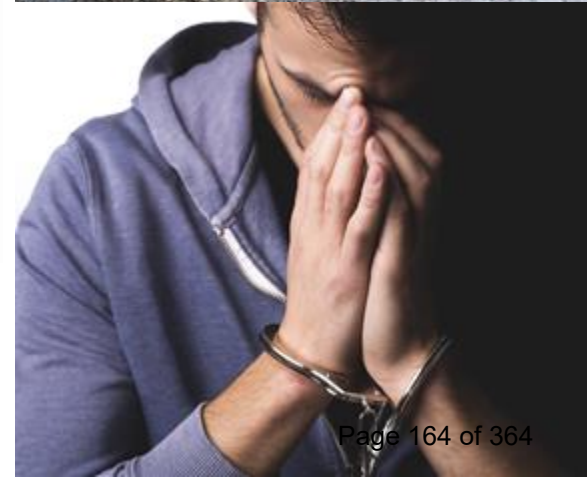
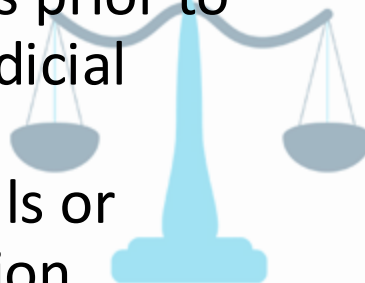
OUR GOALS:

- 1) Leverage **community partnerships** for better outcomes and outreach. This includes coordinating with schools and law enforcement agencies to identify pre-ticket youth
- 2) Reduce **barriers to access**, including transportation, language, cost, and timeliness.
- 3) **Improve capacity** to serve youth and families in need of mental health and substance use intervention



DEMOGRAPHICS AND OUTCOMES

- 56% of referrals come from courts, offering both pre- and post-file diversion.
- 30% of referrals are from schools and pre-ticket law enforcement contact, allowing us to provide preventative services prior to formal engagement with the judicial system.
- 15% of referrals are self-referrals or referred by a partner organization.
- 6% of our clients are adults.



DEMOGRAPHICS & OUTCOMES

	Organization-wide	Rifle
Top Reasons for Referral	Possession of marijuana	Possession of marijuana
	Possession of alcohol	Possession of alcohol
	Petty theft	Assault and battery
	Criminal mischief	Parent consultation
	Parent consultation	Disorderly conduct
Top Referral Sources	Garfield District Court	Rifle Muni Court
	Glenwood Muni Court	Garfield District Court
	Rifle Muni Court	Garfield County Court
	Garfield County Court	Rifle Middle
	Carbondale Muni Court	Rifle Police



DEMOGRAPHICS & OUTCOMES

	Organization-wide	Rifle (FY25.26 up to April)
Total assessments	449	92
Unique clients	378	75
Total community members served	1020	179
CYDC cases	50	10
Non-recidivism rate	84%	78%
Contract completion rate	92%	83%
Survey improvement	48%	50%
Gender	39% female, 61% male	51% female, 49% male
Ethnicity	44% Caucasian, 49% Latino, 7% other	31% Caucasian, 59% Latino, 10% other
Cost of providing	~\$1.5m	\$300k



Support Staff and Key Consultants



Jami Hayes, ED



Jesse Hanna, Chief Operations Officer



Ali Naaseh-Shahry-Director
of Development Operations
and Institutional Giving



Erin Greenwald-Director of
Philanthropy and Community
Engagement



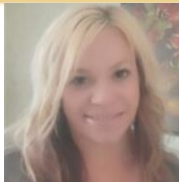
Vanessa Otero,
Administrative Assistant



Tania Beltran, Business
Manager

Direct Service Staff

**Airen Goodman,
Program Director**



**Zyra Guyon, LPC
Clinical Supervisor,
LAC***



Substance Program



**Michelle Medrano,
Substance Coordinator
LAC***

Restorative Justice Program



**Pete Durrance,
Restorative Justice
Specialist, CAT**

Mental Health Program



**Keri Sorenson,
Substance Specialist
and Youth Advocate,
CAT**

**TBD
Mental Health
Counselor**

CYDC/Diversion Program



**Aida Bonilla,
District Court
Coordinator**

Municipal and County Court Program



**Mariah Dickson,
Court Coordinator**



**Becca Paturalski,
Youth Advocate, CAT**



**Lupe Loya Elliott,
Youth Advocate**



**Abigail Jurado,
Youth Advocate, CAT**

Key Partnerships



**GARFIELD
SHERIFF**



COLORADO

Division of Criminal Justice

Department of Public Safety



COLORADO

Department of Human Services



Garfield School
District No. Re-2



Office of Gun Violence Prevention

Colorado Youth Detention Continuum (CYDC)



Helping families thrive in Garfield County

Contact:

Jami Hayes, Executive Director

970-945-9300

YouthZone Main Line

970-945-9300

Donations to support our work can be made at:

www.youthzone.com



Agenda Item #8.a.

Agenda Item Name:

Consider GRIT Grant Awards - Summer 2026

Presenter:

Karah Brubaker, Economic Opportunity Specialist II
Zach Higgins, Community Development Director

Item Description:

Second round of GRIT Grant Applications. Four applicants requesting a total of \$22,200 which is available within GRIT's 2026 grant budget.

Recommended Action:

Move to approve GRIT Grant Awards in total of \$22,200 to RAMBO, NUTS, Symphony in the Valley, and Young Guns.

Fiscal Impact:

The total grant request is \$22,200 for four (4) entities. RAMBO requesting \$5,000; NUTS requesting \$4,200; Symphony in the Valley requesting \$8,000; and Young Guns requesting \$5,000.

Operational Impact:

GRIT regularly makes grants available to local non-profits to enhance community events.

Prior Board Motions:

GRIT formally recommended approval of all grant requests in this funding round at their July meeting.

Background Information:

The Greater Rifle Improvement Team, GRIT, has two grant funding rounds during the fiscal year. These grants have covered primarily enhancements to local community events but have also covered physical improvements and other items within the Visitor Improvement Fund allowed scope.

This funding request round includes four (4) returning entities requesting funds for established events in Rifle.

Executive Summary:

See attached applications for additional details about events, organizations, and funding requests.

Notification Requirements:

N/A

Prepared By:

Zach Higgins, Community Development Director

Attachments:

1. Memo_GRIT_Grant_Cycle_2_2026
2. GRIT Grant Application_NUTS
3. GRIT_Application_RAMBO_2026
4. grant application - Symphony in the Valley 2026
5. GRIT Grant Instructions and Application 2026_TouchaTruck

COMMUNITY DEVELOPMENT DEPARTMENT

202 Railroad Avenue, Rifle, CO 81650

Phone: 970-665-6496



MEMORANDUM

TO: Rifle City Council

FROM: Karah Brubaker – Economic Opportunity Specialist II

DATE: August 5, 2026

SUBJECT: GRIT Grant Funding Recommendations

GRIT Grant Program – Cycle 2 (2026)

Recommendation

Approve the Greater Rifle Improvement Team (GRIT) Advisory Board recommendation to award a total of **\$22,200** in GRIT grant funding to four organizations.

Background

The Greater Rifle Improvement Team (GRIT) Advisory Board met on July 14, 2026, to review applications submitted for Cycle 2 of the 2026 GRIT Grant Program. The Board evaluated each request based on the GRIT Grant Program guidelines, available funding, and anticipated community benefit. Following review and discussion, the Board voted to recommend funding for four community events totaling \$22,200, consistent with the purpose of the City's lodging tax.

As required by the program, all grant awards are subject to final approval by the Rifle City Council.

Recommended Grant Awards:

Applicant	Award
RAMBO	\$5,000
New Ute Theatre Society (NUTS)	\$4,200
Symphony in the Valley	\$8,000
The Young Guns	\$5,000
Total	\$22,200

Fiscal Impact

Funding for these grant awards is available within the approved GRIT budget.

Council Action Requested

Approve the GRIT Advisory Board recommendation to award a total of \$22,200 in grant funding to the four organizations listed above.



GRIT logo with text: Greater Rifle Improvement Team. Tagline: Better, together.

NUTS

GRIT Grant Application and Process

The Greater Rifle Improvement Team Advisory Board has two grant cycles a year. The grant cycles are February and July. The application deadline for each cycle is listed below.

GRIT grant cycles and deadlines			
Grant cycle	Application deadline	Presentation to board	Vote by advisory board
February	December 31st	2nd Tuesday in January	2nd Tuesday in February
July	May 30th	2nd Tuesday in June	2nd Tuesday in July

Grant Application

1. Complete the grant application and submit it to Kim Burner at kburner@rifleco.org or 202 Railroad Avenue, Rifle Colorado 81650. For questions regarding the grant application, please contact Kim Burner at [970-665-6496](tel:970-665-6496).
2. GRIT event grants are for non-profit or not-for-profit organizations. For-profit organizations/businesses are encouraged to partner with a non- or not-for-profit organization.
3. If the GRIT Board has questions regarding your grant application, they may request additional information or ask you to attend an additional meeting.
4. At its discretion the GRIT Board may fund all or part of the grant request.
 - a. The GRIT Board reserves the right to outline what expenses may be covered by grant funds.
5. The applicant will be notified by email at the address supplied of the outcome of the grant application.
6. GRIT grant funds cannot be used for operating expenses of the applicant organization or any associated organization including but not limited to payroll/staff expenses, utilities, supplies (event supplies exempted), etc.
 - a. For questions regarding covered expenses please contact Kim Burner.
7. After the GRIT Board decides on grant applications, the GRIT manager will take the board recommendations before the Rifle City Council for final approval or denial before funds are distributed.

Project/Event Evaluation

Once the project/event funded by the grant is complete, a Project Evaluation Form is required within 60 days.

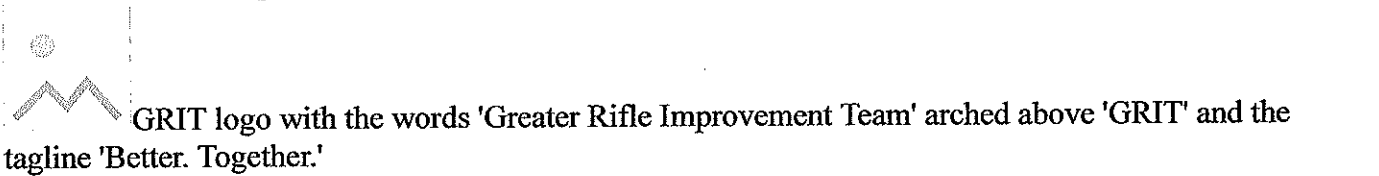
The GRIT Board may require additional items with the evaluation form. These items will be listed in the notification email sent at the time of application or may be requested after review of the evaluation form.

Failure to complete the evaluation may result in the organization being ineligible for future funding.

Evaluations may be submitted to kburner@rifleco.org or 202 Railroad Ave., Rifle, CO 81650 no later

than 60 days after the completion of the project/event.

Note about transcribed forms: this format exists to remove accessibility barriers, but some recipients prefer the original printed format. If you'd like help moving your entries into the original form, please use the live assistance options in the sidebar or contact the author.



GRIT Grant Application for Funding

Applicant Information

Date:

5.27.26

Organization Name:

New Ute Theatre Society

Address:

P.O.Box 84

Contact Person:

Helen Rogers

Phone Number:

970-274-6147

Email Address:

hrinteriordesign@msn.com

Federal Tax ID:

27-1061203

State Tax ID:

98008018

Organization Information

Organization's Current Board of Directors or Trustees

Name	Phone #	Email Address
Helen Rogers	970-274-6147	hrinteriordesign@msn.com
Tanya Giard	970-309-2113	tgiard@giardhomes.con
Elissa Nye	970-309-0803	elissamnye@gmail.com
Kelly Thompson	970-456-5278	conductor@sitv.com
Aundrea Ware	970-471-4509	aundreaware@yahoo.com

Name	Phone #	Email Address
Kaitlyn Giard	970-404-7811	kgiard@giardhomes.com

Brief summary of Organization's History

Brief summary of Organization's History

The New Ute Theatre Society (NUTS) formed in 2009 in order to return the UTE Theater to what it is today. A thrift store wanted to buy it at the time and a group of community activists felt the theater needed to be saved. The mission of NUTS is to provide a community owned non-profit organization to promote, market, and financially support the city owned theater. Our goals for the theater have been to revitalize it into a performing arts venue , in which live theater, dance, film, comedy and a wide variety of musical genres can perform from across the country. We also support other non-profits to be able to rent the theater. We feel the UTE enhances the downtown and has an economic impact to businesses in the City of Rifle.

Grant Request

Amount Requested: \$4,200

How many people will benefit from the funding? Potentially 600 people over

In what way will they benefit?

The adult theater group wants to return to the UTE after a successful comedy performance last November. They prefer to do comedies and with today's political and economic climate, comedies bring joy and levity to people's lives. Also, people can't afford to travel to Denver to experience live theater.

Has your organization applied for a grant in the past?

☒ Yes ☐ No

If Yes, what year? Last cycle of grants for 202

How much was the grant for? \$3,800

Brief description of request.

There was a consensus from the GRIT Board to try and continue the Third Thursday Events in the downtown. Two Bands were selected, A Band Called Alexis (January) and Hwy 82 (March), both 'country' bands. Unfortunately, they were not well attended but the UTE Staff would like to create a 'western swing' and 'line-dance' opportunity in the future.

Description of current programs, activities and accomplishments:

Currently, this year we have provided rental fees to other area non-profits such as RAMBO, Rifle Heritage Center, and Western Colorado Watershed Partnership. We also support the Symphony in the Valley to perform at the UTE. In May, we have Thursday Night Patio Series to help promote local bands. Every July we hold a Children's Theater Camp and keep the fees low so local kids can experience live theater. Other entities supported are High School Proms, 5Point Film Festival, Rifle Elks Club Veterans Lunch and Hoot at the UTE for Journey Home Animal Shelter (2023-25).

If funds are granted, what is your plan to create a self-sustainable program/event?

The Theater Group is asking for support in order to bring adult live theater to the Rifle Community. Previously, they were called Aspen Community Theater, performing at the Wheeler Opera House with financial help from Aspen. They would like to become their own non-profit in the future, possibly in 2027, but need help getting started and want to become the 'UTE Players'.

Timetable for implementation:

The Comedy they want to put on is called 'Lend Me a Tenor'. Dates for the performances are over two weekends, November 6,7, and 8, and November 13, 14, and15, to include Sunday matinee's. The comedy is a fast-paced farce through unexpected twists, turns and surprises. The characters are eclectic and powerful in their comic qualities.

The funding for the Greater Rifle Improvement Team is generated through the Lodging Tax. The proceeds of the lodging tax shall be used primarily for the following:

Please check the area(s) your request falls under:

Request area categories

☒ Visitor Improvement and Attractions

☐ Historic Preservation

☒ Special Events

☐ City Beautification

☐ City Promotion

Program/Project Budget

Revenues or other funding sources

Individually list all sources of funds (including sponsors) and the level of funding provided:

Revenue or funding source 1

SEE ATTACHED

Revenue or funding source 2

Revenue or funding source 3

Revenue or funding source 4

Revenue or funding source 5

Revenue or funding source 6

Total funds available to the program:

Expenses:

Expense 1

SEE ATTACHED

Expense 2

Amount:

Amount 1

Amount 2

OFFICE OF THE SECRETARY OF STATE
OF THE STATE OF COLORADO

CERTIFICATE OF FACT OF GOOD STANDING

I, Jena Griswold, as the Secretary of State of the State of Colorado, hereby certify that, according to the records of this office,

NEW UTE THEATRE SOCIETY, INC.

is a

Nonprofit Corporation

formed or registered on 10/06/2009 under the law of Colorado, has complied with all applicable requirements of this office, and is in good standing with this office. This entity has been assigned entity identification number 20091528314 .

This certificate reflects facts established or disclosed by documents delivered to this office on paper through 05/26/2026 that have been posted, and by documents delivered to this office electronically through 05/27/2026 @ 16:14:21 .

I have affixed hereto the Great Seal of the State of Colorado and duly generated, executed, and issued this official certificate at Denver, Colorado on 05/27/2026 @ 16:14:21 in accordance with applicable law. This certificate is assigned Confirmation Number 18610131 .



Jena Griswold

Secretary of State of the State of Colorado

*****End of Certificate*****

Notice: A certificate issued electronically from the Colorado Secretary of State's website is fully and immediately valid and effective. However, as an option, the issuance and validity of a certificate obtained electronically may be established by visiting the Validate a Certificate page of the Secretary of State's website, <https://www.coloradosos.gov/biz/CertificateSearchCriteria.do> entering the certificate's confirmation number displayed on the certificate, and following the instructions displayed. Confirming the issuance of a certificate is merely optional and is not necessary to the valid and effective issuance of a certificate. For more information, visit our website, <https://www.coloradosos.gov> click "Businesses, trademarks, trade names" and select "Frequently Asked Questions."

NUTS Project Worksheet

Adult Community Theater at the UTE Theater/November, 2026

Expenses

UTE Rental		\$	4,200.00
------------	--	----	----------

Full Load In Day: \$600, Four Rehearsal Days: \$1,200

Six Performance Days: \$2,400

Licensing and Material - scripts, sound cues	paid	\$	1,650.00
--	------	----	----------

Costumes - 1934 time period	est	\$	1,500.00
-----------------------------	-----	----	----------

Props	est	\$	500.00
-------	-----	----	--------

Set Materials	est	\$	3,000.00
---------------	-----	----	----------

Furniture - Rental and Purchase	est	\$	700.00
---------------------------------	-----	----	--------

Make-up	est	\$	200.00
---------	-----	----	--------

Rehearsal Space	est	\$	900.00
-----------------	-----	----	--------

Total Expenses		\$	14,150.00
-----------------------	--	----	------------------

Revenues

GRIT Grant	\$4,200.00
------------	------------

Program Underwritten/NUTS or Others	\$1,500.00
-------------------------------------	------------

Total Revenues	\$5,700.00
-----------------------	-------------------

Remaining Needed for Production - Out of Pocket or Others	\$8,450.00
---	------------

Anticipated Ticket Sales (2025 - \$9,664)	\$10,000.00
---	-------------

Anticipated Profit	\$1,550.00
--------------------	------------

3:39 PM

05/28/26

Accrual Basis

NEW UTE THEATER SOCIETY, INC**Profit & Loss**

January 1 through May 28, 2026

	Jan 1 - May 28, 26
Ordinary Income/Expense	
Income	
DONATION IN HONOR OF	3,436.94
INCOME - PROGRAMMING	2,614.00
Merchandise Revenue	378.98
Programming Fund Donations	6,684.23
SUSTAINING MEMBERSHIPS	1,093.73
Total Income	14,207.88
Expense	
Accountant Fees	325.00
DONATIONS / CONTRIBUTIONS	6,500.00
Insurance	1,141.00
Marketing	
Programming	10,619.21
Supplies for Performers	377.17
Total Marketing	10,996.38
PATIO CONCERT SERIES EXP.	3,093.55
Theater Camp Expenses	500.00
Total Expense	22,555.93
Net Ordinary Income	-8,348.05
Other Income/Expense	
Other Income	
Interest	8.97
Total Other Income	8.97
Net Other Income	8.97
Net Income	-8,339.08

3:40 PM

05/28/26

Accrual Basis

NEW UTE THEATER SOCIETY, INC
Balance Sheet
As of May 28, 2026

	<u>May 28, 26</u>
ASSETS	
Current Assets	
Checking/Savings	
Alpine Bank- OPERATING	5,362.10
Programming Fund - GRANTS ETC.	11,965.32
Total Checking/Savings	<u>17,327.42</u>
Total Current Assets	17,327.42
Other Assets	
Start-up Costs	<u>750.00</u>
Total Other Assets	<u>750.00</u>
TOTAL ASSETS	<u><u>18,077.42</u></u>
LIABILITIES & EQUITY	
Equity	
Unrestricted Net Assets	26,416.50
Net Income	<u>-8,339.08</u>
Total Equity	<u>18,077.42</u>
TOTAL LIABILITIES & EQUITY	<u><u>18,077.42</u></u>







GRIT Grant Application for Funding

Applicant Information

Date: 7/1/26

Organization Name: RAMBO (Rifle Area Mountain Bike organization)

Address: P.O. Box 823, Rifle, CO 81650

Contact Person: Ari Philipson, President, RAMBO

Phone Number: 772-696-1790 Email Address: ariphilipson@gmail.com

Federal Tax ID: _____ State Tax ID: 20-578079B

Organization Information

Organization's Current Board of Directors or Trustees

Name	Phone #	Email Address
<u>Ari Philipson, President (same as above)</u>		
<u>John Leybourne, VP</u>	<u>303-981-1006</u>	<u>pjcoc89@hotmail.com</u>
<u>Sam Giffin, Secretary</u>	<u>970-531-4485</u>	<u>sam@RoanCreekBikes.com</u>
<u>Gerry Mojarro, Treasurer</u>	<u>224,430-4406</u>	<u>gmojarro1@gmail.com</u>
<u>Steven Spevere</u>	<u>970-948-6638</u>	<u>sspevere@gmail.com</u>
<u>Steven Arauza</u>	<u>832-661-8177</u>	<u>stevendarauza@gmail.com</u>

Brief summary of Organization's History

Since 2010, RAMBO has been the conveners of mountain biking in the Colorado River Valley. We engage and lead the community in building & maintaining quality mountain-bike specific trails. We've hosted our annual fundraising event, the Grand Hogback Extravaganza, since 2020.

Grant Request

Amount Requested: \$5,000

How many people will benefit from the funding? All of Rifle! currently 10,924

In what way will they benefit? Better trails, closer to home! Rifle residents usually have had to travel elsewhere to recreate on bikes, now we have the Grand Hogback Trail System in our backyard!

Has your organization applied for a grant in the past?

Yes

No

If Yes, what year? 2025

How much was the grant for? 5,000

Brief description of request. This will be our 6th year hosting the Grand Hogback Extravaganza, our premiere fundraising event. This year our theme is "pedal and metal" where riders can participate in a game-style ride showcasing the best of our trails.

Description of current programs, activities and accomplishments:

Throughout the year, RAMBO hosts events that bring the community together - our full moon rides, volunteer maintenance days and involvement in many city of Rifle events have made RAMBO a community staple of non-motorized recreation.

If funds are granted, what is your plan to create a self-sustainable program/event?

Annually we seek additional revenue streams through sponsorship from our local business community and regional/national outdoor brands. We continue to seek out dedicated funding.

Timetable for implementation: Event date in Saturday, October 17.

The funding for the Greater Rifle Improvement Team is generated through the Lodging Tax. The proceeds of the lodging tax shall be used primarily for the following:

Please check the area(s) your request falls under:

- ☒ Visitor Improvement and Attractions
- ☐ Historic Preservation
- ☒ Special Events
- ☐ City Beautification
- ☒ City Promotion

Program/Project Budget

Revenues or other funding sources

Individually list all sources of funds (including sponsors) and the level of funding provided:

Alpine Bank - \$2,500

Grand River Health - \$1,000

Roan Creek Bikes - \$2,500 (in kind)

Gumpton Trail Works - \$2,500 (in kind)

} season-long sponsorships

Total funds available to the program:

Expenses:

Amount:

BLM event permit \$250

Event insurance \$750

Logo design - \$200

course decor & game products \$1,000

Event logowear - \$1,500

Event marketing - \$500

Live music - \$800

Please attach a balance sheet or profit and loss statement for requesting organization.

Measure of Success

What will be the measurable results? Example: How many people are expected to attend/benefit?

Annually, we measure results by the number of event attendees, but we also look at awareness building as a metric and the overall impression people have of the Grand Hogback Trails as a place they want to return.

How will the organization define and measure success of the event or project?

We always aim for 100 attendees, which is about the capacity for our current parking. We also measure success by the number of first-time attendees and overall visitor numbers.

To what degree will the project and/or organization have a long-term sustainable value to Rifle?

The Grand Hogback trails continue to gain in popularity across the Western Slope, bringing economic diversification to our region.

Additional information you would like the GRIT Advisory Board to consider:

RAMBO continues to be grateful to the City of Rifle and GRIT Board for your continued investment in and support of our trails!



GRIT Grant Application for Funding

Applicant Information

Date: **5/29/2026**

Organization Name: **Symphony in the Valley**

Address: **P.O. Box 1831, Glenwood Springs, CO 81602**

Contact Person: **Kelly Thompson**

Phone Number: **(970) 456-5278**

Email Address: **conductor@sitv.org**

Federal Tax ID: **84-1265543**

State Tax ID:

Organization Information

Organization's Current Board of Directors or Trustees

Name	Phone #	Email Address
Ruth Mollman, President	970-319-0062	president@sitv.org
Sharon Young, Vice President	970-319-4976	sharonyoung429@gmail.com
Adrienne Prosser, Treasurer	970-618-6283	treasurer@sitv.org
Jay Duclo	970-366-7696	yakerjay@gmail.com
Warren Lucio	951-333-3953	462ref@gmail.com
Barry Melton	214-315-7582	b.melton@lvq.net
Jennifer Carden	970-987-2635	littleredheadjen@gmail.com
Matt Weisbrod, Manager	970-988-7478	manager@sitv.org

Brief summary of Organization's History

Symphony in the Valley has been performing in the Roaring Fork Valley since 1993. Comprised of volunteer musicians, we perform concerts in October, December, February, May, and July each year. The Symphony is dedicated to providing musical opportunities to musicians of all ages and enriching our community through live musical performance.

Grant Request

Amount Requested: **\$8,000**

How many people will benefit from the funding? **500+**

In what way will they benefit? **During Hometown Holidays those who attend our Nutcracker show will experience the only performance including live musicians and dancers on the Western Slope.**

Has your organization applied for a grant in the past? ☒ **Yes** **Via NUTS** ☐ **No**

If Yes, what year? **2025** How much was the grant for? **\$3,200**

Brief description of request. **The Symphony will be performing Nutcracker again this year with professional dancers from Colorado West Ballet from Grand Junction. We also perform other holiday favorites at this concert during Hometown Holiday.**

Description of current programs, activities and accomplishments: **Symphony in the Valley has an Instrument Lending/Gifting program for local youth who want to play in band or orchestra but do not have an instrument. We also have a Student Enrichment Program to connect music students to private lessons. We provide a musical outlet for musicians of all ages to perform.**

If funds are granted, what is your plan to create a self-sustainable program/event? **Our Holiday Nutcracker performance is one of our fundraiser events. Our other fundraiser is our Symphony Swing in February. With professional dancers this is an expensive endeavor.**

Timetable for implementation: **We will have four performances total, 2:00PM and 7:00PM (or after the parade) on December 5, and 2:00PM and 4:30PM on December 6**

The funding for the Greater Rifle Improvement Team is generated through the Lodging Tax. The proceeds of the lodging tax shall be used primarily for the following:

Please check the area(s) your request falls under:

- ☐ Visitor Improvement and Attractions
- ☐ Historic Preservation
- ☒ Special Events
- ☐ City Beautification
- ☒ City Promotion

Program/Project Budget

Revenues or other funding sources

Individually list all sources of funds (including sponsors) and the level of funding provided:

Symphony in the Valley has numerous sponsors throughout the year, specifically for
Nutcracker in 2025: GRIT: \$3,200; Alpine Bank: \$3,000;
NUTS: \$1,250 (\$5,000 for our 4 main concert series); Seth Green: \$1,000; Ruth
Mollman: \$1,000; Town & Country Vet: \$1,000; Darrell Green: \$1,000; Morgan Green: \$500;
Zachary Green: \$500

Total funds available to the program: **\$12,450 in 2025**

Expenses:	Amount:
Dancers	\$8,000
Hotel for Dancers, 2 nights	\$1,728
Ute Rental, 2 days	\$1,600
Music purchase / arrangements	\$800
	\$12,128

Please attach a balance sheet or profit and loss statement for requesting organization.

Measure of Success

What will be the measurable results? Example: How many people are expected to attend/benefit?

Through four performances we can seat approximately 500. With dancers on stage the Symphony takes a portion of the floor, limiting audience space. I believe this is a draw for Hometown Holiday and is a huge asset to the event being the only venue on the Western Slope providing The Nutcracker with live orchestral music and dancers.

How will the organization define and measure success of the event or project?

Nutcracker at the Ute has been a very successful event over the past several years. We have collaborated with Colorado West Ballet for the past 3 years. Our goal is to have four sold-out performances and be a major reason people come to Hometown Holiday from throughout the region.

To what degree will the project and/or organization have a long-term sustainable value to Rifle?

The Symphony has been performing at least one of our concerts at the Ute for each of our four concert series. The Ute and Rifle have become our unofficial "home base." The Nutcracker, specifically, is so enjoyable for the audience, orchestra members, and dancers as it is a unique opportunity to collaborate with dance and music.

Additional information you would like the GRIT Advisory Board to consider:

Due to rising costs, ticket prices have increased over the years. We would like to get enough sponsors this year that we can lower the cost to attend.

Symphony in the Valley

Profit & Loss

September 2024 through August 2025

	Sep '24 - Aug 25
Ordinary Income/Expense	
Income	
40000 · Contributions	
40005 · Grants	20,710.00
40010 · Individual Donors	
40012 · Masterpiece \$3,000 - \$4,999	3,000.00
40013 · Composer's \$1,000 - \$2,999	4,000.00
40014 · Bravo Circle \$500 - \$999	4,984.00
40015 · Conductor's \$250 - \$499	2,935.50
40016 · Encore Circle \$100 - \$249	2,757.50
40017 · Friends - Less than \$99	700.78
Total 40010 · Individual Donors	18,377.78
40020 · Business Donations	
40023 · Composer's Biz \$1,000 - \$2,999	4,000.00
40024 · Bravo Biz \$500 - \$999	750.00
Total 40020 · Business Donations	4,750.00
40050 · Chair Sponsors	3,250.00
Total 40000 · Contributions	47,087.78
41000 · Income Other	
41300 · Checking Account Interest	0.60
Total 41000 · Income Other	0.60
47200 · Program Income	
47201 · Fall Concert	
47201 A · Fall Concert A	1,565.00
47201 B · Fall Concert B	1,643.00
Total 47201 · Fall Concert	3,208.00
47202 · Winter Concert	11,815.00
47203 · Spring Concert	
47203 A · Spring Concert A	1,497.00
47203 B · Spring Concert B	1,630.00
Total 47203 · Spring Concert	3,127.00
47215 · Gigs	2,000.00
47220 · Season Tickets	2,080.00
Total 47200 · Program Income	22,230.00
47210 · Swing Ticket Sales	
47211 · Swing Concert A	5,593.00
47212 · Swing Concert B	15,325.00
Total 47210 · Swing Ticket Sales	20,918.00
48000 · Golf Tourney	
48010 · Golf Sponsorships	300.00
48020 · Golf Registrations	13,045.00
Total 48000 · Golf Tourney	13,345.00
49930 · Noodle Soup Income	4,874.00
Total Income	108,455.38
Gross Profit	108,455.38

Symphony in the Valley

Profit & Loss

September 2024 through August 2025

	Sep '24 - Aug 25
Expense	
60000 · Concert Expenses	
60015 · Music Arrangements	200.00
60020 · Music Purchase	459.67
60040 · Piano Tuning	200.00
60070 · Program Printing	1,088.56
60000 · Concert Expenses - Other	9,036.00
Total 60000 · Concert Expenses	10,984.23
60900 · Business Expenses	
60920 · Biz Registration Fees (S of S)	35.00
60925 · Music License	
60926 · Licenses (ASCAP & BMI)	748.00
Total 60925 · Music License	748.00
60940 · Square / PayPal fees	331.80
60900 · Business Expenses - Other	174.18
Total 60900 · Business Expenses	1,288.98
61000 · Special Programs	
62050 · Instrument Gifting	
62051 · Instrument Distribution Repair	100.00
Total 62050 · Instrument Gifting	100.00
Total 61000 · Special Programs	100.00
62000 · Enrichment Lessons	
62001 · Lessons - Weisbrod	900.00
Total 62000 · Enrichment Lessons	900.00
62890 · Rent, Utilities, & Maintenance	
62892 · Musical Instrument Storage	1,080.00
62893 · Performance Space Rental	1,840.00
62894 · Rehearsal Space Rental	250.00
Total 62890 · Rent, Utilities, & Maintenance	3,170.00
62900 · Direct Fundraising Expenses	
62910 A · Swing Rental Space - A	1,250.00
62910 B · Swing Rental Space - B	9,937.78
62920 A · Swing Food Expenses - A	3,789.59
62940 · Swing Music Purchase	292.34
62945 · Swing Square / PayPal Fees	80.10
62946 · Swing programs, posters, printi	465.55
62950 · Swing Advertising	250.00
Total 62900 · Direct Fundraising Expenses	16,065.36
63100 · Fundraising Expense - Golf	11,893.52
65000 · Operations	
65010 · Books, Subscriptions, Reference	200.00
65020 · Postage, Mailing Service	182.00
65030 · Printing and Copying	
65035 · Toner & Paper	74.99
65030 · Printing and Copying - Other	15.35
Total 65030 · Printing and Copying	90.34
65050 · Telephone, Telecommunications	
65055 · Constant Contact	707.00
Total 65050 · Telephone, Telecommunications	707.00
65070 · Grant Subscription	199.00

10:02 PM

05/28/26

Cash Basis

Symphony in the Valley

Profit & Loss

September 2024 through August 2025

	Sep '24 - Aug 25
65120 · Insurance - Liability, D and O	1,732.00
Total 65000 · Operations	3,110.34
65100 · Other Types of Expenses	
65170 · Noodle Soup Musician Payments	2,571.38
Total 65100 · Other Types of Expenses	2,571.38
72000 · Contract Labor	
72001 · Artistic Director/conductor	12,000.00
72005 · Manager	10,200.00
72010 · Webmaster	2,400.00
72020 · Librarian	1,000.00
72050 · Concertmaster	
72055 · Concertmaster - Fundraiser	900.00
72050 · Concertmaster - Other	2,700.00
Total 72050 · Concertmaster	3,600.00
72060 · Treasurer	6,000.00
72070 · Grant Writer	2,400.00
Total 72000 · Contract Labor	37,600.00
Total Expense	87,683.81
Net Ordinary Income	20,771.57
Net Income	20,771.57



GRIT Grant Application and Process

The Greater Rifle Improvement Team Advisory Board has two grant cycles a year. The grant cycles are February and July. The application deadline for each cycle is listed below.

Grant Cycle	Application Deadline	Presentation to Board	Vote by Advisory Board
February	December 31 st	2 nd Tuesday in January	2 nd Tuesday in February
July	May 30th	2 nd Tuesday in June	2 nd Tuesday in July

GRANT APPLICATION

1. Complete the grant application and submit it to Kim Burner at kburner@rifleco.org or 202 Railroad Avenue, Rifle Colorado 81650. For questions regarding the grant application, please contact Kim Burner at 970-665-6496.
2. GRIT event grants are for non-profit or not-for-profit organizations. For-profit organizations/businesses are encouraged to partner with a non- or not-for-profit organization.
3. If the GRIT Board has questions regarding your grant application, they may request additional information or ask you to attend an additional meeting.
4. At its discretion the GRIT Board may fund all or part of the grant request.
 - a. The GRIT Board reserves the right to outline what expenses may be covered by grant funds.
5. The applicant will be notified by email at the address supplied of the outcome of the grant application.
6. GRIT grant funds cannot be used for operating expenses of the applicant organization or any associated organization including but not limited to payroll/staff expenses, utilities, supplies (event supplies exempted), etc.
 - a. For questions regarding covered expenses please contact Kim Burner.
7. After the GRIT Board decides on grant applications, the GRIT manager will take the board recommendations before the Rifle City Council for final approval or denial before funds are distributed.

PROJECT/EVENT EVALUATION

Once the project/event funded by the grant is complete, a Project Evaluation Form is required within 60 days.

The GRIT Board may require additional items with the evaluation form. These items will be listed in the notification email sent at the time of application or may be requested after review of the evaluation form.

Failure to complete the evaluation may result in the organization being ineligible for future funding.

Evaluations may be submitted to kburner@rifleco.org or 202 Railroad Ave., Rifle, CO 81650 no later than 60 days after the completion of the project/event.



GRIT Grant Application for Funding

Applicant Information

Date: 05/30/2024

Organization Name: Young Guns of Rifle Inc

Address: 100 E. 4th Street, Rifle CO 81650

Contact Person: Larry Stewart

Phone Number: 317-473-2528

Email Address: larrystewart2389@gmail.com

Federal Tax ID: 88-1994254

State Tax ID:

Organization Information

Organization's Current Board of Directors or Trustees

Name	Phone #	Email Address
Klayton Costanzo	970-319-3669	klaytoncostanzo@hotmail.com
Larry Stewart	317-473-2528	larrystewart2389@gmail.com.com
Tyler Davis	970-319-3920	TDavis@ShelterInsurance.com
Evin Sartin	970-319-6099	evinsartin@alpinebank.com

Brief summary of Organization's History

The Young Guns started the Touch a Truck event in 2022. Our goal was to get kids excited about careers in heavy machinery, trades, and emergency services. The event lets families get up close to big trucks and equipment to learn how they work. Thanks to support from GRIT and local businesses, the event grew quickly over the next three years. It became a popular and lasting community tradition. In 2026, the event grew even bigger. The Young Guns teamed up with Colorado River Fire Rescue to host a joint event alongside the fire department's annual Open House. This partnership brought together big construction trucks and emergency rescue vehicles in one place. Families got to explore the trucks, meet local firefighters, and learn important safety tips. This team effort helped connect neighbors and inspired kids to think about future careers as tradespeople or first responders. We estimated close to 2000 attendees came through during this event.

Grant Request

Amount Requested: \$5,000

How many people will benefit from the funding? 2,000.00

In what way will they benefit? This is a family friendly event that will pull in children of all ages for the entire community. Beyond a fun day for families, the event brings neighbors together to support local tradespeople and first responders. It also connects young people directly with future career paths

Has your organization applied for a grant in the past?

Yes

No

If Yes, what year? 2025

How much was the grant for? \$5,000.00

Following the incredible success of our 2025 event, we are expanding our vision for this year. We aim to bring in over 2,000.00 attendees to the 2026 joint event. Our main goal is to keep Touch a Truck completely free for families. To make that happen, we are growing the event in several ways: More Variety: We are bringing in a wider diversity of businesses, participants, and vendors. Broader Reach: We want to pull in families from all across Western Garfield County by ramping up our marketing efforts. More Food: We will invite additional food trucks to comfortably feed the larger crowds. Better Experience: We are working closely with our corporate partners, using their feedback to build a smoother, higher-quality event

Description of current programs, activities and accomplishments: The Young guns proudly hosts the Austin Booth

Memorial Golf tournament which allows us to provide our annual trade school scholarship. This will also be our 5th year of touch a truck and we are regular supporters of the Garfield County Fair and the Salvation Army.

If funds are granted, what is your plan to create a self-sustainable program/event?

Last year, the Young Guns were lucky to have the support of GRIT. Those funds were key to making our biggest year a huge success. We are still looking for sponsors, and we are incredibly grateful for the high demand and community feedback asking for a bigger event. As we grow, we want to show businesses that sponsoring us brings real value. Our goal is to build strong partnerships that help the event grow and eventually become self-funding

Timetable for implementation: Achieving financial self-sustainability remains a realistic 3-to-5-year goal. However, we remain highly responsive to feedback. Strong community demand has driven us to prioritize immediate expansion so we can maximize our positive local impact.

The funding for the Greater Rifle Improvement Team is generated through the Lodging Tax. The proceeds of the lodging tax shall be used primarily for the following:

Please check the area(s) your request falls under:

- ☐ Visitor Improvement and Attractions
- ☐ Historic Preservation
- ☒ Special Events
- ☐ City Beautification
- ☒ City Promotion

Program/Project Budget

Revenues or other funding sources

Individually list all sources of funds (including sponsors) and the level of funding provided:

Please see attached sheet for a more concise breakdown

Expenses:

Please see attached sheet for a more concise breakdown

Please attach a balance sheet or profit and loss statement for requesting organization.

Please see attached

Measure of Success

What will be the measurable results? Example: How many people are expected to attend/benefit?

Building on the success of 2025, our goals for 2026 are driven directly by community and vendor feedback. To address requests for higher visibility, we are expanding our marketing to attract over 2,000 attendees. Additionally, we are optimizing the event layout and diversifying our vendor list to create a more balanced, high-quality experience for both businesses and families

How will the organization define and measure success of the event or project?

Success means delivering a highly professional, family-friendly event that unites Rifle and surrounding communities to celebrate the local trades that form our backbone. Through our 2026 partnership with Colorado River Fire Rescue and their annual Open House, we aim to scale attendance to 2,000 visitors. This milestone will drive significant foot traffic to local businesses and establish this as a signature regional event. Ultimately, we want to transition our corporate participants into long-term stakeholders who will help drive our future growth

To what degree will the project and/or organization have a long-term sustainable value to Rifle?

Driven by a passion to make our community a better place, the Young Guns are deeply committed to giving back. Touch a Truck allows Rifle to honor the industries that built our region while inspiring the next generation of skilled tradespeople. Our exciting joint effort with Colorado River Fire Rescue for year two takes that mission even further. As the event grows annually, this gathering is fast becoming a cherished, family-friendly tradition for our community.

Additional information you would like the GRIT Advisory Board to consider:

By sponsoring the Young Guns' 2026 Touch a Truck event, you are investing in a premier regional tradition that directly addresses our local skilled labor shortage. In a historic joint effort with Colorado River Fire Rescue, this year's combined event and Open House will draw over 2,000 residents from across Western Garfield County into Rifle. Your funding keeps this impactful day 100% free for families, drives immediate foot traffic to our local businesses, and gives your brand powerful visibility alongside trusted first responders. GRIT has always been our biggest supporter and as this event continues to grow, we owe our success to you all, so thank you!

Sponsorships

Grit	\$	5,000.00
Western Slope Materials	\$	575.00
Casey Concrete	\$	575.00
Grand River Health	\$	575.00
TEP	\$	250.00
Total	\$	6,975.00

Expenses

Jean's Printing	\$	1,100.00	Signage	
Rifle Parks and Rec	\$	110.00	Banner	
First String	\$	2,000.00	Advertising	Banners and tents and Hats
Garfield County	\$	220.00	Rental	
Tyler Davis Insurance	\$	250.00	Insurance	
QR Code Subscription	\$	200.00	Registration	
Micro Plastics	\$	330.00	Signage	
Redi Services	\$	550.00	Facilities	
Colorado West Broadcasting	\$	2,200.00	Radio	
Total	\$	6,960.00		

Total Income	\$15.00
--------------	---------

Sponsors

GRIT

Casey Concrete

Western Slope Materials

Grand River Health

TEP

Food Trucks

The Well

Hunger Tech

Chilled Out

Vendors/Participants

Colorado River Fire Rescue

Colorado Workforce Center

Gallegos Corporation

Johnson Construction

Screaming Eagle Trucking

Twin Guns

Native American Crane

KMTS

Care Flight

Rifle Equipment LLC

Colorado State Patrol

Garfield County Road and Bridge

Dad's Towing

Mountain Waste & Recycling

Rifle Parks and Recreation

Kuersten Construction LLC

Holy Cross Energy

Colorado Division of Wildlife

Journey Home Animal Care Center

Protestio Brothers Equipment

A-1 Heating & Cooling, Inc

Ryder Towing and Recovery

Alpine Waste & Recycling



Agenda Item #8.b.

Agenda Item Name:

Consider Business Grants for Local Businesses Affected by Park Ave and Third Street Construction

Presenter:

Zach Higgins, Community Development Director
Karah Brubaker, Economic Opportunity Specialist II

Item Description:

City Council to consider the creation and implementation of an Impacted Local Business Grant fund to used for businesses affected by construction at Park Ave and Third Street.

Recommended Action:

Move to approve the implementation of an Impacted Local Business Grant program for the Park Avenue and Third Street Construction Project in an amount not to exceed \$26,000.

Fiscal Impact:

Thirteen (13) businesses were identified in the City's Downtown Construction Impact Assessment that may be eligible to receive grant funding. The City has previously distributed up to \$2,000 per business and can maintain that funding level in this instance. \$26,000 can be allocated from the general fund to cover this grant. This \$26,000 is not budgeted and may require a supplement depending on the business request and if other budget savings exist.

Operational Impact:

The City's Economic Opportunity Specialist will take in the applications, review, confirm needed documentation, and make requests to the City's Finance Department for distribution of grant funding.

Prior Board Motions:

The City Council has previously approved grant funding for affected businesses during impactful construction projects in business corridors on Third Street and Railroad Ave.

Background Information:

The construction impact began in April, 2026 at the intersection of Park Ave and Third Street. The construction has altered traffic patterns to varying extents during the course of the project. Additionally, during certain construction activities, full access was closed to facilitate deliveries, pouring, and other activities.

The City has previously provided grant funding to eligible local businesses that were affected by long-term impactful construction projects.

Executive Summary:

West Third Street and Park Avenue Construction Business Impact Grant

The City of Rifle is proposing a Business Impact Grant Program to provide limited financial assistance to local

businesses negatively affected by the City's construction project at West Third Street and Park Avenue. The program recognizes that temporary disruptions—including reduced access, parking limitations, delivery difficulties, and decreased customer traffic—may create financial challenges for businesses located within the construction area.

Proposed Program Structure

Eligible businesses may receive a grant of up to \$2,000, subject to documented need and available funding. Grant funds may be used to offset documented operating expenses, including rent or lease payments, utilities, payroll, invoices, and other qualifying business costs.

Applicants must submit a line-item budget explaining how the requested funds would be used.

The City may request receipts or additional documentation to verify both the need for assistance and the appropriate use of awarded funds.

Business Eligibility

To qualify, a business must:

- Have experienced a negative impact directly related to the West Third Street and Park Avenue construction project.
- Maintain a physical storefront within the eligible project area, as determined by the City.
- Have been open and operating before April 1, 2026.
- Employ no more than 50 employees.
- Be in good standing with the City of Rifle and/or the Colorado Secretary of State.
- Provide the required financial and operating-expense documentation.

Application and Review Process

Applicants will be asked to:

- Describe how the construction affected customer access, parking, deliveries, sales, or other business operations.
- Identify the period during which impacts occurred.
- State the amount requested, up to the \$2,000 maximum.
- Provide an itemized list of the expenses to be supported.
- Submit relevant documentation, which may include profit-and-loss statements, sales reports, utility bills, rent or lease documents, invoices, receipts, or payroll records.
- Certify that all submitted information is true and complete.

City staff will review each application for completeness, eligibility, and adequate documentation before recommending an award. The application form currently provides for final City Council approval or denial of each request.

Applications and supporting documentation must be received by 5:00 p.m. on September 18, 2026.

Applications may be submitted electronically or delivered to the Community Development Department.

Notification Requirements:

N/A

Prepared By:

Zach Higgins, Community Development Director

Attachments:

1. City_of_Rifle_Business_Impact_Grant_Application
2. Business_Impact_Grant_2026
3. Construction_Impact_Third_Park_2026



CITY OF RIFLE

Business Impact Grant Application

Community Development Department

1. Program Overview

The West 3rd Street & Park Avenue Construction Business Impact Grant is designed to help eligible businesses offset operating expenses during construction. Grant awards of up to \$2,000 are available based on documented need and funding availability. Applicants must submit documentation and supporting operating expenses. The City of Rifle may request additional documentation, including receipts, to verify the appropriate use of grant funds.

2. Applicant Information

Business Name: _____	Applicant Name: _____
Title: _____	Email Address: _____
Phone Number: _____	City of Rifle Sales Tax License #: _____
Physical Address: _____	Mailing Address: _____
City: _____	State: _____
ZIP Code: _____	Today's Date: _____

3. Eligibility Checklist

- ☐ Business is located within the eligible project area and has experienced negative impact as a direct result of the West 3rd Street & Park Avenue Construction Project
- ☐ Business has a physical storefront and was open and operating before April 01, 2026

- ☐ Business has 50 employees or fewer
- ☐ Business is in good standing with City of Rifle and/or Colorado Secretary of State
- ☐ Required documentation is attached.

4. Business Impact

Describe how construction impacted your business (customer access, parking, deliveries, reduced sales, etc.):

Period of impact: _____

5. Funding Request

Grant Amount Requested (Maximum \$2,000): \$ _____

Operating Expense	Description	Amount

6. Examples of Supporting Documentation:

- ☐ Profit & Loss Statement
- ☐ Rent/Lease
- ☐ Sales Reports
- ☐ Invoices/ Receipts
- ☐ Utility Bills
- ☐ Payroll Records

7. Certification

I certify that the information provided is true and complete to the best of my knowledge.

Signature _____

Date _____

Printed Name _____

Title _____

Staff Use Only

Application Complete	☐ Yes ☐ No
Eligible	☐ Yes ☐ No
Documentation Verified	☐ Yes ☐ No
Recommended Award	\$ _____
Council Action	Approved / Denied
Staff Notes	



City of Rifle West 3rd Street & Park Avenue Construction Business Impact Grant Overview

The City of Rifle recognizes that public infrastructure improvements can create temporary challenges for businesses located within active construction areas. The West 3rd Street & Park Avenue Construction Business Impact Grant is designed to help eligible businesses offset operating expenses during construction.

To qualify for funding, applicants must meet the following criteria:

1. Applicant has experienced a negative business impact as a direct result of the West 3rd Street & Park Avenue Construction Project.
2. Applicant must have been open and operating prior to April 01, 2026, and maintain a physical storefront address within the project as determined by the City of Rifle.
3. Applicant must be a small business with 50 or fewer employees.
4. Applicant must be in good standing with the City of Rifle and/or the Colorado Secretary of State.
5. Applicant must provide a line-item budget identifying the operating expenses for which grant funds will be used.

Grant Terms

Grant awards of up to \$2,000 may be awarded based on documented need and funding availability. Applicants must submit documentation supporting operating expenses. The City of Rifle may request additional documentation, including receipts, to verify the appropriate use of grant funds.

Application Submission

Applications and all required supporting documentation must be submitted by **5:00 p.m. on September 18, 2026**. Late applications will not be considered.

Email Application:

Karah Brubaker kbrubaker@rifleco.org

Mail or Deliver Application:

City of Rifle – Community Development
Attn: Karah Brubaker
202 Railroad Ave
Rifle, CO 81650

DOWNTOWN CONSTRUCTION IMPACT ASSESSMENT

Park Avenue & Third Street

OBJECTIVE

Identify and document businesses that are directly impacted by ongoing street construction on Park Avenue and Third Street to support a request for grant funding at the next City Council meeting on 07/15.

DATE:

7/2/2026

COMPLETED BY:

Harah Brubaker

AREA(S) CHECKED:

☐ Park Avenue

☒ Third Street

#	BUSINESS NAME	ADDRESS	OPEN DURING CONSTRUCTION? (Check One)	LEVEL OF IMPACT (Check One)	NOTES / DETAILS
1.	Lily's Kitchen	232 W. 3rd Ste. 104	☒ Yes ☐ No	☒ High ☐ Moderate ☐ Low ☐ Minimal	Reduced traffic/visibility Limited access Noise + Deliveries
2.	Allstate	216 W. 3rd Ste. 103	☒ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☒ Minimal	
3.	Formers Insurance	216 W. 3rd Ste. 101	☒ Yes ☐ No	☐ High ☐ Moderate ☒ Low ☐ Minimal	sign placement issues longer travel time
4.	Purevana	216 W. 3rd	☒ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☒ Minimal	
5.	Canva Credit Union	142 W. 3rd	☒ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☒ Minimal	Noise
6.	Rifle Climbing Center	139 W. 3rd	☒ Yes ☐ No	☐ High ☐ Moderate ☒ Low ☐ Minimal	Noise
7.	H+R Block	224 W. 3rd	☒ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☒ Minimal	
8.	360 Insurance	409 W. 3rd	☒ Yes ☐ No	☐ High ☒ Moderate ☐ Low ☐ Minimal	Longer travel time Limited Parking
9.	Cowboy Car Wash	408 W. 3rd	☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	Noise unable to contact owner
10.	Jon's Liquors	401 W. 2nd	☒ Yes ☐ No	☒ High ☐ Moderate ☐ Low ☐ Minimal	Reduced traffic/visibility Loss of revenue
11.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
12.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
13.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
14.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
15.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	

LEVEL OF IMPACT GUIDE:

- ☐ **High** Significant negative effect on business operations or customer traffic.
- ☐ **Moderate** Noticeable impact on business, some reduction in traffic or accessibility.
- ☐ **Low** Minor impact, business still operating with minimal disruption.
- ☐ **Minimal** No noticeable impact.

COMMON IMPACT FACTORS (Check all that apply)

- ☐ Reduced customer traffic / visibility
- ☐ Limited parking
- ☐ Limited access / entrance
- ☐ Noise / disruption
- ☐ Longer travel time
- ☐ Deliveries / loading issues
- ☐ Other: _____

ADDITIONAL NOTES / OBSERVATIONS:

Lily's Kitchen is the most impacted 3rd street address, while Jon's Liquors is a 2nd street address that business has been highly impacted as well.

DOWNTOWN CONSTRUCTION IMPACT ASSESSMENT

Park Avenue & Third Street

OBJECTIVE

Identify and document businesses that are directly impacted by ongoing street construction on Park Avenue and Third Street to support a request for grant funding at the next City Council meeting on **07/15**.

DATE: 7/6/2026

COMPLETED BY: Karah Brubaker

AREA(S) CHECKED:

☒ Park Avenue

☐ Third Street

#	BUSINESS NAME	ADDRESS	OPEN DURING CONSTRUCTION? (Check One)	LEVEL OF IMPACT (Check One)	NOTES / DETAILS
1.	All Around Property Maintenance	330 Park Ave	☒ Yes ☐ No	☐ High ☒ Low ☐ Moderate ☐ Minimal	
2.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
3.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
4.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
5.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
6.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
7.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
8.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
9.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
10.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
11.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
12.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
13.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
14.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
15.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	

LEVEL OF IMPACT GUIDE:

- ☐ High Significant negative effect on business operations or customer traffic.
- ☐ Moderate Noticeable impact on business, some reduction in traffic or accessibility.
- ☐ Low Minor impact, business still operating with minimal disruption.
- ☐ Minimal No noticeable impact.

COMMON IMPACT FACTORS (Check all that apply)

- ☐ Reduced customer traffic / visibility
- ☐ Limited parking
- ☐ Limited access / entrance
- ☐ Noise / disruption
- ☐ Longer travel time
- ☐ Deliveries / loading issues
- ☐ Other: _____

ADDITIONAL NOTES / OBSERVATIONS:

Minimal impacts identified on Park Ave.

DOWNTOWN CONSTRUCTION IMPACT ASSESSMENT

Park Avenue & Third Street

OBJECTIVE

Identify and document businesses that are directly impacted by ongoing street construction on Park Avenue and Third Street to support a request for grant funding at the next City Council meeting on **07/15**.

DATE: 7/13/2026

COMPLETED BY: Karah Brubaker

AREA(S) CHECKED:

☐ Park Avenue

☐ Third Street

#	BUSINESS NAME	ADDRESS	OPEN DURING CONSTRUCTION? (Check One)	LEVEL OF IMPACT (Check One)	NOTES / DETAILS
1.	Mountain Air Mechanical	601 W. 2nd	☐ Yes ☐ No	☐ High ☒ Low ☐ Moderate ☐ Minimal	blocked access, longer travel times, deliveries not at warehouse
2.	Aloha Glass	509 W. 2nd	☐ Yes ☐ No	☐ High ☐ Moderate ☒ Low ☐ Minimal	vm full
3.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
4.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
5.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
6.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
7.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
8.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
9.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
10.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
11.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
12.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
13.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
14.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	
15.			☐ Yes ☐ No	☐ High ☐ Moderate ☐ Low ☐ Minimal	

LEVEL OF IMPACT GUIDE:

- ☐ **High** Significant negative effect on business operations or customer traffic.
- ☐ **Moderate** Noticeable impact on business, some reduction in traffic or accessibility.
- ☐ **Low** Minor impact, business still operating with minimal disruption.
- ☐ **Minimal** No noticeable impact.

COMMON IMPACT FACTORS (Check all that apply)

- ☐ Reduced customer traffic / visibility
- ☐ Limited parking
- ☐ Limited access / entrance
- ☐ Noise / disruption
- ☐ Longer travel time
- ☐ Deliveries / loading issues
- ☐ Other: _____

ADDITIONAL NOTES / OBSERVATIONS:

Mountain Air Mechanical low impact, their primary concern is lack of consistent communication and updates on construction.



Agenda Item #8.c.

Agenda Item Name:

Consider Accepting the South Rifle Open Space Master Plan

Presenter:

Austin Rickstrew, Parks & Recreation Director

Item Description:

Consider accepting the South Rifle Master Plan

Recommended Action:

Move to accept the South Rifle Open Space Master Plan

Fiscal Impact:

Acceptance of the master plan does not commit the City to immediate construction expenditures. Preliminary full build-out costs are estimated at approximately \$1.8 million to \$2.3 million, depending on trail construction and final amenity selections. Future improvements would be phased and funded through future budget appropriations, grants, and partnerships.

Operational Impact:

N/A

Prior Board Motions:

N/A

Background Information:

N/A

Executive Summary:

The South Rifle Open Space Master Plan establishes a long-term, community-informed vision for the City's 112.8-acre property in South Rifle. The planning effort was funded in part by the Colorado Department of Local Affairs (DOLA) EIAF Administrative Planning Grant and included site analysis, community and stakeholder engagement, concept development, preliminary cost estimates, and identification of potential grant and partnership opportunities. The plan balances expanded recreational access with the protection of wildlife habitat, drainage corridors, steep terrain, and the property's natural open-space character. Proposed amenities include approximately 4.2 miles of trails, an 18-hole disc golf course, playground and nature-play areas, picnic facilities, a mountain bike skills park, outdoor fitness stations, a dog park, a bouldering structure, an archery range, parking, and an accessible vault toilet.

Community members and project stakeholders expressed support for trails, family-oriented recreation, disc golf, biking opportunities, gathering areas, and nature-based activities. The plan also recognizes the ecological sensitivity of the property and recommends careful trail placement, habitat preservation, seasonal management,

and continued coordination with Colorado Parks and Wildlife, the Bureau of Land Management, and local recreation partners. Implementation is recommended in phases, beginning with public access, priority trails, parking, signage, preservation measures, and other lower-impact improvements. Later phases would advance larger amenities as funding, environmental review, partnerships, and long-term maintenance capacity are confirmed.

Notification Requirements:

N/A

Prepared By:

Austin Rickstrew, Parks & Recreation Director

Attachments:

1. Rifle Open Space Master Plan Summary Report
2. 20260512_Rifle Open Space Master Plan_22x34_150sc
3. 20260512_Rifle Open Space Master Plan_Cost Table



RIFLE OPEN SPACE MASTER PLAN SUMMARY REPORT

Rifle, Colorado

PREPARED FOR

City of Rifle - Parks
and Recreation
Department

PREPARED BY

DHM Design

SUBMITTAL DATE

May, 2026



Contents

Executive Summary	1
Project Purpose and Site Context	1
Engagement Summary.....	1
Master Plan Overview	2
Grant Funding Review and Funding Matrix.....	2
Private, Foundation, and Corporate Funding Opportunities	3
Public Grant Opportunities Table	4
Private Grant Opportunities Table	5
Grant Stacking Strategy	6
Private Funding Prospectus Recommendation	7
Grant Cycle and Application Timing Recommendations	8
Implementation and Cost Considerations.....	8
Conclusion.....	9
Executive Summary Appendix	10

Executive Summary

The South Rifle Open Space Master Plan establishes a community-informed framework for transforming a 112.8-acre City-owned parcel in South Rifle into a passive recreation and open space amenity. The plan balances new recreation opportunities with protection of the site's sensitive natural resources, wildlife habitat, steep terrain, drainage corridors, and regional open space character. The project effort included site analysis mapping, concept development, stakeholder and community engagement documentation, final master plan development, preliminary cost estimates, and grant and funding partnership opportunities. These elements are included as an appendix to this document.

Project Purpose and Site Context

The project area is located south of I-70 near County Road 332, Last Chance Ditch, Ramsey Gulch, adjacent private properties, and surrounding BLM lands. Existing conditions analysis documented varied topography, slopes, drainage patterns, utility constraints, vegetation communities, and important wildlife habitat. Wildlife mapping and stakeholder input identified the property and surrounding landscape as important winter range and movement habitat for mule deer, elk, and other wildlife.

The master plan therefore emphasizes low-impact recreation, careful trail placement, habitat preservation and seasonal management. The plan is intended to serve Rifle residents, with particular benefit to the South Rifle community. Park amenities such as the playground and adventure play area will support families and children, while the trail network will provide opportunities for hiking and walking, and the disc golf course will offer a new recreation amenity for local and regional users. These improvements are planned in a way that maintains the site's natural character and reinforces its open space value.

Engagement Summary

Community and stakeholder engagement played a central role in shaping the plan. The outreach process included stakeholder meetings, a public engagement booth at Rifle's Hometown Holidays event that included interactive comment and voting boards, and an online community survey. Stakeholders included Colorado Parks and Wildlife, Bureau of Land Management, Rifle Area Mountain Bike Organization, Roaring Fork Disc Golf Club, and Grand River Health.

Stakeholder feedback highlighted several key priorities: protecting wildlife winter range, considering seasonal closures, keeping dogs on leash, coordinating with adjacent land managers, avoiding user conflicts, supporting passive recreation, and providing amenities

that benefit South Rifle residents and employees. Colorado Parks and Wildlife emphasized the ecological sensitivity of the property and recommended conservative seasonal use due to winter wildlife use. Recreation stakeholders expressed support for trails, disc golf, and limited bike amenities, provided that layout, maintenance, and user compatibility are carefully addressed.

Public feedback showed strong interest in trails, disc golf, mountain bike amenities, family-oriented play, picnic areas, and nature-based recreation. Survey results also showed strong support for natural resource protection, with preservation of habitat and wildlife identified as a major community value. Respondents expressed a preference for moderate level trails, with additional support for easy/ADA-accessible trail options and more challenging routes where appropriate.

Master Plan Overview

The master plan recommends a phased implementation of an open space recreation system organized around trails, disc golf, family amenities and preservation areas. Proposed amenities include approximately 4.2 miles of trails, an 18-hole disc golf course, mountain bike skills park, playground, nature play, adventure play, pavilion and picnic facilities, dog park, bouldering structure, outdoor fitness stations, interpretive signage, archery range, parking area, and an accessible vault toilet.

The trail network was laid out to respond sensitively to the site's steep slopes and natural drainage patterns while accommodating a range of users through varying trail difficulty levels. The plan identifies a preservation area and places more active amenities in locations intended to reduce disturbance to sensitive portions of the site. Disc golf is integrated into the natural landscape, with course design expected to be refined in later phases.

Grant Funding Review and Funding Matrix

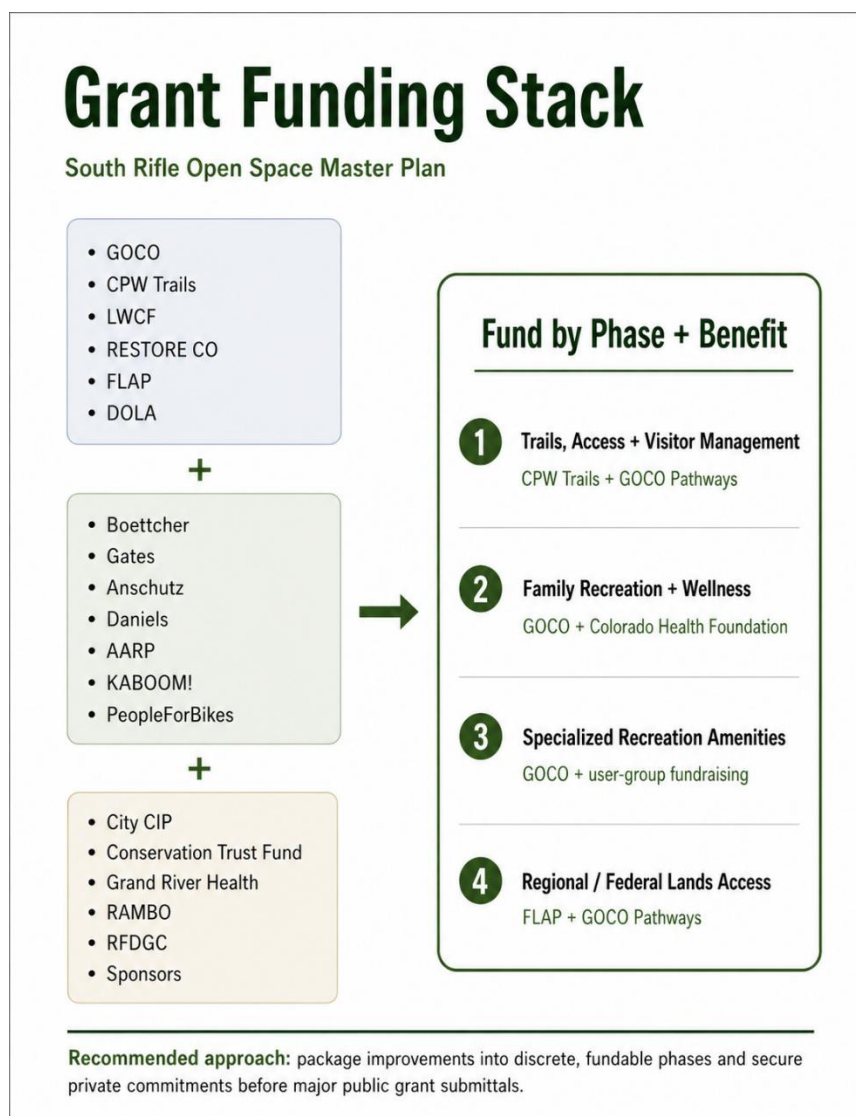
A grant funding review was completed to identify implementation resources for the South Rifle Open Space Master Plan. The project is well-suited to a stacked funding approach because it includes several distinct but complementary project types: trails, trailhead access, wildlife-sensitive open space management, interpretation, youth and family recreation, outdoor wellness, disc golf, biking amenities, accessibility improvements, and public gathering areas. Because no single grant program is likely to fund the full plan, the City should pursue specific grant packages by phase and by project benefit.

Early grant applications should focus on shovel-ready, lower-risk improvements such as priority trails, trailhead access, parking, interpretive signage, habitat protection, and basic

visitor management. Larger amenities such as the playground, nature play, mountain bike skills park, disc golf course, archery range, and restroom facilities may be better suited to later phases, once design, permitting, environmental review, maintenance roles, and matching funds are confirmed.

Private, Foundation, and Corporate Funding Opportunities

Private and philanthropic sources should supplement public grants, provide required match, or fund highly visible amenity components that may not score as strongly in infrastructure-focused public grant programs. These sources are especially relevant for youth and family recreation, health and wellness, accessibility, stewardship, shade, seating, signage, and placemaking.



Specific Grant and Funding Opportunities – South Rifle Master Plan

Public Grant Opportunities

Grant / Funding Source	Best-Fit Project Elements	Cycle / Award Notes	Fit for South Rifle
Great Outdoors Colorado — Community Impact	Park amenities, playground, nature play, picnic/shade areas, outdoor fitness, access improvements, stewardship	FY2027 Cycle 1 concept papers are due July 23, 2026, full applications due September 10, 2026, and awards December 11, 2026; Cycle 2 concept papers are due January 21, 2027, with applications due March 11, 2027.	Strong fit for a bundled community recreation, access, and open space implementation phase.
Great Outdoors Colorado — Pathways	Trail connectivity, regional trail planning, trailhead improvements, wayfinding, outdoor access planning	GOCO lists Pathways awards at \$100,000–\$300,000 per project, with the same FY2027 cycle dates as Community Impact.	Strong fit for trail connectivity, regional access planning, and future connections to adjacent public lands.
CPW Non-Motorized Trails Grant Program	Trail construction, trail maintenance, trail stewardship, planning, trail support, trailhead improvements	CPW states the next application opens August 1, 2026, and the program supports construction, maintenance, trail stewardship, planning, and support applications.	Very strong fit for Phase 1 trail construction and stewardship, especially if wildlife management measures are clearly addressed.
Land and Water Conservation Fund — Colorado / CPW	Public outdoor recreation facilities, parks, playgrounds, bicycle paths, hiking trails, outdoor recreation access	CPW describes LWCF as supporting public recreation opportunities, including parks, playgrounds, bicycle paths, and hiking trails.	Good watch-list opportunity for playground, trailhead, restroom, picnic, and outdoor recreation improvements when a compatible cycle is available.
NFWF / GOCO RESTORE Colorado	Habitat restoration, sagebrush/rangeland restoration, wildlife corridor protection, winter range management, stewardship	RESTORE Colorado funds voluntary restoration, enhancement, and expansion of high-priority wildlife habitat in Colorado.	Strong conservation fit if paired with CPW/BLM coordination, seasonal closure planning, signage, habitat restoration, and monitoring.
FHWA Colorado Federal Lands Access Program — FLAP	Access improvements supporting federal lands, trail access, transportation-related trailhead improvements, regional connectivity	Best pursued only if the City and BLM can clearly connect the project to access serving adjacent federal lands.	Potential fit for future federal lands access or regional trail connection work; requires early BLM support.
Colorado Health Foundation — Equitable Community-Designed Outdoor Spaces	Planning and co-design for playgrounds, parks, outdoor spaces, inclusive physical activity, bilingual/community-designed amenities	The foundation’s funding cycles are February 15, June 15, and October 15, adjusted to the next business day if needed. The outdoor spaces opportunity supports planning grants for spaces such as playgrounds and parks.	Strong fit for inclusive playground, nature play, seating, shade, bilingual signage, accessibility, and youth/family recreation.
CPW Partners in the Outdoors Grant	Interpretation, stewardship coordination, outdoor education, small partnership projects	Best suited for smaller education and stewardship components rather than major capital construction.	Good fit for wildlife education, seasonal closure messaging, interpretive signage, and partner coordination.

DOLA Energy/Mineral Impact Assistance Fund	Core public infrastructure, parking, restroom, access improvements, resilience-related improvements	Eligibility and active cycle should be confirmed directly with DOLA before application.	Potential fit due to Garfield County’s energy/mineral context; best treated as a secondary or watch-list source.
---	---	---	--

Private / Philanthropic Source	Best-Fit Project Elements	Cycle / Award Notes	Fit for South Rifle
Boettcher Foundation — Community Connections Grants	Community-serving park amenities, outdoor gathering spaces, inclusive recreation, small capital improvements	Boettcher offers three funding cycles each year and states that awards typically range from \$20,000 to \$75,000.	Strong match or gap-funding source for picnic areas, shade, seating, accessible amenities, and family recreation features.
Gates Family Foundation — Capital Grants	Larger capital packages, parks and recreation improvements, durable community assets	Best pursued for a clear capital phase with broad public benefit.	Potential fit for larger bundled improvements, especially if paired with GOCO, LWCF, or local match.
The Anschutz Foundation	Health and wellness, youth/community benefit, recreation access, family amenities	Foundation process and eligibility should be confirmed before application.	Good prospect for wellness-oriented improvements, walking access, youth/family recreation, and outdoor fitness.
Daniels Fund	Youth recreation, youth access, community benefit through nonprofit partners	Generally stronger through nonprofit or youth-serving partners.	Best fit if a nonprofit partner leads youth access, bike skills, adventure play, or programming components.
AARP Community Challenge	Quick-build accessibility, seating, shade, wayfinding, age-friendly public spaces, trail comfort improvements	The 2026 application deadline was March 4, with grantees announced June 24 and projects due December 15.	Good future-cycle opportunity for benches, shade, ADA comfort features, wayfinding, crossings, and senior-friendly improvements.
KABOOM! Community-Built Playspaces	Playground, nature play, multi-sport court, adventure play, youth-focused play improvements	KABOOM! supports community-built playgrounds, multi-sport courts, and nature exploration areas through partner-funded opportunities.	Good prospect for playground, nature play, or adventure play if Rifle meets eligibility and can support a community-build model.
PeopleForBikes / Bike-Industry Funding	Bike skills park, bike amenities, youth cycling elements, trail-related bike access	Monitor for open cycles or pursue through industry relationships and local bike partners.	Good watch-list source for the mountain bike skills park, particularly with RAMBO support.
Local Business / Healthcare Sponsorships	Outdoor fitness stations, benches, shade structures, picnic areas, trail signage, wellness loops	Flexible timing; can fund individual amenities or provide grant match.	Strong fit given Grand River Health’s interest in walking trails, staff wellness, and community health.
User-Group Fundraising and In-Kind Partnerships	Disc golf course, mountain bike skills park, trail maintenance, volunteer stewardship	Flexible timing; should be formalized through letters of commitment before public grant submittals.	Strong fit with Roaring Fork Disc Golf Club and RAMBO involvement. These commitments can strengthen GOCO, CPW, and foundation applications.

Grant Stacking Strategy

The City should pursue a phased funding strategy that matches grant opportunities to specific, fundable project packages. This approach allows the City to demonstrate early progress, reduce single-source funding risk, align each application with the most competitive grant narrative, and preserve flexibility as partnerships evolve.

Package 1 — Access, Trails, and Visitor Management

This should be the first priority package because it creates basic public access before larger amenities are constructed. Include priority hiking trails, improvements to existing trails, trailhead access, parking, wayfinding, interpretive signage, seasonal closure infrastructure, and initial stewardship.

Recommended stack: CPW Non-Motorized Trails for trail construction and stewardship; GOCO Pathways for trail connectivity and trailhead improvements; CPW Partners in the Outdoors for interpretation and partner coordination; AARP Community Challenge, local sponsorships, or user-group volunteer commitments for benches, wayfinding, and match.

Package 2 — Habitat Protection and Conservation Stewardship

This package should address CPW's winter range concerns and strengthen the overall grant narrative. Include preservation area management, restoration of disturbed areas, sagebrush/rangeland protection, wildlife education, seasonal closure planning, monitoring, and coordination with CPW and BLM.

Recommended stack: RESTORE Colorado for habitat and big-game winter range work; CPW Partners in the Outdoors for education and collaboration; GOCO Community Impact or Pathways if stewardship is tied to public access improvements; Gates Family Foundation, local conservation donors, and in-kind partner support for restoration match.

Package 3 — Family Recreation and Community Wellness

This package should focus on the amenities most visible to the public and most aligned with survey feedback: playground, nature play, adventure play, picnic/shade facilities, outdoor fitness stations, seating, bilingual signage, and accessible routes.

Recommended stack: GOCO Community Impact as the primary capital source; Colorado Health Foundation for equitable design, co-design, physical activity, and youth/family wellness; Boettcher Foundation, KABOOM!, Anschutz Foundation, or Daniels Fund for private match; Grand River Health or local business sponsorship for wellness-oriented improvements.

Package 4 — Specialized Recreation Amenities

This package should advance disc golf, mountain bike skills, bouldering, archery, and other specialized recreation elements after layout conflicts, wildlife considerations, and maintenance roles are resolved.

Recommended stack: GOCO Community Impact for broader outdoor recreation benefit; CPW Non-Motorized Trails for eligible trail or bike-related components; PeopleForBikes or bike-industry funding for bike skills features; Roaring Fork Disc Golf Club, RAMBO, and local business sponsorships for fundraising, design support, installation assistance, and maintenance commitments.

Package 5 — Regional Connectivity / Federal Lands Access

This package should be pursued only if the City, BLM, and regional trail partners agree on a realistic federal lands access or regional trail connection. It may include access improvements, trailhead facilities, future connection planning, and coordination with adjacent public lands.

Recommended stack: FHWA FLAP if the project can demonstrate access to federal lands; GOCO Pathways for trail connectivity; CPW Non-Motorized Trails Planning or Construction for trail alignment and implementation; BLM support letters and clear public access documentation.

Private Funding Prospectus Recommendation

The City should prepare a short private funding prospectus as a companion to public grant applications. This document should identify specific giving levels so local businesses, healthcare partners, civic groups, user groups, and donors can support visible project components.

Giving Level	Example Amenity
\$2,500–\$5,000	Bench, interpretive sign contribution, dog waste station, native seed/restoration area
\$5,000–\$15,000	Shade trees/planting, trail wayfinding package, disc golf tee sponsorships, small fitness station
\$15,000–\$50,000	Outdoor fitness cluster, picnic node, adventure play elements, bike skills features

\$50,000–\$150,000	Playground component, pavilion, bouldering structure, dog park improvements, restroom match
\$150,000+	Major family recreation zone, trailhead package, nature play area, multi-amenity match package

For the strongest grant positioning, the City should secure private commitments before submitting major public applications. Even modest letters of commitment from local businesses, Grand River Health, RAMBO, Roaring Fork Disc Golf Club, or community donors can demonstrate readiness, partnership capacity, and long-term support.

Grant Cycle and Application Timing Recommendations

For near-term implementation, the City should prepare a 12- to 18-month grant calendar. The most immediate targets include GOCO FY2027 Cycle 1, with concept papers due July 23, 2026 and applications due September 10, 2026; CPW Non-Motorized Trails, which opens August 1, 2026; and Colorado Health Foundation deadlines of February 15, June 15, and October 15.

Before submitting applications, the City should confirm each grant’s current guidelines, match requirements, environmental review needs, ownership/public access documentation, and procurement restrictions. For the South Rifle site, early coordination with CPW and BLM will be especially important because wildlife habitat, seasonal closures, and potential spillover onto adjacent public lands are central to the project’s feasibility and competitiveness.

Implementation and Cost Considerations

The appendix includes preliminary programming-level cost estimates for the recommended amenities. These estimates are intended to support future budgeting, grant applications, phasing decisions, and partnership discussions. Major cost items include trails, playground and nature play features, disc golf infrastructure, mountain bike skills facilities, shade and picnic amenities, dog park improvements, bouldering structure, archery range, parking, and restroom facilities.

Implementation should proceed in phases, prioritizing core access, trail development, parking, interpretation, preservation measures, and lower-impact recreation elements. Later phases may add higher-cost amenities as funding, partnerships, maintenance capacity, and environmental considerations are confirmed. Continued coordination with CPW, BLM, user groups, adjacent property owners, community partners, and private

fundings will be important as the City advances design, permitting, funding, construction, and long-term operations.

Conclusion

The South Rifle Open Space Master Plan provides a practical and community-supported vision for a new open space asset in South Rifle. The plan responds to demonstrated community demand for trails, family recreation, disc golf, biking opportunities, gathering areas, and nature-based experiences, while also recognizing the site's ecological importance. With thoughtful phasing, seasonal management, stacked public and private funding, and continued partner coordination, the project can expand recreation access, support community wellness, and preserve the natural landscape that makes the site valuable.

APPENDIX

APPENDIX A - SITE ANALYSIS MAPPING

APPENDIX B - CONCEPT PLAN & IMAGERY

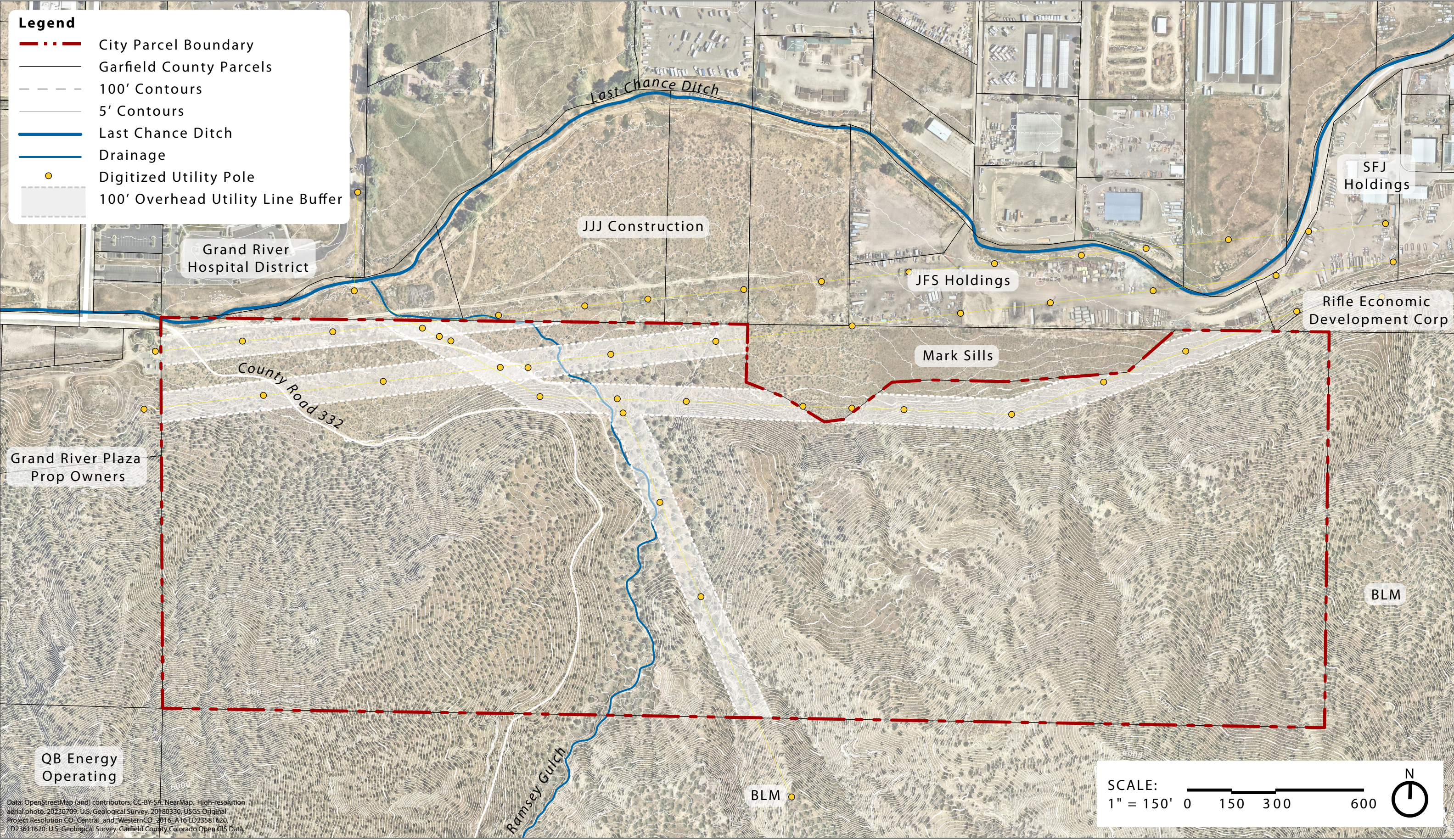
APPENDIX C - STAKEHOLDER AND COMMUNITY ENGAGEMENT

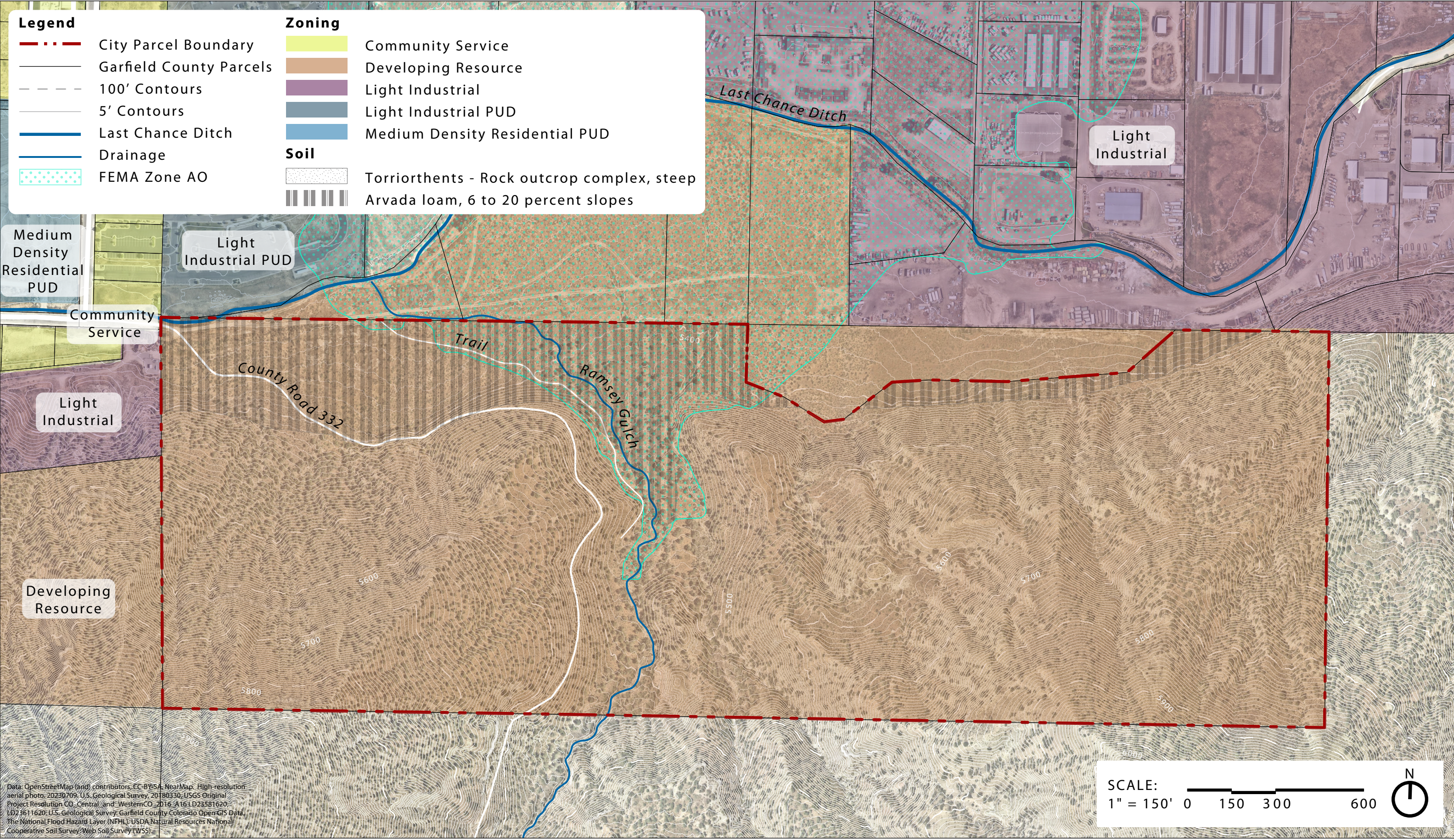
APPENDIX D - MASTER PLAN

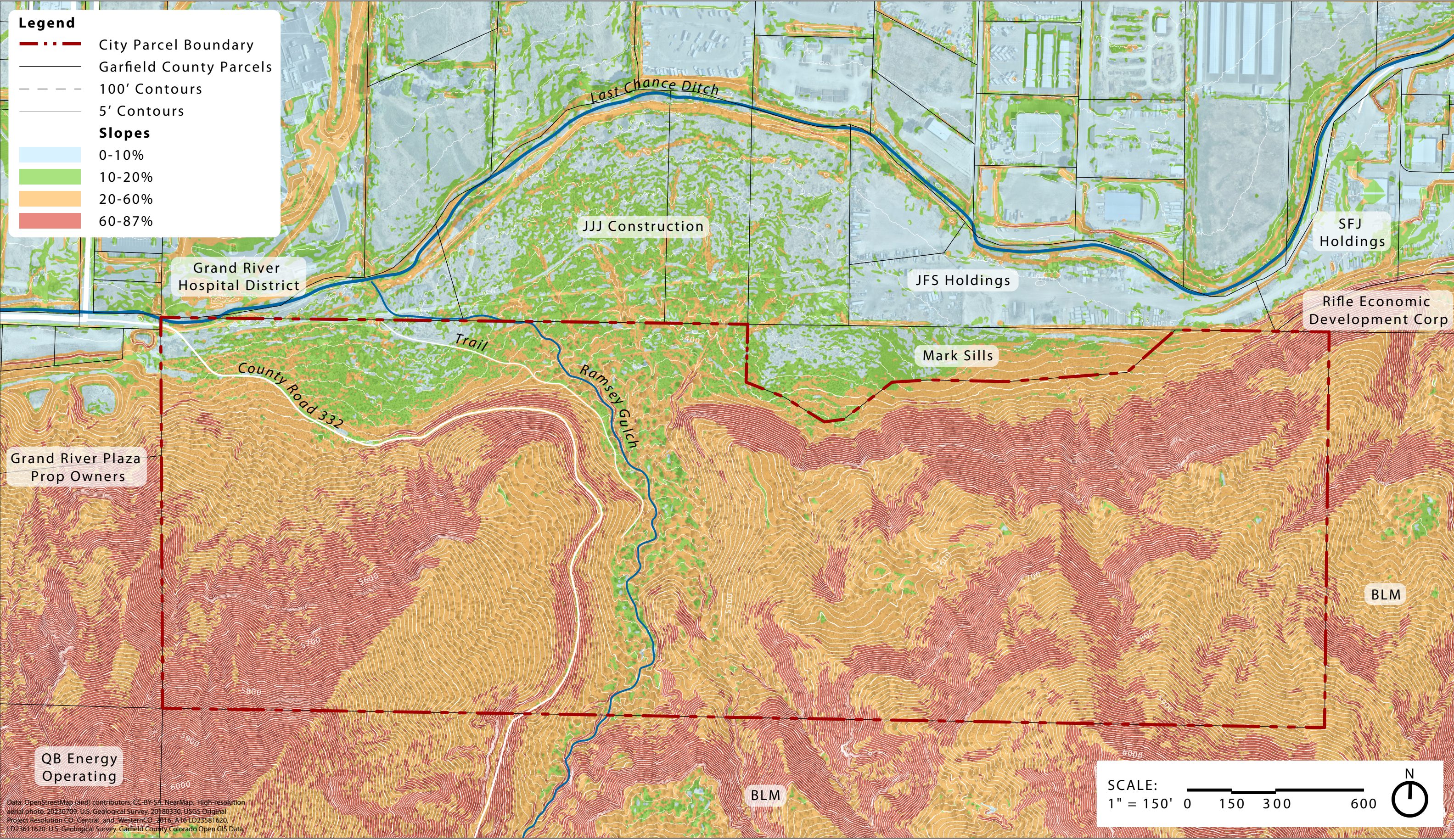
APPENDIX E - MASTER PLAN COST TABLE

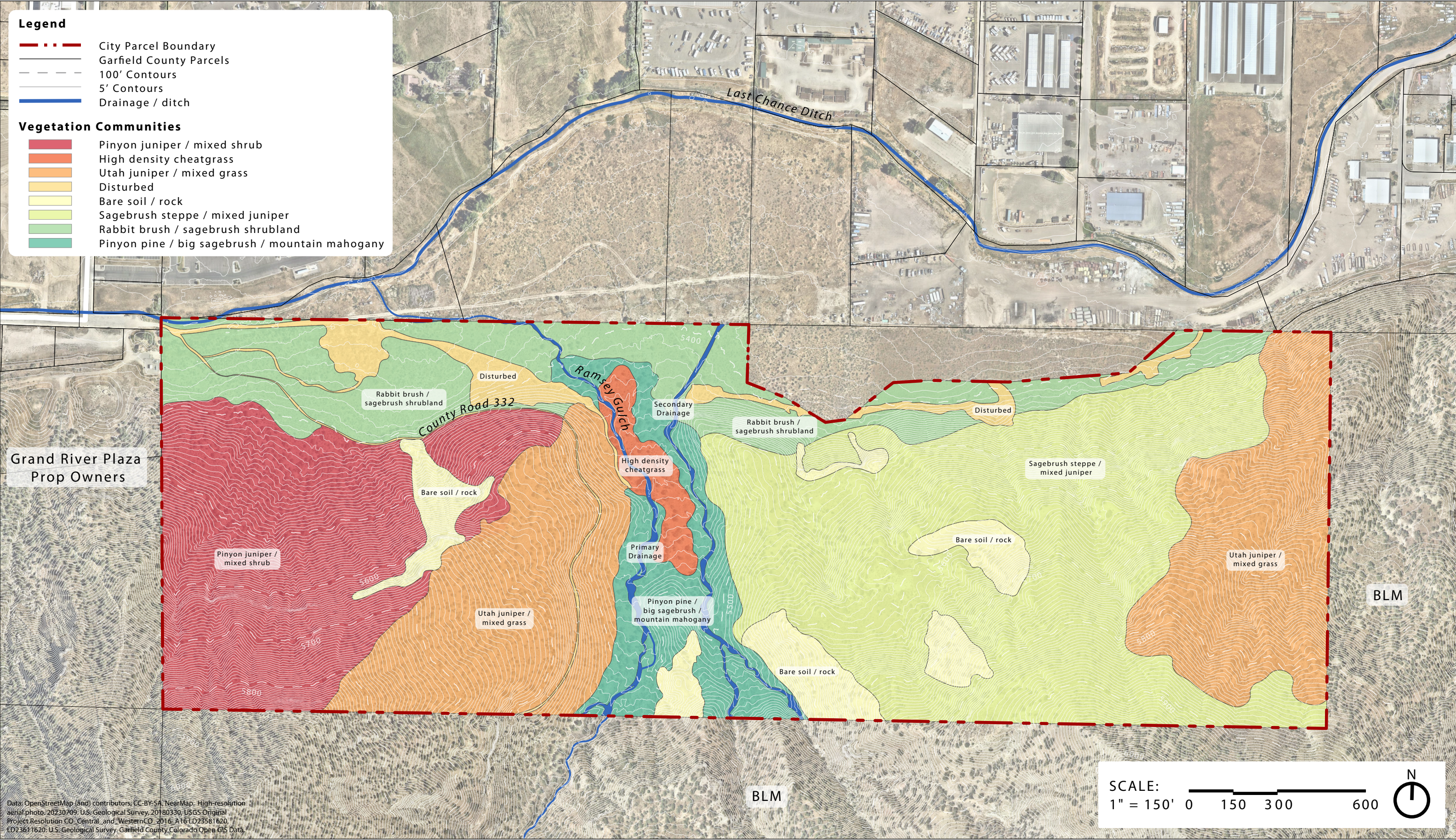
APPENDIX A

SITE ANALYSIS MAPPING

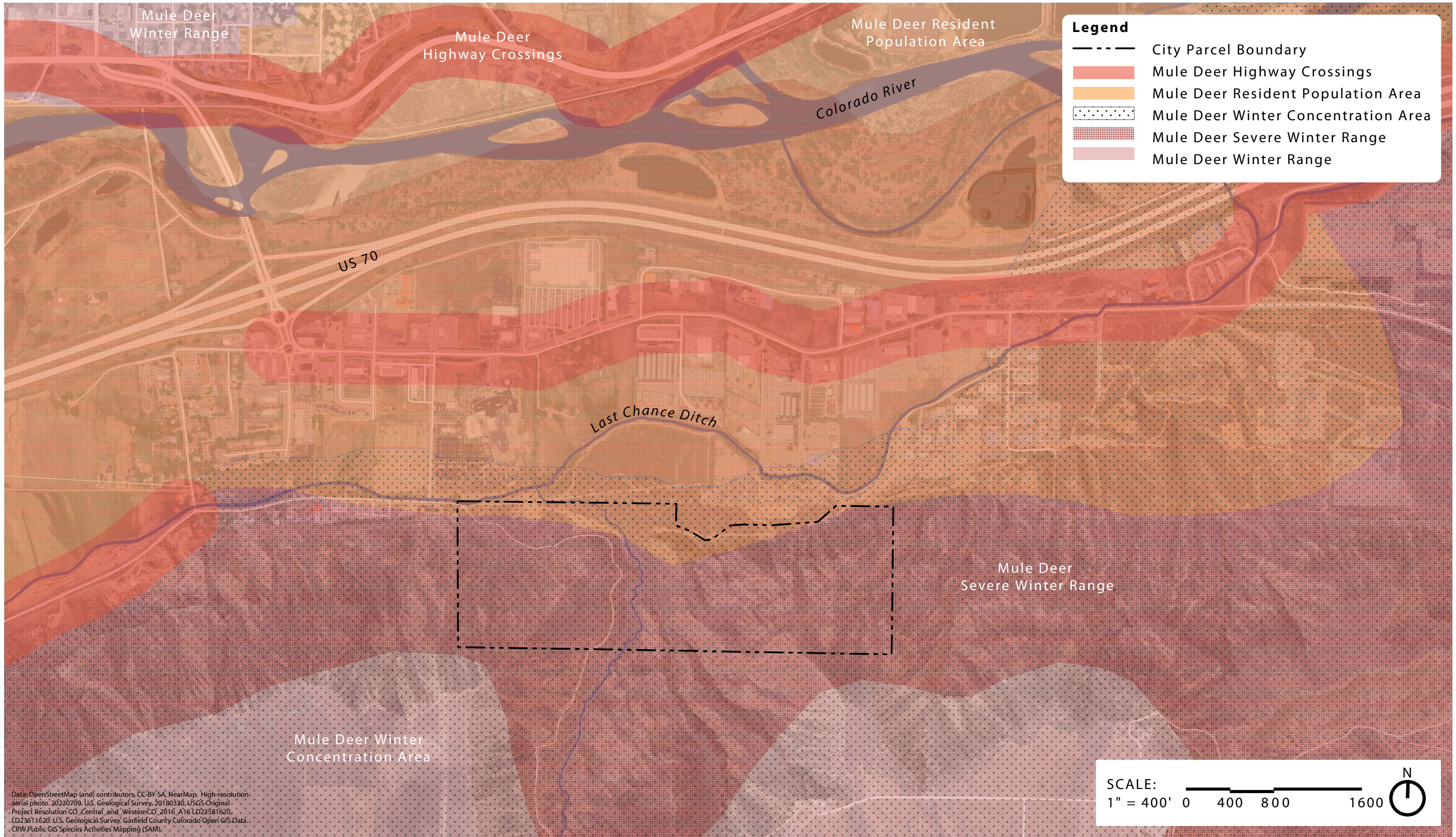


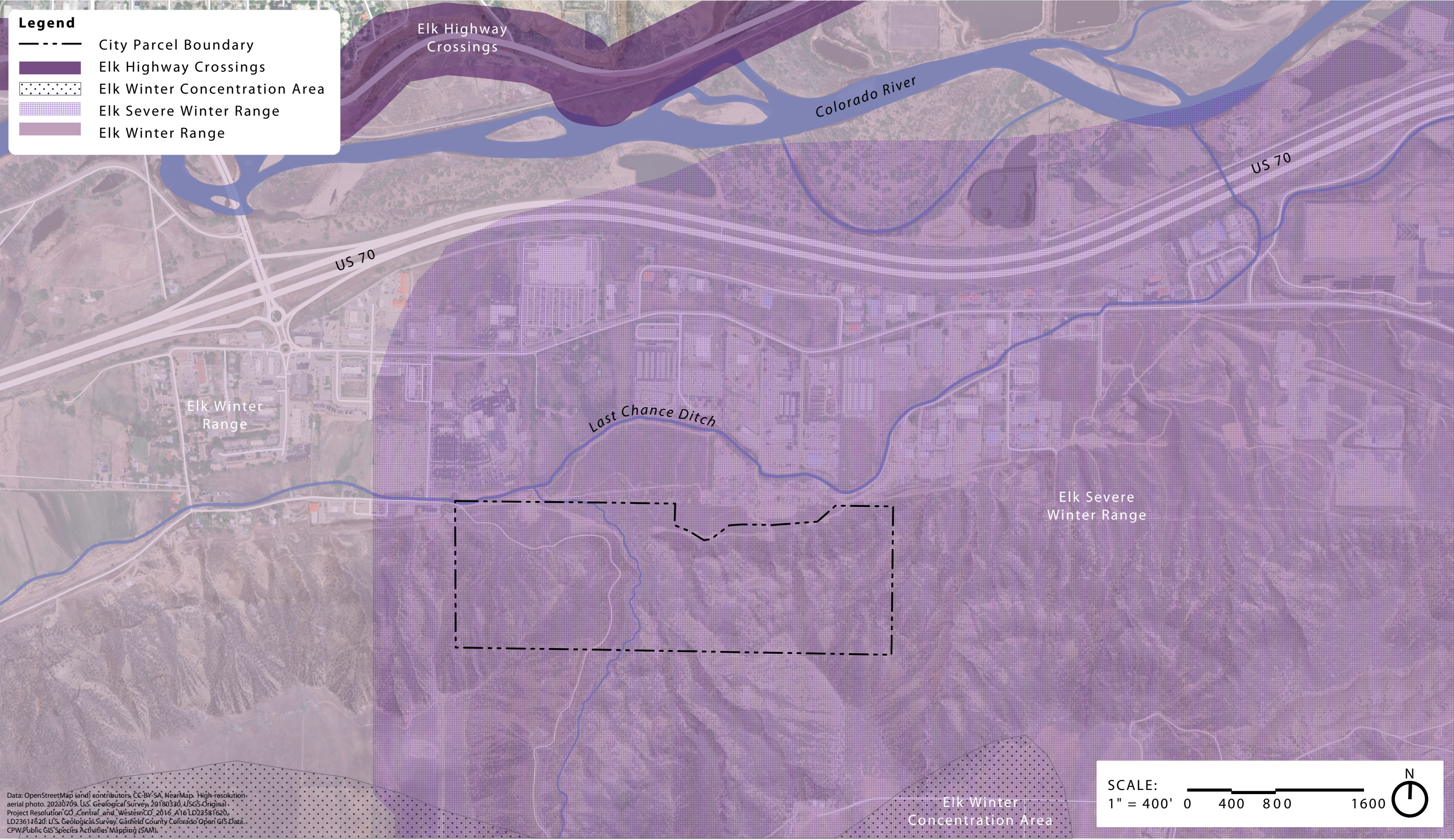


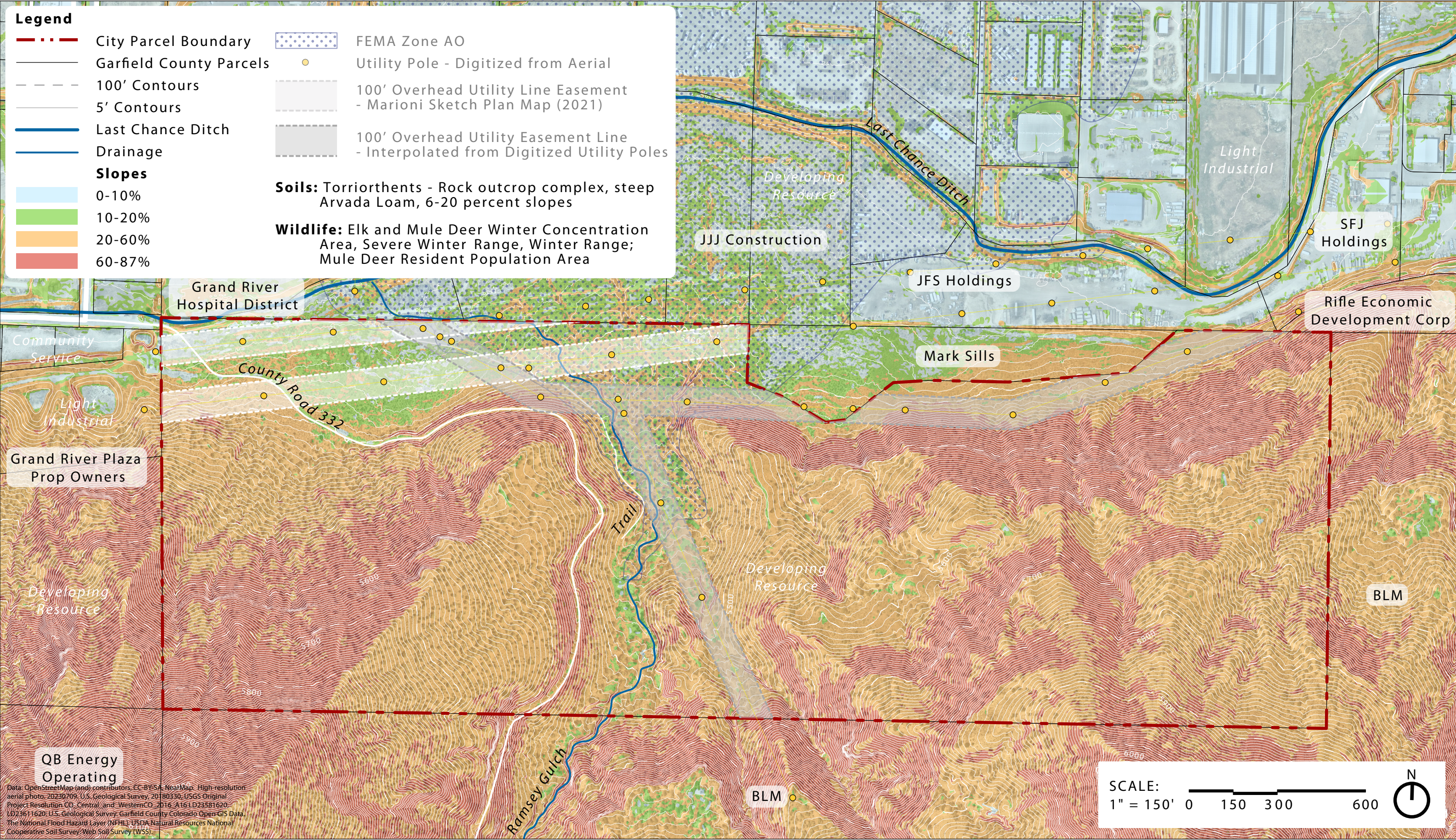




Data: OpenStreetMap (and) contributors, CC-BY-SA, NearMap, High-resolution aerial photo: 20230709, U.S. Geological Survey, 20180330, USGS Original Project Resolution CO_Central_and_WesternCO_2016_A16LD23581620, LD23611620, U.S. Geological Survey, Garfield County Colorado Open GIS Data.





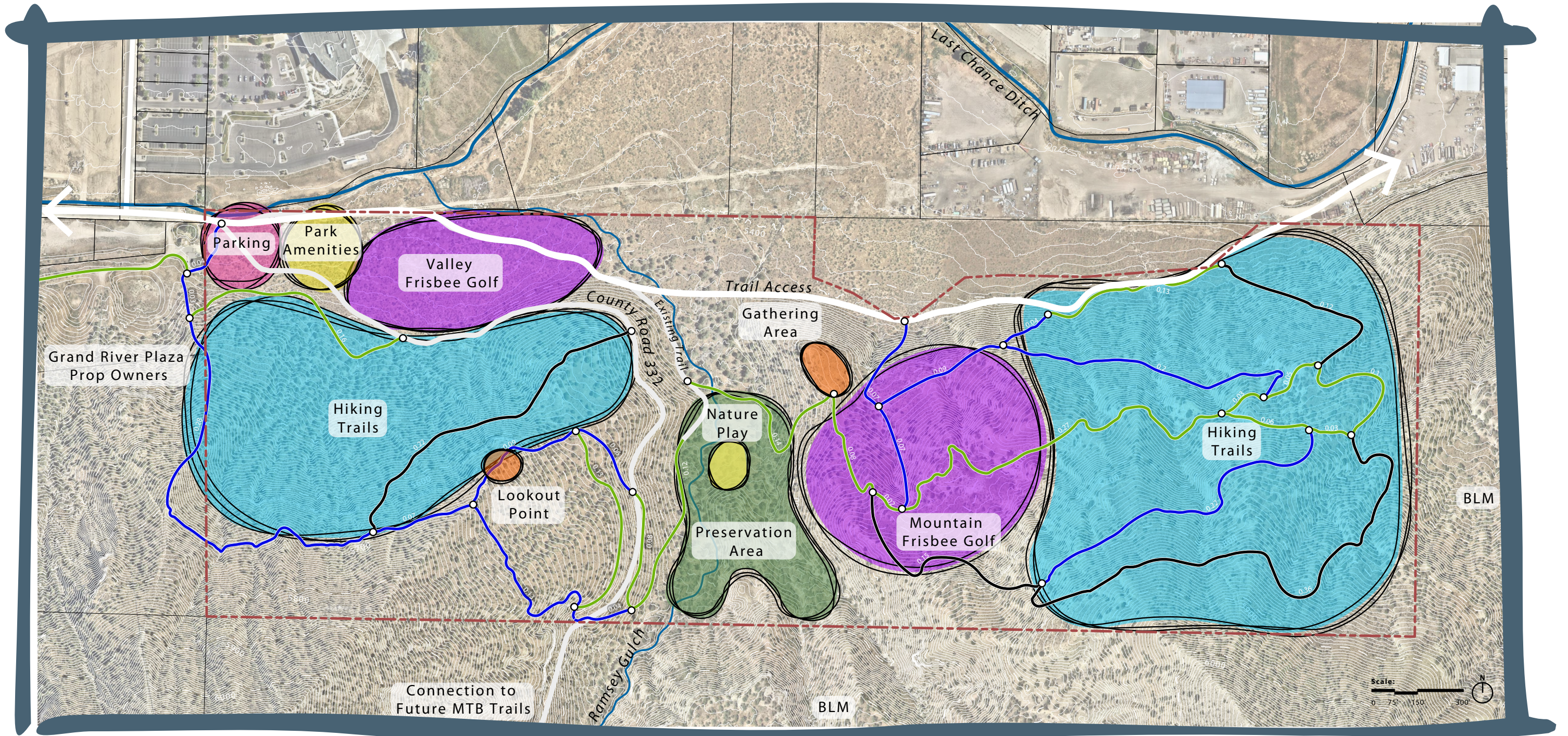


APPENDIX B

CONCEPT PLAN & IMAGERY

CONCEPT PLAN

CONCEPT PLAN



Legend

- City Parcel Boundary
- Garfield County Parcels
- 100' Contours
- 5' Contours

Proposed Amenities

- Easy Trail (low slopes) - 1.40Mi
- Moderate Trail (moderate slopes) - 1.43Mi
- Difficult Trail (steep slopes) - 0.85Mi

- Easy Trail
- Moderate Trail
- Difficult Trail

- Frisbee Golf Course
- Parking
- Gathering
- Park Amenities
- Preservation Area
- Multi-Use Areas
- Frisbee Golf Course
- Parking
- Gathering
- Park Amenities
- Preservation Area
- Multi-Use Areas

Site Features

Park Amenities



Picnic Tables



Playground



Shade Structure

Nature Play



Log Steppers



Salvaged Play Elements

Gathering Area



Overlook



Boulder Seating



Memorial Bench



Existing Road/Trails



Establish Game Trails

Frisbee Golf



Sagebrush Valley Course



Pinyon Mountain Course

Preservation Area



Ditch Crossing



Mature Pinyon Juniper



Drainage Gully

APPENDIX C

STAKEHOLDER & COMMUNITY ENGAGEMENT

RIFLE OPEN SPACE MASTER PLAN

STAKEHOLDER & COMMUNITY OUTREACH STRATEGY

NOV - DEC 2025

DHM DESIGN

STAKEHOLDER ENGAGEMENT INFO

Identified Stakeholders:

- Rifle Area Mountain Biking Organization (RAMBO)
- Roaring Fork Disc Golf Club (RFGDC)
- Colorado Parks & Wildlife (CPW)
- Bureau of Land Management (BLM)
- Grand River Health

Format:

- Existing conditions mapping and concept plan draft distributed to stakeholder groups
- Individual meetings with stakeholders to describe the plan and receive input
- Incorporate feedback into the concept plan based on approvals from Rifle

COMMUNITY ENGAGEMENT INFO

PUBLIC OUTREACH EVENT

Date:

- Saturday December 6, 2025
- DHM will set up from 10am - 2pm

Location: Rifle's Hometown Holidays Event

Format:

- Booth set up: sequence of display boards and activity stations to inform attendees and receive feedback

Advertising:

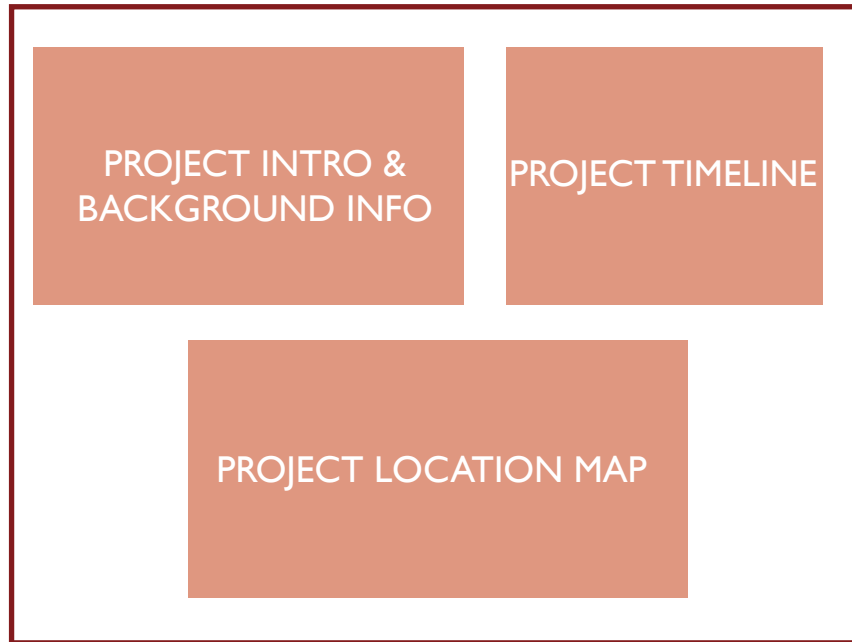
- » Social media blasts (Facebook & Instagram)
- » Rifle website
- » Local newsletter / press release?

SURVEY

- DHM to provide survey questions to Rifle
- Survey to be hosted on Rifle's SurveyMonkey platform
- DHM to create QR code to provide at engagement event
- Survey to go live on December 6 and stay open for three weeks
- DHM to compile survey results into community engagement summary

COMMUNITY ENGAGEMENT BOARD OUTLINE

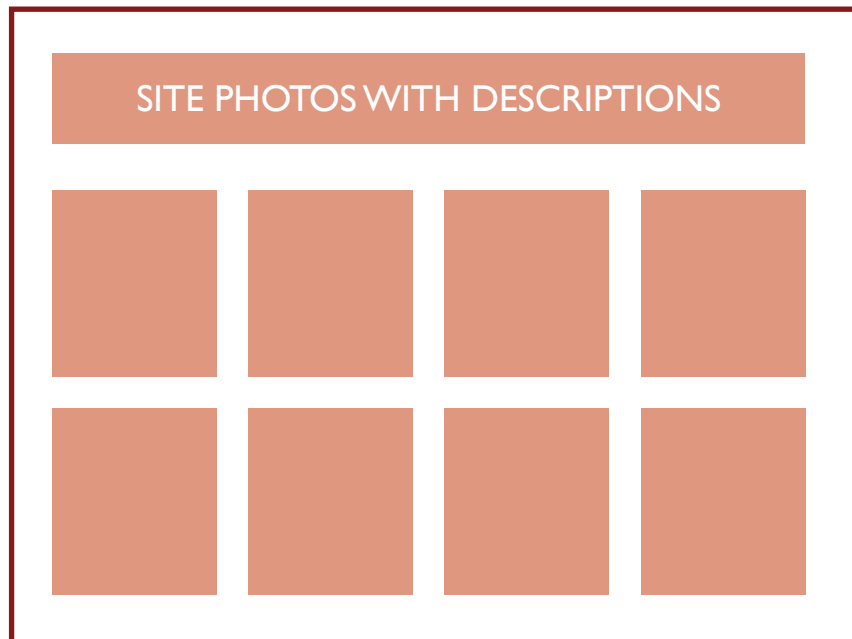
BOARD #1 - PROJECT INFORMATION



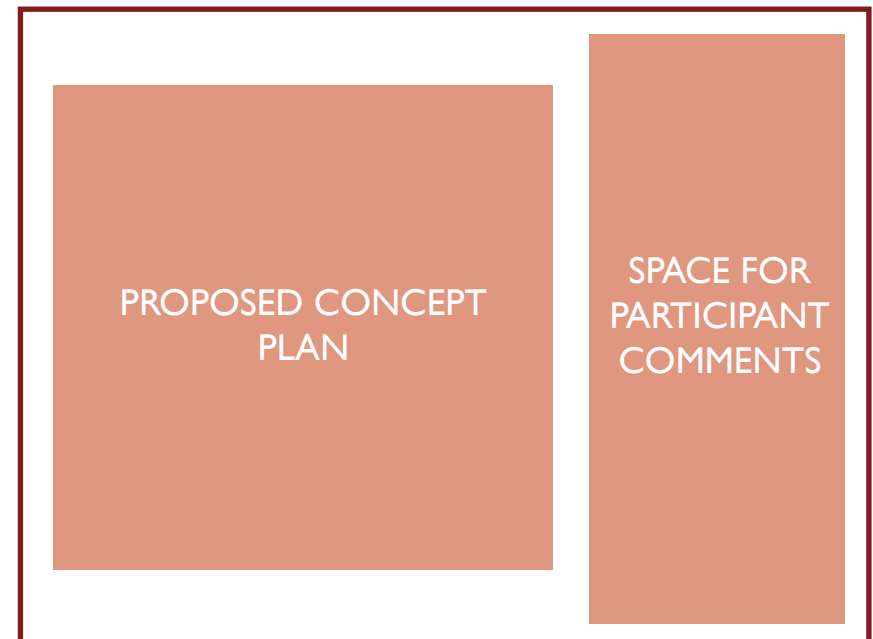
BOARD #2 - EXISTING CONDITIONS MAP



BOARD #3 - EXISTING CONDITIONS SITE PHOTOS



BOARD #4 - CONCEPT PLAN



**BOARD #5 - STICKER VOTING: PROGRAM
ELEMENT IMAGERY BOARDS**

PROGRAM ELEMENT OPTIONS, GROUPED BY GENERAL PRICEPOINT, FOR PARTICIPANTS TO VOTE ON

\$

\$

\$\$\$

BOARD #6 - COMMENT CATCH-ALL BOARD

SPACE FOR
GENERAL
PARTICIPANT
COMMENTS

COMMUNITY ENGAGEMENT EVENT ADVERTISEMENT



The City of
Rifle, COLORADO

YOU'RE INVITED TO SHARE YOUR VOICE
ESTAN INVITADOS A COMPARTIR SU VOZ

SOUTH RIFLE OPEN SPACE MASTER PLAN
PLAN MAESTRO DE ESPACIO ABIERTO EN SUR RIFLE

Stop by our community engagement booth at Rifle's **Hometown Holidays** event on **Saturday December 6th** from **10am - 2pm** to learn about this exciting project, ask questions, and give your input!

Pasa por nuestro puesto de participacion comunitaria en el evento Rifle's **Hometown Holidays** el **Sabado, 6 de Diciembre**, de **10am-2pm**, para conocer mas sobre este emocionante proyecto, hacer preguntas, y compartir sus opiniones!



ENGAGEMENT EVENT TAKE HOME FLYER



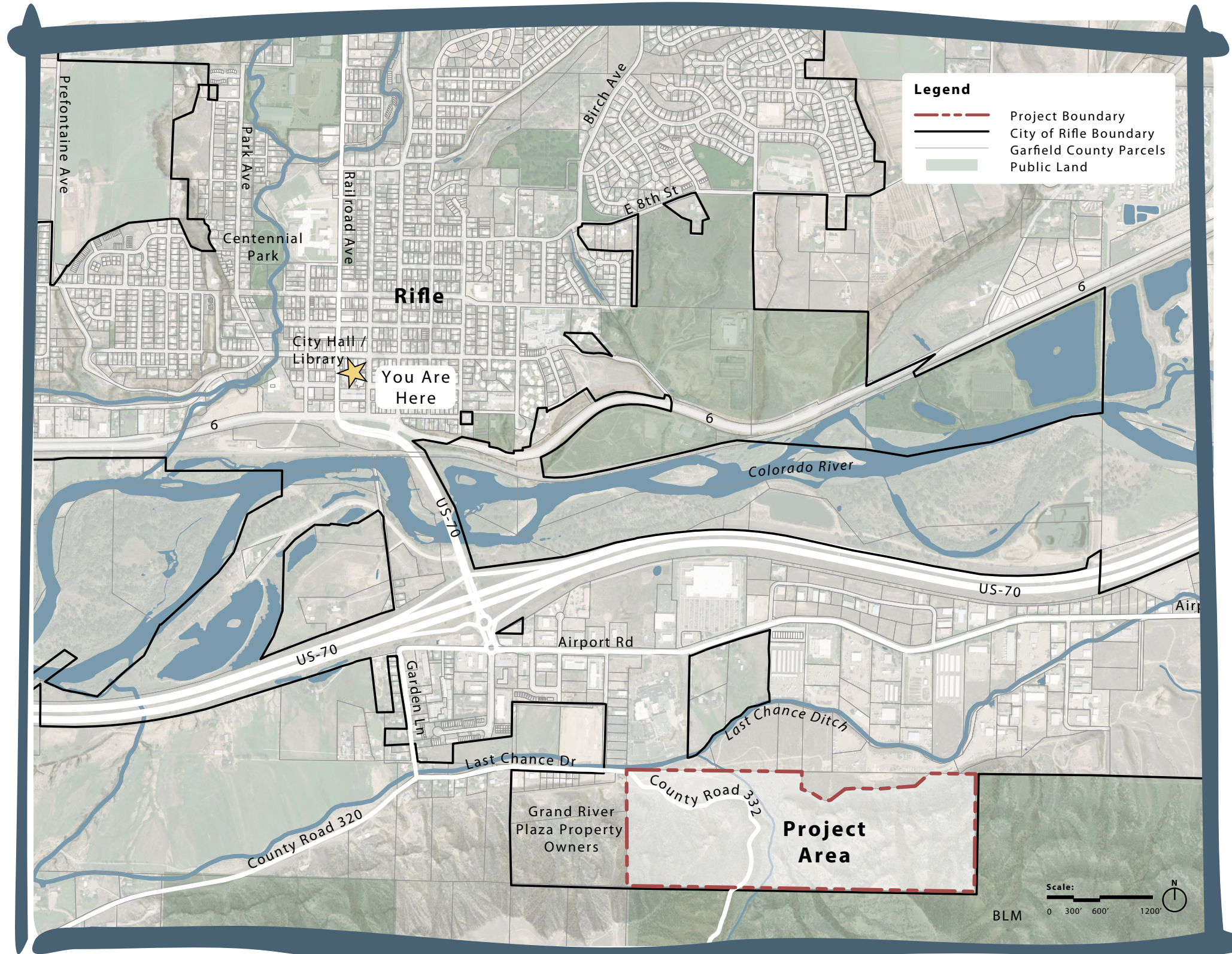
**SCAN QR CODE TO TAKE
THE SURVEY**

**ESCANEA EL CÓDIGO QR
PARA TOMAR LA ENCUESTA**



RIFLE OPEN SPACE MASTER PLAN

PLAN MAESTRO DEL ESPACIO ABIERTO DE RIFLE

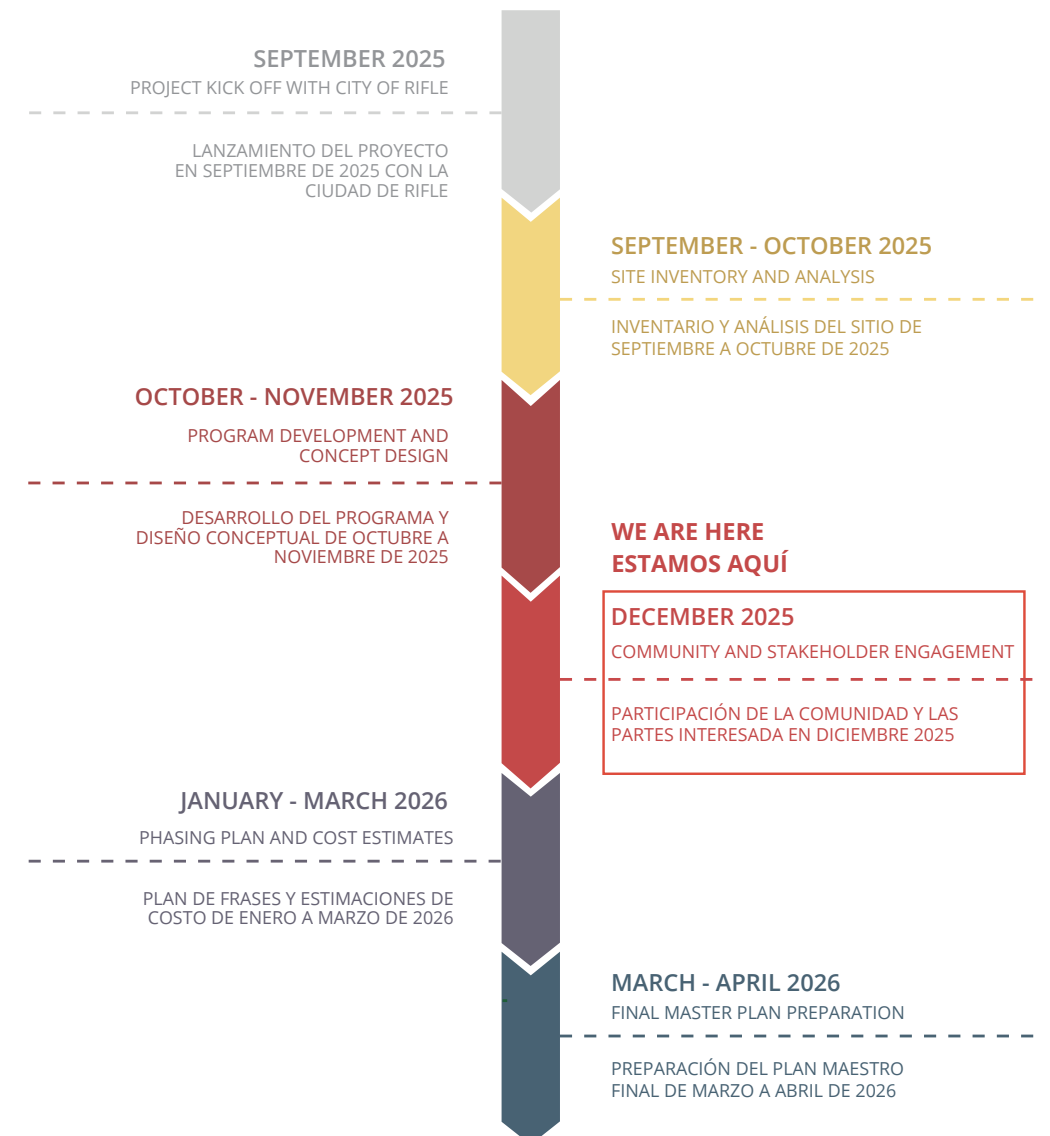


PARCEL SIZE: 112.8 Acres
TAMANO DE PARCELA: 112.8 ACRES

ZONING: Developing Resource
ZONIFICACIÓN: Desarrollo de Recursos

PROJECT TIMELINE

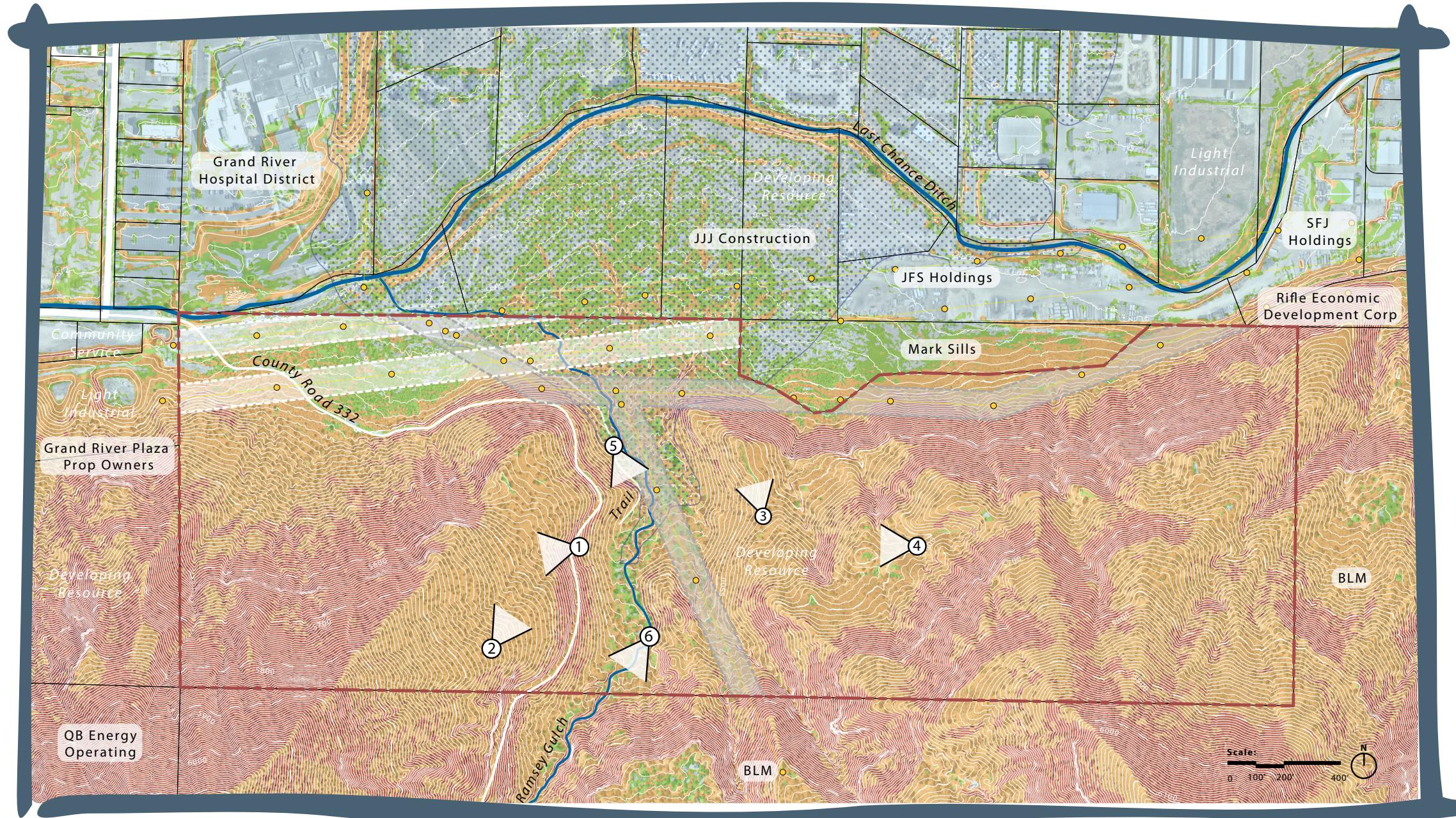
Cronograma del Proyecto



EXISTING CONDITIONS

CONDICIONES EXISTENTE

DHM DESIGN



Legend

- City Parcel Boundary
- Garfield County Parcels
- 100' Contours
- 5' Contours
- Last Chance Ditch
- Drainage
- FEMA Zone AO
- Utility Pole - Digitized from Aerial
- 100' Overhead Utility Line Easement - Marioni Sketch Plan Map (2021)
- 100' Overhead Utility Easement Line - Interpolated from Digitized Utility Poles

Slopes

- 0-10%
- 10-20%
- 20-60%
- 60-87%
- ① Photo Point

Soils: Torriorthents - Rock outcrop complex, steep Arvada Loam, 6-20 percent slopes

Wildlife: Elk and Mule Deer Winter Concentration Area, Severe Winter Range, Winter Range; Mule Deer Resident Population Area



Photo 1: Pinyon pine and juniper sagebrush steppe

Foto 1: Estapa de pino piñonero y enebro



Photo 2: View looking north east from high point

Foto 2: Vista hacia el noreste desde el punto más alto



Photo 3: Clearing at lookout point, opportunity for gathering area

Foto 3: Claro en el mirador, oportunidad para zona de reunión



Photo 4: View looking west from high point

Foto 4: Vista hacia el oeste desde el punto más alto



Photo 5: Existing trail to serve as access to proposed trail network

Foto 5: Sendero existente que servirá como acceso a la red de senderos propuesta

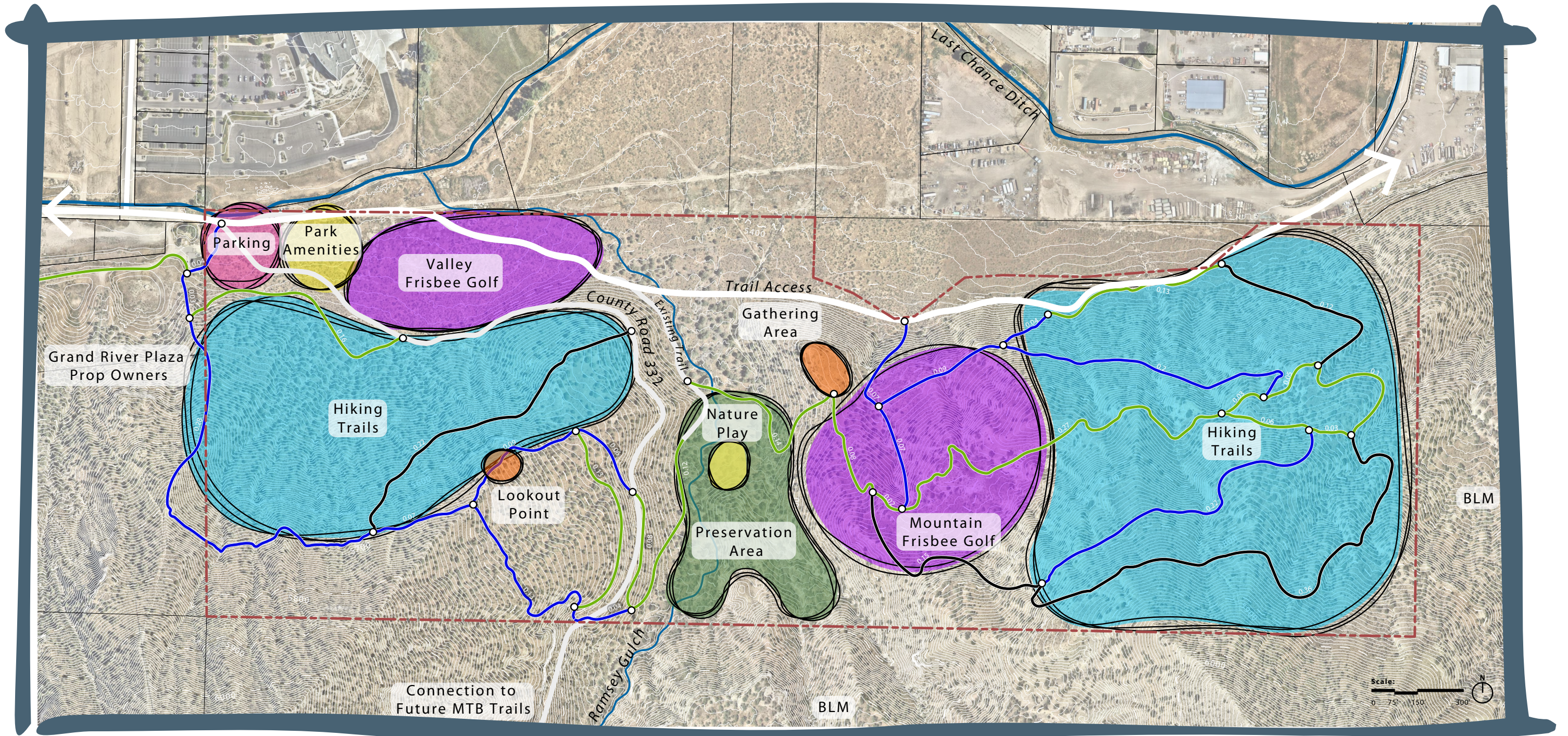


Photo 6: Site drainage and higher quality vegetation

Foto 6: Drenaje del sitio y vegetación superior

CONCEPT PLAN

PLAN CONCEPTUAL



Legend

- City Parcel Boundary
- Garfield County Parcels
- 100' Contours
- 5' Contours

Proposed Amenities

- Easy Trail (low slopes) - 1.40Mi
- Moderate Trail (moderate slopes) - 1.43Mi
- Difficult Trail (steep slopes) - 0.85Mi

- Easy Trail
- Moderate Trail
- Difficult Trail

- | | |
|----------------------|---------------------------|
| Friskbee Golf Course | Campo de golf con frisbee |
| Parking | Aparcamiento |
| Gathering | Reunion |
| Park Amenities | Servicios del parque |
| Preservation Area | Área de preservación |
| Multi-Use Areas | Áreas de usos múltiples |

HELP US IMAGINE THE SITE! AYÚDANOS A IMAGINAR EL SITIO

PLACE A STICKER NEXT TO YOUR FAVORITE IDEAS
COLOCA UNA PEGATINA JUNTO A TUS IDEAS FAVORITOS



INTERPRETIVE SIGNAGE
SENALIZACION INTERCEPTIVA



OUTDOOR FITNESS STATIONS
ESTACIONES DE FITNESS



HIKING TRAILS
CAMINOS PARA CAMINAR



DOG PARK
PARQUE PARA PERROS



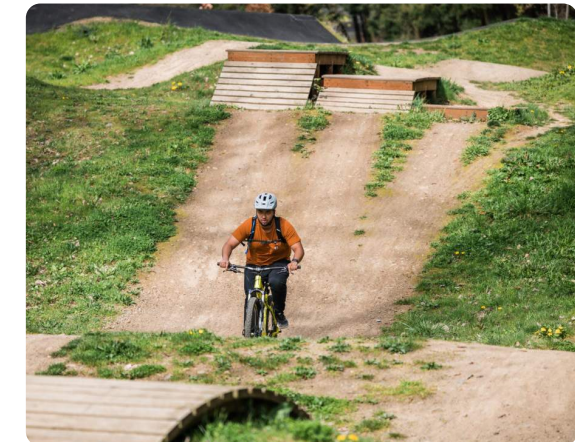
BOULDERING STRUCTURE
ESTRUCTURA DE BULDER



FRISBEE GOLF COURSE
CAMPO DE GOLD CON FRISBEE



NATURE PLAY
JUEGO DE LA NATURALEZA



MOUNTAIN BIKE SKILLS PARK
PARQUE DE HABILIDADES PARA BICICLETAS



PAVILIONS, PICNIC TABLES, & GRILLS
PABELLONES, MESAS DE PICNIC Y PARILLA



MOUNTAIN BIKE DOWNHILL / FLOW TRAIL
SENDERO DE DESCENSO Y ESTILO FLOW
PARA BICICLETAS MONTANA



LOW ROPES COURSE / ADVENTURE PLAY
CIRCUITO DE CUERDAS BAJAS/ JUEGO DE
AVENTURA



PLAYGROUND
AREA DE JUEGOS

ANY OTHER COMMENTS?
CUALQUIER OTRO COMENTARIO?

DHM DESIGN

SCAN QR CODE TO TAKE THE SURVEY
ESCANEA EL CÓDIGO QR PARA TOMAR LA ENCUESTA





RIFLE OPEN SPACE MASTER PLAN

COMMUNITY ENGAGEMENT REPORT



JANUARY 2026

DHM DESIGN

CONTENTS

Introduction..... 3

 Outreach Report Introduction

 Project Background

 Outreach Goals

 Outreach Process

Stakeholder Engagement..... 4

 Summary of Approach

 Key Findings

Public Engagement..... 7

 Summary of Approach

 Key Findings

 Overall Takeaway

Community Survey..... 8

 Summary of Approach

 Key Findings

 Overall Takeaway

Appendix.....11 - 29



INTRODUCTION

Outreach Report Introduction

This report outlines the planning, implementation, and results of the community and stakeholder engagement process for the City of Rifle Open Space Master Plan project, in which the City of Rifle pursued input about how this parcel could best be developed to meet community needs.

This report includes a summary of the project background, the strategy and goals of the community engagement effort, and the outcomes of the overall outreach process.

Project Background

The City of Rifle is seeking to develop a long-term, community-driven master plan for a 112-acre city-owned parcel in South Rifle. This plan aims to transform the site into a passive-use recreation area that balances ecological preservation and recreational opportunities. Key goals include promoting activities such as walking, biking, and nature observation, while integrating features like a disc golf course, interpretive signage, and natural play areas.

Outreach Goals

The outreach effort aimed to engage both the broader community and key stakeholders to inform the City of Rifle Open Space Master Plan. Public outreach focused on increasing awareness of the project and gathering input on desired amenities, access, safety, and environmental values. Stakeholder outreach targeted agencies, user groups, and community partners to better understand elements like site-specific constraints, wildlife considerations, and recreation needs. Together, community and stakeholder feedback is intended to guide planning decisions, refine design concepts, and ensure the project balances recreation

opportunities with environmental stewardship, operational feasibility, and community priorities.

Outreach Process

1. Meetings with key stakeholders were held to gather early input on site conditions, constraints, and opportunities
2. An in-person public outreach event was hosted in December 2025 to share project information and collect community feedback
3. An online survey was distributed to reach a broader audience and gather quantitative input about the master plan
4. Feedback from all outreach phases was compiled to inform planning and design decisions



STAKEHOLDER ENGAGEMENT

Summary of Approach

The City of Rifle and the consultant team identified stakeholders who have an overlapping interest in the existing and future open space. Stakeholders include Colorado Parks and Wildlife, Bureau of Land Management, Rifle Area Mountain Bike Organization, Roaring Fork Disc Golf Club, and Grand River Health. Stakeholders were interviewed to determine potential partnerships to meet community needs. A summary of the findings from each stakeholder meeting are presented on the following pages.

Key Findings



Colorado Parks and Wildlife (CPW)

Colorado Parks and Wildlife (CPW) identified the parcel as critical winter habitat and a key movement corridor for wildlife, particularly mule deer and mountain lions. The property is one of the last remaining open spaces for deer in the area and includes high-quality sagebrush habitat that CPW strongly recommends preserving. The gulch functions as an essential funneling corridor connecting winter range to upper flatland areas, with wildlife movement extending toward Grass Mesa, West Mamm Creek, and Flatiron.

CPW expressed concern that development and increased recreation would result in significant winter impacts to wildlife. A seasonal winter closure is strongly recommended, tentatively

from November 15 to May 15, consistent with nearby South Canyon closures. CPW emphasized prioritizing hiking over mountain biking, requiring dogs to remain on leash, and minimizing trail impacts on surrounding high-quality habitat. CPW also noted the presence of mountain lions, including likely winter use of the gulch, reinforcing the need for seasonal restrictions.

CPW recommended incorporating interpretive signage to educate users about winter range sensitivity and staying on designated trails, coordinating with BLM wildlife staff regarding adjacent lands, and confirming City liability considerations related to closures. Recent and forthcoming research in the Rifle area indicates that recreation impacts on wildlife activity and health are greater than previously understood, underscoring the importance of conservative, seasonal management strategies.



Roaring Fork Mountain Bike Association (RAMBO)

RAMBO expressed interest in the parcel as a potential future link within the broader Rifle-area trail network, noting the current lack of formal trails on the south side of town. Ramsey Gulch was identified as a strong candidate for trail development, with long-term interest in regional connections through adjacent BLM land to Beaver Creek and beyond, though these were acknowledged as aspirational.

STAKEHOLDER ENGAGEMENT

RAMBO supported the idea of limited biking amenities on the lower parcel, favoring a skills-based track over a traditional pump track. They emphasized the importance of avoiding conflicts between mountain biking and disc golf. RAMBO also highlighted concerns about long-term maintenance capacity, noting the need for clarity on the City's ability to support trail upkeep to avoid overextending volunteer resources. Overall, RAMBO was supportive of additional South Rifle trail opportunities.



Grand River Health

Grand River Health responded positively to the proposed plan, viewing the site primarily as a community wellness and staff amenity opportunity. There was strong interest in nearby high quality walking trails as a safer and more pleasant alternative to existing walking routes along Last Chance Road, particularly for hospital staff taking mid-day walking breaks. Outdoor fitness stations were also suggested as potential features for staff use and community-led health initiatives.

Additional ideas included a small dog park and a bike learning track for young children. There was no concern expressed about potential traffic increases near the hospital, noting the project's emphasis on passive recreation, nor were there concerns about flooding given the project's approach to floodplain planning. Overall, Grand River Health viewed the project as a valuable community asset, particularly for residents and businesses on the south side of I-70.



Bureau of Land Management (BLM)

BLM confirmed that surrounding parcels contain no designated hiking or biking routes, though lightly used social trails exist near the college. The area was identified as confirmed deer and elk winter range, with increased wildlife use during more severe winters. BLM noted that the eastern portion near Ramsey Gulch is likely used more heavily for animal foraging, while steeper western slopes support nesting or refuge habitat.

BLM deferred detailed comments since the project is not on BLM land but acknowledged CPW's recommended winter closure dates as appropriate for this area. Coordination with CPW and continued awareness of potential spillover impacts onto adjacent BLM lands were encouraged.

STAKEHOLDER ENGAGEMENT



Roaring Fork Disc Golf Club (RFDGC)

The Roaring Fork Disc Golf Club expressed strong enthusiasm for potential inclusion of disc golf within the master plan. They emphasized a desire for a natural, landscape-integrated course, citing mountain-style precedents such as Aspen, Snowmass, and Dillon. The group noted successful examples of multi-use trail and disc golf coexistence, including the CMC Spring Valley course.

Given site constraints, the club discussed the feasibility of smaller course options, ranging from a compact 9-hole layout to a limited intermediate course. They highlighted the regional gap in disc golf opportunities between Silt and Parachute and expressed willingness to assist with course layout and mapping during future design phases.

PUBLIC ENGAGEMENT

Summary of Approach

City staff and the consultant team hosted an in-person outreach booth as part of Rifle's Hometown Holidays event. The booth featured informational boards and interactive activities to gather community input and resulted in strong attendance and steady foot traffic, particularly from young families. Attendees were invited to review project information, ask questions, place sticker votes on preferred recreation concepts, and scan QR codes to complete the online survey.

Overall, participants were generally familiar with the project location and expressed appreciation that the City is exploring new recreation opportunities on the south side of Rifle. Many attendees took QR codes to share the survey with others, extending outreach beyond the event itself.

Key Findings

Community feedback showed strong interest in family-oriented, low- to moderate-intensity recreation, with clear themes emerging around play, biking, and gathering spaces.

Top-Ranked Concepts (Sticker Voting):

1. Low ropes / adventure course
2. Bouldering structure
3. Mountain bike skills park
4. Playground
5. Pavilion / picnic areas
6. Nature play features

Moderate support was also shown for mountain bike trails, outdoor fitness stations, hiking trails, and disc golf, while interpretive signage and dog parks received fewer sticker votes.

Written Comments and Themes:

- Wildlife protection remains a concern for some community members, particularly regarding winter habitat.
- Strong enthusiasm for play and biking amenities, especially those designed for children and families.
- Shade emerged as a recurring priority, particularly for playgrounds and play areas.
- Dog park interest was expressed by some respondents, with comments highlighting both local and traveler use.
- Several comments reflected excitement and creativity from younger participants, reinforcing the family-oriented nature of the event.

Overall Takeaway

The outreach event successfully engaged community members in an accessible and interactive way. Feedback indicates strong support for family-friendly, active recreation amenities, balanced by awareness of wildlife sensitivity. The results help reinforce priorities identified through the online survey and provide additional insight into how amenities may be designed to support comfort, usability, and community enjoyment.

COMMUNITY SURVEY

Summary of Approach

The City of Rifle and consultant team hosted a community survey to understand how residents currently use open space, how frequently they would visit, what amenities they value most, and what concerns or priorities they have regarding future planning and development of the parcel.

Participation Overview

The survey was conducted in December 2025 through January 2026 and received approximately 150–184 responses per question, representing residents from all areas of Rifle (North, South, East, West, and Downtown), as well as nearby communities including Silt and Glenwood Springs.

Demographics

Geographic Representation

- North Rifle: 23%
- East Rifle: 20%
- "Other": 30%

Age Distribution

- Majority of respondents were 25–54 years old
- Largest age group: 35–44 (32%)

Households

- Majority of respondents were 25–54 years old
- Largest age group: 35–44 (32%)

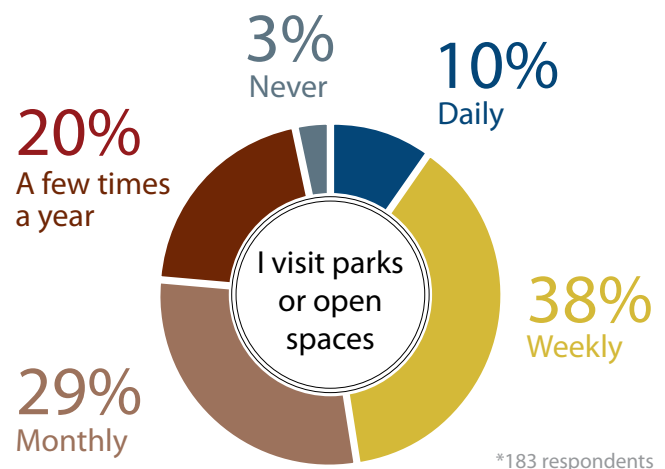
This reflects a broad cross-section of community members and recreation users.

Current Use

Survey responses indicate an already engaged user base:

- 48% visit parks or open space weekly or daily
- 29% visit monthly
- Only 3% report never visiting local open space

This suggests strong baseline demand and familiarity with existing recreation opportunities.



Key Community Values

Preservation of natural resources emerged as the strongest and most consistent theme:

- 80% of respondents rated preservation of natural habitat and wildlife as "Very Important" or "Important"

Repeated comments emphasized:

- Maintaining a natural, low-impact character
- Protecting wildlife corridors
- Avoiding overwatering and unnecessary development
- Minimizing displacement of deer, elk, mountain lions, bobcats, and other species

The community strongly supports recreation that is balanced with conservation.

COMMUNITY SURVEY

Desired Recreation Amenities

Respondents identified the following as top priorities for inclusion in the Open Space Master Plan (% represents the percentage of participants who selected that feature):



Overall, there is strong interest in multi-generational amenities that serve children, adults, and seniors.

Trail Preferences and Connectivity

Trail-related feedback was consistent and specific:

- Moderate trails preferred by 87% of respondents
- Easy / ADA-accessible trails supported by 44%
- Advanced/difficult trails supported by 35%
- Frequent requests included:
 - Clear signage and wayfinding
 - Separation of walkers and cyclists to reduce conflicts
 - Connections to surrounding areas and public lands (e.g., Ramsey Gulch)

This supports a diverse trail system accommodating multiple skill levels and accessibility needs.

Anticipated Future Use and Willingness to Travel

If preferred amenities are included:

- 56% expect to visit weekly
- 18% expect to visit daily
- 76% are willing to travel more than 5 miles
- 43% would travel more than 10 miles

These responses indicate the site has potential to serve both local residents and a broader regional population.

COMMUNITY SURVEY

Safety, Access, and Equity Considerations

Respondents consistently emphasized:

- ADA accessibility and seating for seniors
- Bilingual signage and programming
- Avoidance of motorized recreation
- Affordable, welcoming, and inclusive public access

These themes reinforce the importance of equitable design and operations.

Development Concerns

Common concerns raised include:

- Avoiding overdevelopment and high capital costs
- Protecting adjacent private property and preventing trespassing
- Managing traffic impacts
- Ensuring long-term maintenance and safety
- Confirming that investment delivers community-wide benefit, not just recreation

Identified Indoor Recreation Gap

Although the survey focused on open space, many respondents highlighted a broader community need for indoor recreation, including:

- Indoor or year-round pool
- Community or recreation center
- Indoor walking track and multi-use gathering spaces

This feedback was often framed as a complementary priority alongside outdoor investment.

Overall Takeaway

The public process provides clear and actionable guidance:

- Strong demand for trails, biking amenities, and passive recreation
- Clear expectation that environmental preservation remains a priority
- High likelihood of increased usage if amenities align with community preferences
- Support for balanced, inclusive, and multi-generational open space design

Conclusion

The public engagement process successfully captured community priorities and values for the City of Rifle Open Space Master Plan. Survey results demonstrate strong enthusiasm for expanded recreational opportunities paired with a clear mandate to protect natural resources. This feedback will serve as a foundational reference as the City and design team advances design, programming, funding, and implementation decisions.

APPENDIX

Appendix A: Full Notes from Stakeholder Meetings

Appendix B: Sticker Voting Exercise from In-Person Engagement Event

Appendix A: Charts From Survey

APPENDIX A

1. CPW 11/19/2025:

Met with Travis Bybee

Jeremy Allinson, Meg Robie

- Property is used pretty heavily by deer
- Before business parcel north of this property used to hold 200-300 elk in the winter
 - Not so much anymore
- One of the last open spaces for deer
 - This plan will create significant impacts in the winter
- Potential seasonal closures
- The gulch is their funnel to get up to the upper flatland area
- CPW would highly favor a winter closure
 - Nov 15 - May 15 (double check dates)
 - Correlates with south canyon closure
- Haven't seen a lot of fawning but has seen some
 - On the steeper hillside section on the west side
- West mamm summer range
- They'll go up grass mesa to directly south to west mamm or over to the flatiron
- High quality sage brush we want to preserve
- Trails will impact surrounding high quality habitat
- Less focus on mountain bikes and more focus on hikers
 - CPW argues strongly in favor of that
- Research paper coming out about recreation impacts on wildlife activity and general body health
 - RF area
 - Prelim findings are much more than people thought
- Developing this property, bleeds into BLM land surrounding?
- Predominant BLM use is oil and gas
- Nick Jaillmo - BLM contact to add to meeting (BLM wildlife biologist)
- Dogs to remain on leash
- High concentration of deer = high concentration of lions
- High thoroughfare for lions in the winter too
 - Possible lion living in Ramsey gulch who has cubs every other year
 - Spike in sightings every other year in west side residential area
 - Comes down gulch down towards hospital, picks off turkeys
 - Probably further up on BLM parcel too
 - To avoid houses up on Grass Mesa
- Starting Jan 2nd, district wildlife manager will be different, travis will be their manager

APPENDIX A

- *check with city about liability
- *interpretive signage - talk about wildlife
 - Winter range zone for wildlife
 - Stay on trails as much as possible
- Late december and early Jan

2. **11/20 Meeting with RAMBO:**

Marc/Meg RAMBO Notes:

Attendees:

- Lindsey Williams (RAMBO President)
- Ari Philipson (RAMBO VP; incoming President in 2026)
- Austin Rickstrew, City of Rifle
- Meg Robie
- Marc Diemer

DHM presented maps, outlined project objectives, and asked for RAMBO's input on the Rifle-area trail system—specifically their interests, priorities, and goals for this parcel.

Current RAMBO Focus Areas (highest use):

1. Hubbard Mesa (north side of town)
2. Grand Hogback / Rifle Arch area (≈5 miles north; pursuing grants for trail build-out)
3. Highlands trails off 5th Street in town

RAMBO has in recent years focused more on grant funding but is shifting toward increased volunteer and maintenance efforts.

Southside / Project Area Discussion:

- No existing trail system in South Rifle.
- Ramsey Gulch identified as a strong candidate for new trails.
- "Trio" trails connect into town (airport to CMC via Excel Plant access road), known as the Connector or CMC Trail.
- Rifle Gulch has long been viewed as a "pipe dream" connection—high interest but historically seen as unlikely. The preferred vision is a long descent trail from the White River National Forest, through BLM land, connecting via Ramsey Gulch to Beaver Creek drainage. Dream would be to shuttle to top, then downhill ride through Ramsey Gulch (similar to Palisade Plunge or Whole Enchilada)
- RAMBO submitted comments to BLM in summer 2024 regarding these potential connections but received no response.

Lower-Parcel Biking Amenities:

APPENDIX A

- They like the idea of a biking feature but noted a *skills track* (terrain-based dirt jumps, big turns) would be more appropriate here than a traditional pump track.
- Want the design team to be cognizant of MTB/disc golf conflicts

General Feedback:

RAMBO sees value in this parcel as a potential link to the broader trail network but is cautious about future maintenance demands. They would want clarity on what level of maintenance the City could support so they don't overextend themselves as they continue developing Rifle-area trails. Overall, they're interested in additional Southside trails.

Austin requested more information from RAMBO regarding the potential Beaver Creek trail connection.

End notes.

3. 11/21/25 with Grand River Health:

Met with Annick Pruett (Grand River Hospital)

Austin Rickstrew (City of Rifle), Meg Robie, Marc Diemer,

- Walking group, changing lifestyles
- Go over to centennial park, would be great to use this space
- Staff would have a connection
- Staff walks last chance road, solid mile
- Work out stations
- Community led health initiatives
- Not necessarily the patients but the overall community
- Sponsor the races in town, things that encourage people to move
- Not a lot of opportunity on the south side of I-70
- Could be great for the businesses on this side of the highway and friendly competition
- Concrete trail behind alpine bank and walmart
- Small dog park
- A little track for little kids just learning to mountain bike
- Would it be beneficial to have a trail connection to the hospital?
 - Not really, people walk up Megan
- Any worries about increased traffic?
 - Some increase but not heavy traffic
 - Only will be passive rec so not a major concern
- Any worry about floods? No, DHM programmed for flood zone
- Thinks this will be a great community asset for the residences of South Rifle

APPENDIX A

- Appreciates being included

Marc Grand River Meeting Notes – 11/21

Attendees: Annick Pruett (Grand River Hospital), Austin, Meg, Marc

- Presented maps and the draft master plan; reviewed overall project objectives.
- Annick responded positively to the proposed hiking trails. She sees them primarily as an amenity for hospital staff, who often take mid-day walking breaks. She noted this would be a better option than their current route along Last Chance Road.
- She felt fitness stations would also be used and appreciated by staff, though likely not by patients. Could create opportunities for friendly exercise challenges with other local businesses.
- Additional ideas from Annick:
 - Small off-leash dog park for local residents.
 - Bike skills/learning track for kids new to mountain biking.
- Austin asked about a trail connection to the hospital. Annick noted most people walk down Meghan Road and that this route would likely remain adequate.
- Annick asked about potential traffic concerns. Austin clarified that the area is intended as passive recreation, so increased traffic is not expected.

End notes.

4. 11/25/2025 with BLM:

Met with Nicholas Jaramillo and Alan Czepinski

Austin Rickstrew (City of Rifle), Meg Robie, Jeremy Allinson

- No designated routes on the surrounding parcel
- There are social trails in the area behind the college
 - Lightly used
- Confirmed deer and elk winter range
 - To the east
- Questions about access point
- More severe winters you would see more utilization on the BLM and city property
 - Winters have been easier
- Doesn't have much to say since it's not on BLM property
- Question about winter closures
 - CPW recommended south canyon closure dates for this property
- Eastern half from Ramsay gulch will probably get higher utilization for foraging and western steep side more for nesting

APPENDIX A

- Animals are going into construction parcel for foraging

5. 12/03/2025 with Roaring Fork Disc Golf Club:

Met with Cody Darling and Cory McGrath

Austin Rickstrew (City of Rifle), Meg Robie, Jeremy Allinson, Marc Diemer

- Board members play extensively and have experience with re-design and new courses
- Are available and enthusiastic about helping to map out a course on this new master plan
- Goal would be to keep the course as natural and integrated into the native landscape as possible
- Sunlight / Aspen / Snowmass as precedents for mountain courses
- CMC Spring Valley disc golf course has trails / bikes through it
 - Precedent for a multi-use area
- Likes the idea of easy course and intermediate course
 - Reminds them of Dillon disc golf course
- Conversation about appropriate sizing - overall space is limited for a full 18 hole course
 - Small course = ~6 acres (short tees, 9 holes)
 - Large course = 25-40 acres (longer tees, expanded layout)
- Silt to Parachute has no disc golf courses so a course in Rifle is very exciting
- RFDGC can help with layout and mapping when the time comes

APPENDIX B



ANY OTHER COMMENTS? CUALQUIER OTRO COMENTARIO?

DHM DESIGN

This area should be left for the wildlife as they are running out of places to winter!!!

Rifle should welcome this plan especially dog leash park!!! Good job of planning

Shaded playgrounds would be great for year-round playing!

I would love a dog structure to play on!! -GUS

Thank you Santa & crew! This is our favorite place to see Santa! ♥ Cossins family

P.S. we want family areas in the gulch please!~

shaded play areas please.

shaded for kids!!

Great job! always love hometown great for kids & big kids! ♥

Dog park also gives travelers who stop in pet and pump into the community

EMY

Thank you.

More biking trails, please.

Amazing hometown Holiday activities! Thank you!

Felix

Lorlei

SCAN QR CODE TO TAKE THE SURVEY
ESCANEA EL CÓDIGO QR PARA TOMAR LA ENCUESTA

QR CODE

He now

rejo

matte

APPENDIX B



HELP US IMAGINE THE SITE! AYÚDANOS A IMAGINAR EL SITIO

DHM DESIGN

PLACE A STICKER NEXT TO YOUR FAVORITE IDEAS
COLOCA UNA PEGATINA JUNTO A TUS IDEAS FAVORITOS



INTERPRETIVE SIGNAGE
SENALIZACION INTERCEPTIVA



OUTDOOR FITNESS STATIONS
ESTACIONES DE FITNESS



HIKING TRAILS
CAMINOS PARA CAMINAR



DOG PARK
PARQUE PARA PERROS



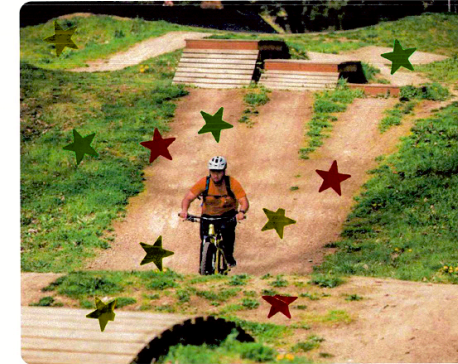
BOULDERING STRUCTURE
ESTRUCTURA DE BULDER



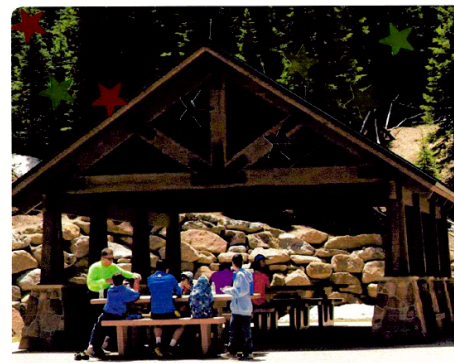
FRISBEE GOLF COURSE
CAMPO DE GOLD CON FRISBEE



NATURE PLAY
JUEGO DE LA NATURALEZA



MOUNTAIN BIKE SKILLS PARK
PARQUE DE HABILIDADES PARA BICICLETAS



PAVILIONS, PICNIC TABLES, & GRILLS
PABELLONES, MESAS DE PICNIC Y PARILLA



MOUNTAIN BIKE DOWNHILL / FLOW TRAIL
SENDERO DE DESCENSO Y ESTILO FLOW
PARA BICICLETAS MONTANA



LOW ROPES COURSE / ADVENTURE PLAY
CIRCUITO DE CUERDAS BAJAS/ JUEGO DE
AVENTURA



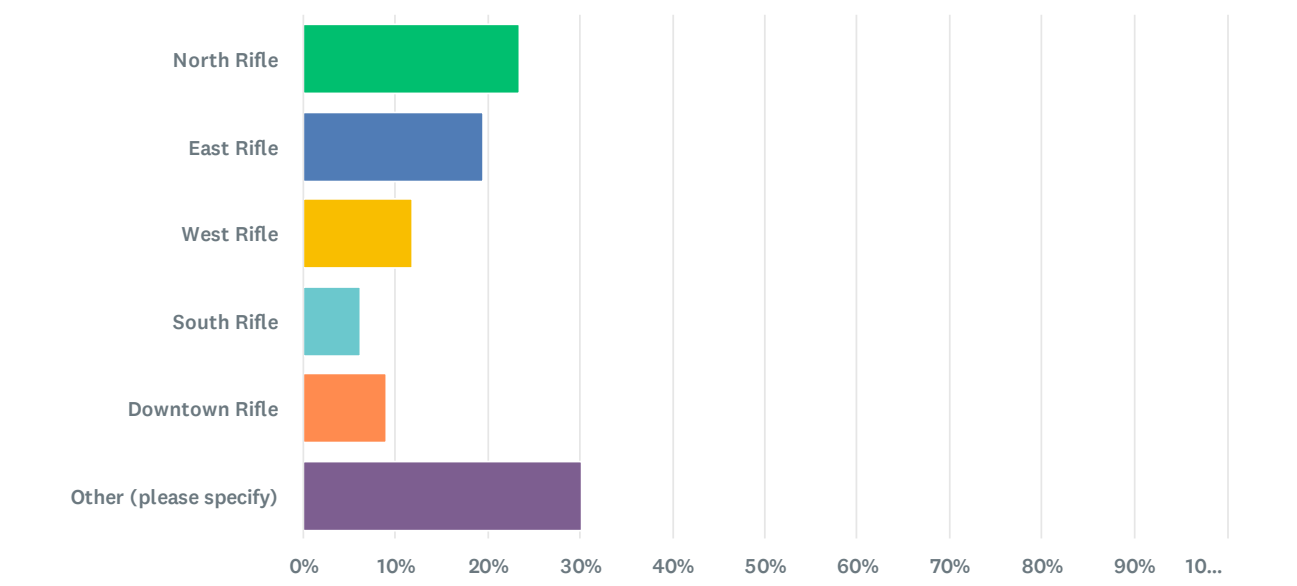
PLAYGROUND
AREA DE JUEGOS

RIFLE OPEN SPACE MASTER PLAN

APPENDIX C

Q1 In which general area do you live?

Answered: 179 Skipped: 5

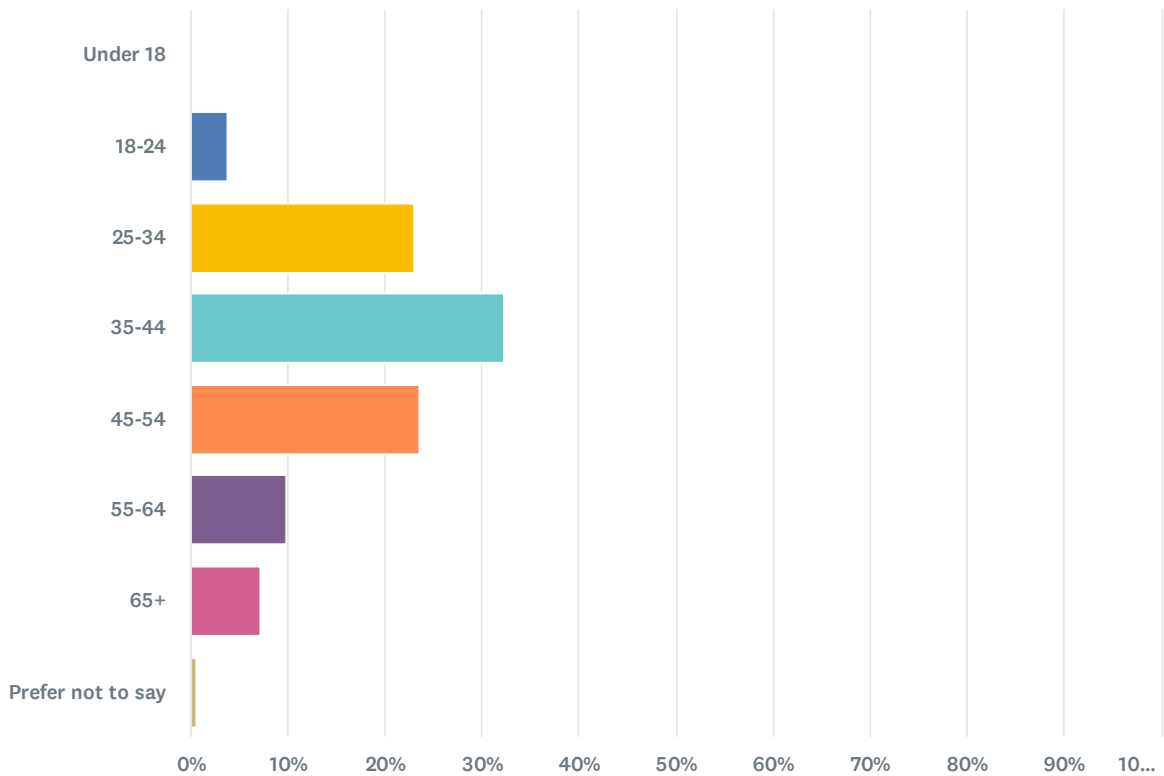


Answer Choices ↓	Percentage ↓	Responses ↓	
North Rifle	23.46%	42	...
East Rifle	19.55%	35	...
West Rifle	11.73%	21	...
South Rifle	6.15%	11	...
Downtown Rifle	8.94%	16	...
Other (please specify) <a>Show responses	30.17%	54	...
Total		179	

APPENDIX C

Q2 What is your age group

Answered: 183 Skipped: 1



^ Collapse

Answer Choices ↓	Percentage ↓	Responses ↓	
Under 18	0%	0	...
18-24	3.83%	7	...
25-34	22.95%	42	...
35-44	32.24%	59	...
45-54	23.50%	43	...
Total		183	

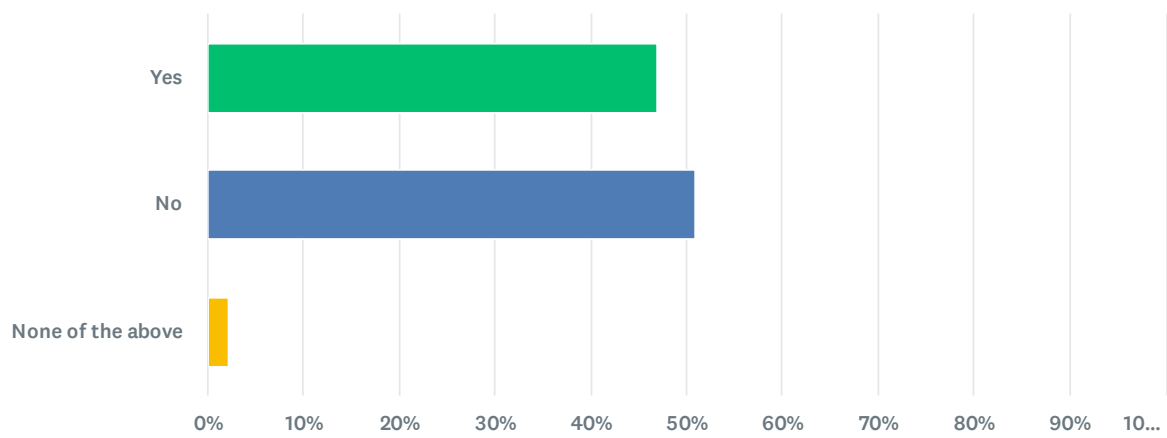
APPENDIX C

Answer Choices ↓	Percentage ↓	Responses ↓	
55-64	9.84%	18	...
65+	7.10%	13	...
Prefer not to say	0.55%	1	...
Total		183	

APPENDIX C

Q3 Do you have children in your house hold?

Answered: 183 Skipped: 1

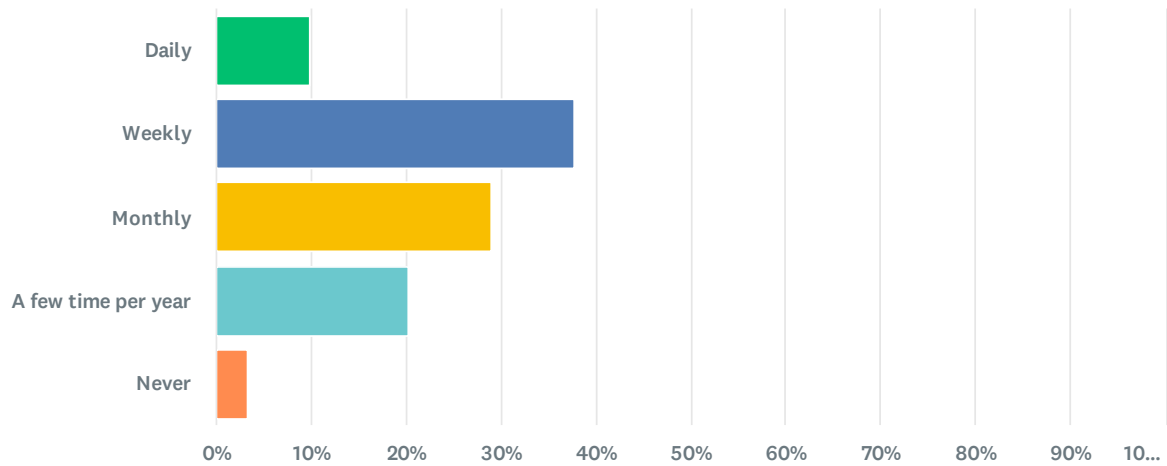


Answer Choices ↓	Percentage ↓	Responses ↓	
Yes	46.99%	86	...
No	50.82%	93	...
None of the above	2.19%	4	...
Total		183	

APPENDIX C

Q4 How often do you currently visit parks or open spaces in the Rifle area?

Answered: 183 Skipped: 1



Answer Choices ↓	Percentage ↓	Responses ↓	
Daily	9.84%	18	...
Weekly	37.70%	69	...
Monthly	28.96%	53	...
A few time per year	20.22%	37	...
Never	3.28%	6	...
Total		183	

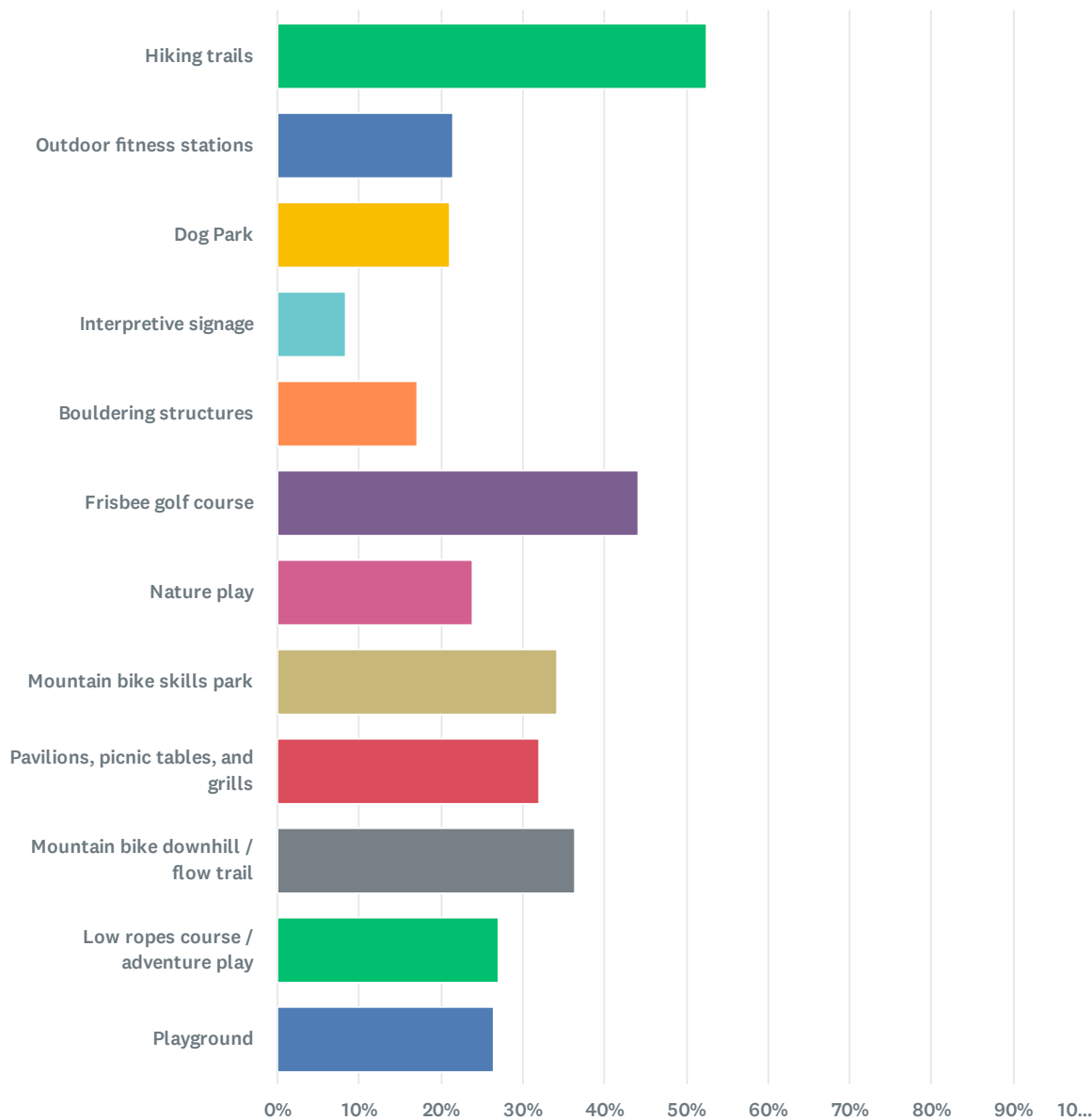
Q5 What types of recreation opportunities do you think are currently missing from the Rifle area?

Answered: 136 Skipped: 48

APPENDIX C

Q6 What types of recreation would you most like to see included in the Rifle Open Space Master Plan? (Select up to three)

Answered: 181 Skipped: 3



^ Collapse

Answer Choices ↓

Percentage ↓

Responses ↓

Total

181

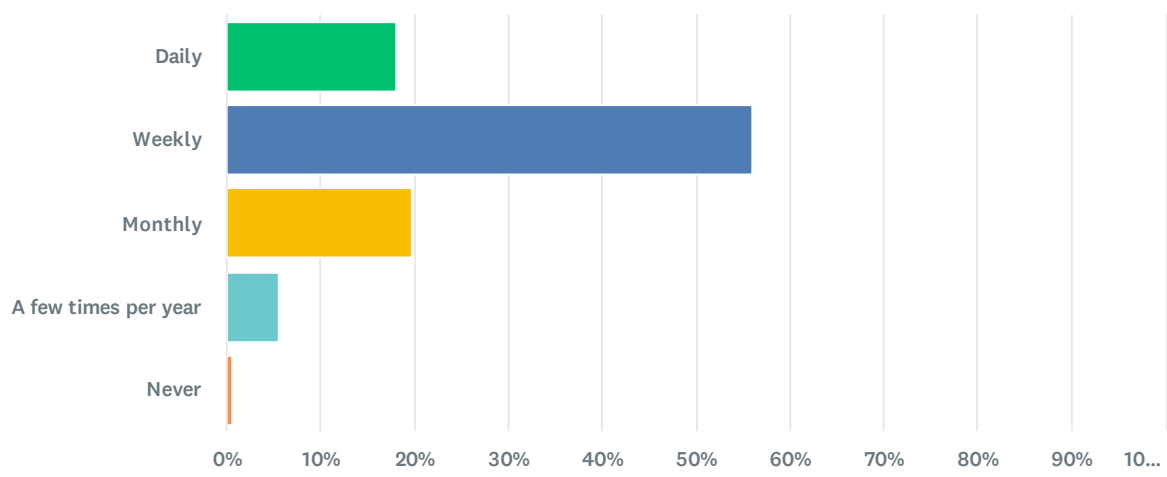
APPENDIX C

Answer Choices ↓	Percentage ↓	Responses ↓	
 Hiking trails	52.49%	95	...
 Outdoor fitness stations	21.55%	39	...
 Dog Park	20.99%	38	...
 Interpretive signage	8.29%	15	...
 Bouldering structures	17.13%	31	...
 Frisbee golf course	44.20%	80	...
 Nature play	23.76%	43	...
 Mountain bike skills park	34.25%	62	...
 Pavilions, picnic tables, and grills	32.04%	58	...
 Mountain bike downhill / flow trail	36.46%	66	...
 Low ropes course / adventure play	27.07%	49	...
 Playground	26.52%	48	...
Total		181	

APPENDIX C

Q7 If the new open space includes your preferred amenitites, how often do you think you would visit it?

Answered: 182 Skipped: 2

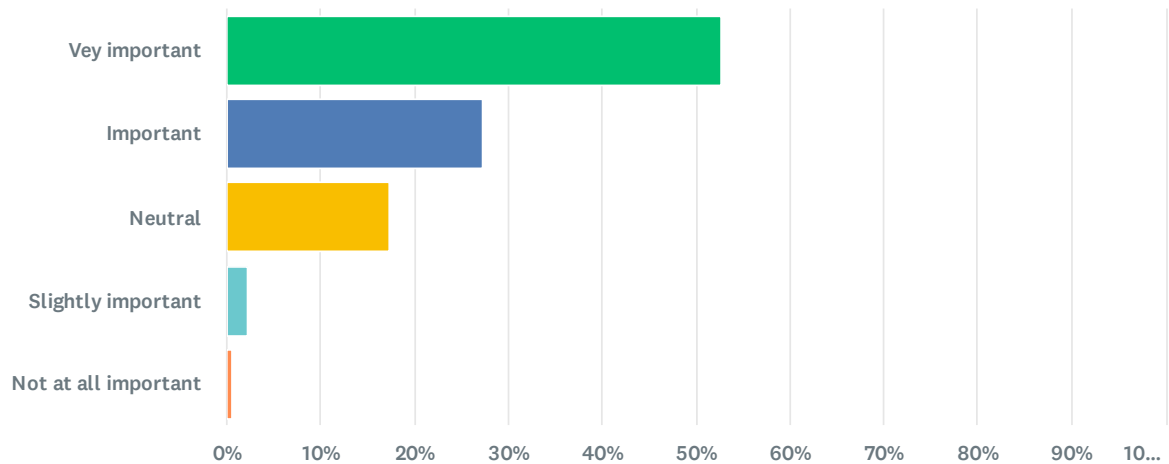


Answer Choices ↓	Percentage ↓	Responses ↓	
Daily	18.13%	33	...
Weekly	56.04%	102	...
Monthly	19.78%	36	...
A few times per year	5.49%	10	...
Never	0.55%	1	...
Total		182	

APPENDIX C

Q8 How important is preserving natural habitat and wildlife in this area to you?

Answered: 184 Skipped: 0

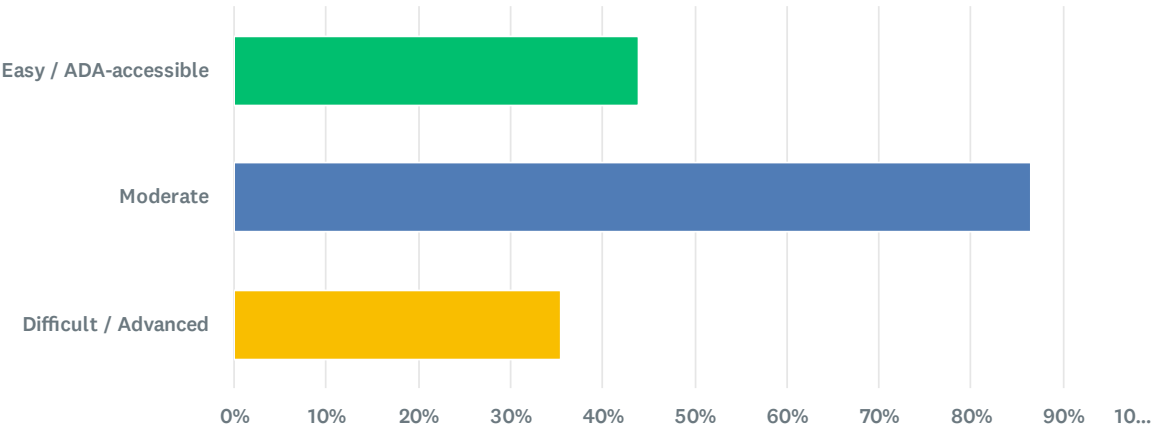


Answer Choices ↓	Percentage ↓	Responses ↓	
Vey important	52.72%	97	...
Important	27.17%	50	...
Neutral	17.39%	32	...
Slightly important	2.17%	4	...
Not at all important	0.54%	1	...
Total		184	

APPENDIX C

Q9 What level(s) of trail difficulty would you prefer? (Select all that apply)

Answered: 178 Skipped: 6

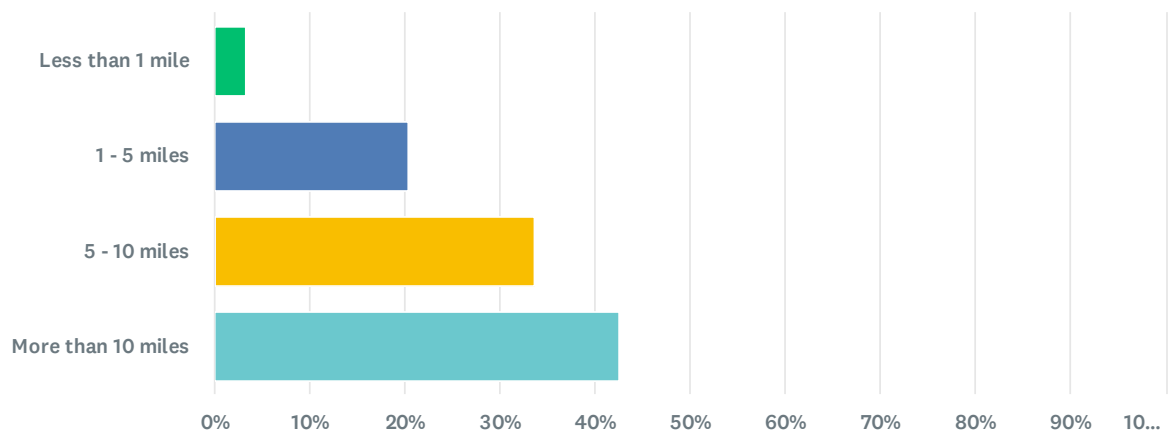


Answer Choices ↓	Percentage ↓	Responses ↓	
Easy / ADA-accessible	43.82%	78	...
Moderate	86.52%	154	...
Difficult / Advanced	35.39%	63	...
Total		178	

APPENDIX C

Q10 How far would you be willing to travel to visit this open space?

Answered: 181 Skipped: 3



Answer Choices ↓	Percentage ↓	Responses ↓	
Less than 1 mile	3.31%	6	...
1 - 5 miles	20.44%	37	...
5 - 10 miles	33.70%	61	...
More than 10 miles	42.54%	77	...
Total		181	

Q11 Do you have any concerns about developing or programming this site?

Answered: 89 Skipped: 95

Q12 Is there anything else you would like to see, or prefer to avoid, in the design of this open space?

Answered: 86 Skipped: 98

Summary of *City of Rifle Open Space Master Plan Survey Responses*

(Responses_All_260116.pdf)

Overview

The document compiles **approximately 150+ completed public survey responses** collected in December 2025 as part of the City of Rifle Open Space Master Plan process. Respondents represent all areas of Rifle (North, South, East, West, Downtown) as well as nearby communities (Silt, Glenwood Springs). The survey gathered demographic information, current recreation usage, desired amenities, and concerns related to future open space development.

Key Findings

1. Strong Support for Natural Preservation

- An overwhelming majority of respondents rated **preserving natural habitat and wildlife as “Very Important”**.
 - Many comments emphasize maintaining the area as **natural, low-maintenance, and minimally developed**, with concerns about wildlife displacement (deer, elk, mountain lions, bobcats) and water use.
-

2. Top Desired Amenities

Across responses, the most frequently requested amenities include:

- **Hiking trails** (most common request)
- **Mountain bike facilities**, including:
 - Skills parks
 - Downhill / flow trails
- **Disc golf (frisbee golf)** — repeatedly cited as a major unmet need
- **Nature play and low-ropes / adventure play**
- **Dog parks**
- **Picnic amenities** (pavilions, tables, grills)

- **Bouldering structures and outdoor fitness stations**

There is broad interest in **multi-generational amenities** that serve children, adults, and seniors.

3. Trail Preferences

- Most respondents prefer **Easy/ADA-accessible and Moderate trails**, with a smaller but consistent interest in advanced trails.
 - Several respondents request **separation of user types** (walkers, cyclists, equestrians) to reduce conflicts.
 - Connectivity to surrounding areas and public lands (e.g., Ramsey Gulch, island access) is frequently mentioned.
-

4. Usage Frequency and Travel Distance

- Many respondents indicate they would visit the open space **weekly or daily** if preferred amenities are included.
 - Most are willing to travel **1–5 miles**, though a notable number would travel **more than 10 miles** for high-quality amenities.
-

5. Equity, Safety, and Accessibility

Common concerns and suggestions include:

- **Safety**, particularly for solo users and families
 - **ADA accessibility** and ample seating (benches for seniors)
 - **Bilingual signage and programming**, reflecting Rifle's demographics
 - Avoiding motorized recreation
 - Ensuring affordability and public access
-

6. Concerns About Development

Recurring themes include:

- Avoiding overdevelopment and high capital costs
 - Protecting adjacent **private property** and preventing trespassing
 - Managing **traffic impacts**
 - Ensuring the project provides **economic or community benefit**, not just recreation
-

7. Indoor Recreation Gap

While the survey focuses on open space, many respondents repeatedly note a **lack of indoor recreation options**, such as:

- Year-round or indoor pool
- Community / recreation center
- Indoor walking track and multi-use rooms

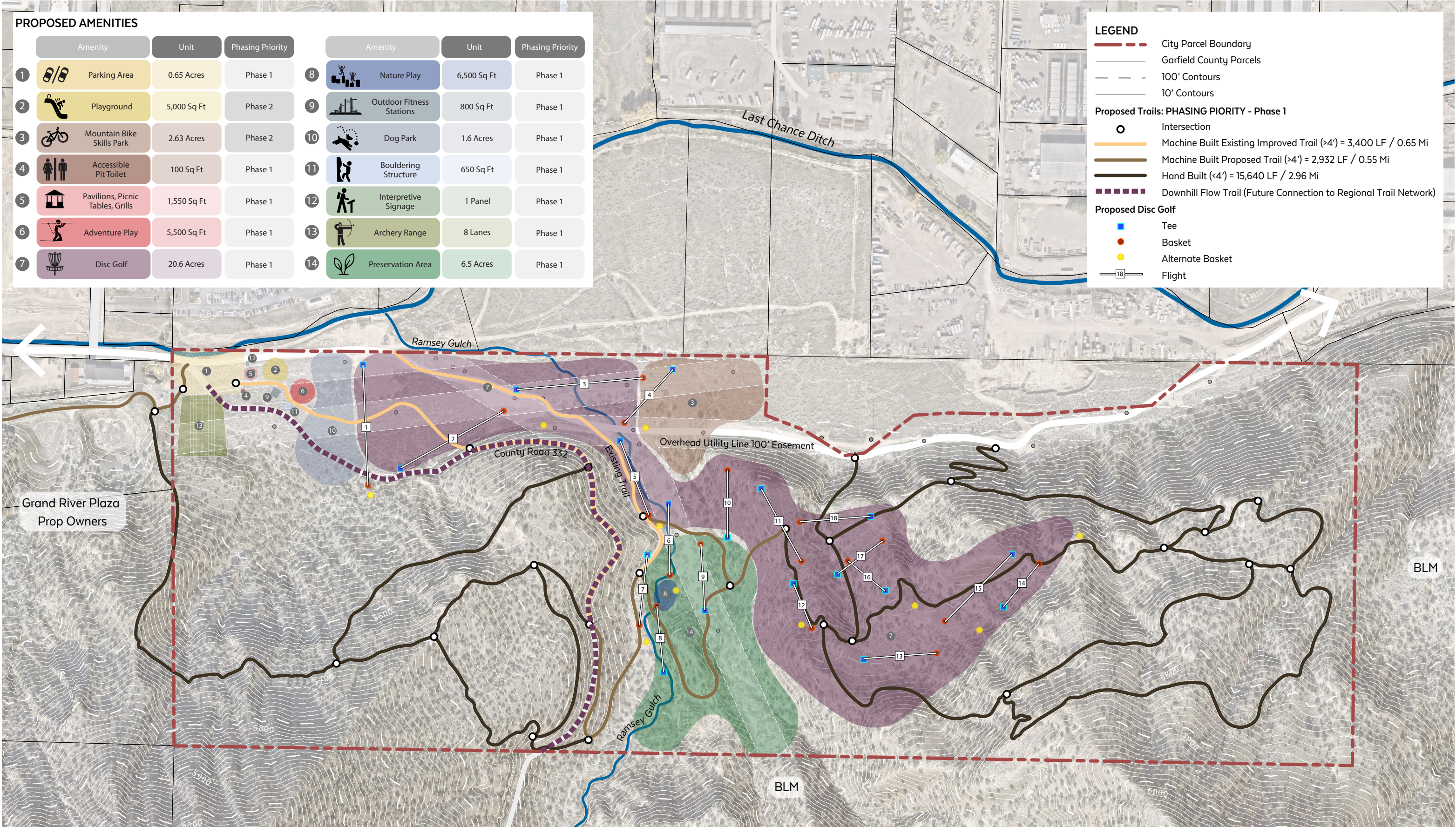
This is often framed as a higher priority than additional outdoor amenities alone.

Overall Conclusion

Public feedback strongly supports the creation of new open space in Rifle, **provided it prioritizes natural preservation, trail-based recreation, and low-impact amenities**. Residents value access, safety, inclusivity, and affordability, and they favor projects that enhance community connection without overbuilding or displacing wildlife. Disc golf, hiking, mountain biking, and nature-based play emerge as the most consistently supported program elements.

APPENDIX D

MASTER PLAN



APPENDIX E

MASTER PLAN COST TABLE

Rifle Open Space Master Plan

Programming Cost Estimate

April 2026

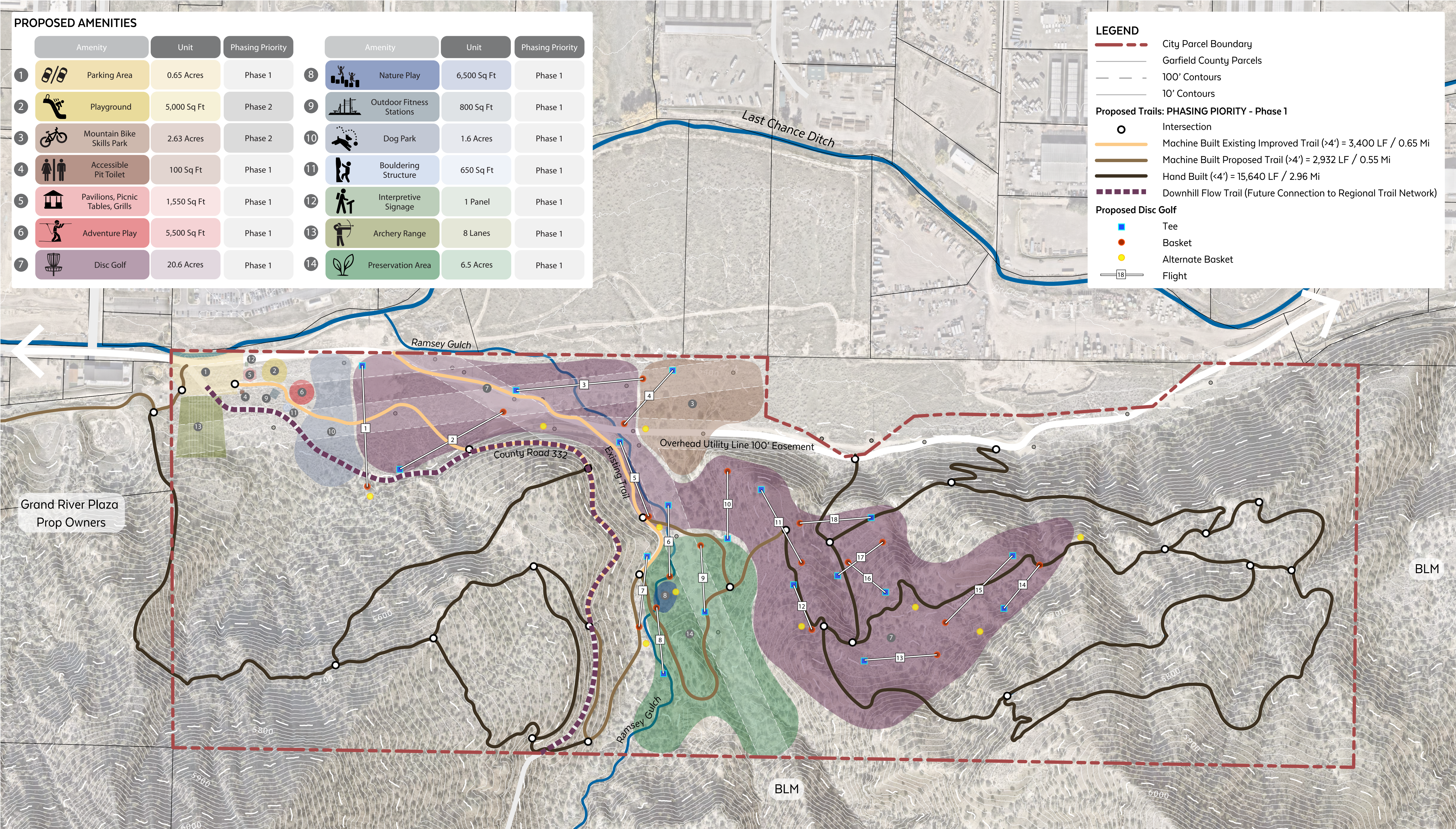
Amenity	Quantity	Cost	Notes	Annual Maintenance Cost	Maintenance Responsibility
Hiking Trails	Machine Built: 1.2 Miles Hand Built: 3.0 Miles Total: 4.2 Miles	Dante Harmony: - Machine Built: (6,332LF)(\$5) = \$31,600 - Hand Built: (15,640LF)(\$10 - \$15) = \$156,400 - \$234,600 Total: \$188,000 - \$266,200 Gumption Trailworks: - Alignment finalization: \$10,000 - \$15,000 - Trail Construction: (21,972LF)(\$7 - \$25) = \$153,800 - \$549,300 Total: \$163,800 - \$564,300	Dante Harmony: - Machine Built: \$5/LF - Hand Built: \$10-15/LF Gumption Trailworks: - Alignment finalization: \$10,000- \$15,000 - Trail Construction: \$7-\$25/LF	\$7,000.00	Contractor and City of Rifle
Disc Golf	20.6 Acres (18-holes)	(Infrastructure price) Tee-pad sizes: 6.5'x13.5' Concrete: (9 Holes)(88SF)(\$7/SF) = \$5,544 Artificial turf: (9 Holes)(88SF)(\$8/SF) = \$6,336 Baskets: (19)(\$700) = \$13,300 Ground Sleeves: (18)(\$30) = \$540 Signs: \$1179 (+\$40 metal posts)(18) = \$1900 Total: \$27,620	Concrete Price: Birch Park Master Plan Cost Estimate Baskets and Ground Sleeve pricing from Cody Darling with Roaring Fork Disc Golf Club Tee Pad: Tee Pads Signage: Signage Price	\$3,000.00	City of Rifle

Mountain Bike Skills Park	2.63 Acres	Total: \$25,000 - \$50,000 (Combined infrastructure & install)	Pricing from: Gumption Trailworks Local reference: The Yard - Cañon City (3 acres): \$40,000 (2021)	\$5,000.00	Contractor and City of Rifle
Pavilions, Picnic Tables, Grills		(Combined infrastructure & install) (1) X-Large Shade Shelter 30'x50': \$70,000 (4) Picnic Table: \$3,000/each (2) Bench: \$2,000/each (1) Trash Receptacle: \$1,500/each (8) Bike Rack: \$750/each (1) Drinking Fountain: \$8,000 (2) Charcoal grill: \$1,000/each Total: \$103,500	Local reference: Birch Park Site Amenities / Furnishings: \$182,000 (2023) Birch Park Master Plan Cost Estimate	\$1,000.00 (After 5 Years) \$3,500.00	City of Rifle
Adventure Play	5,493 SF Play Area	Airplane Cable 250LF: \$400 Rope 200LF: \$300 Cable Fasteners/Hardware for 10 elements: \$500 Cement for 17-20 posts: \$400 15-20 Rounded trees from onsite Total: \$3,000 Labor and Equipment: \$1000 Course Inspection \$500-\$1000 Total: \$1,000 - \$2,000	Local reference: Ridgway Low Ropes Course: \$5,000 (2016) - Low ropes course in Top of Pines, uses existing trees. 200-250 LF of rope and cable with 9-10 elements 12-24" off ground - Kid-friendly (8+) designed for 10 people at a time Top of the Pines	\$500.00	City of Rifle

Playground	0.12 Acres (5,000 SF)	(Combined infrastructure & install) Poured-in-place rubber surfacing: (5,000SF)(\$24)=\$120,000 PIP Thickened Edge: (350LF)(\$30)=\$10,500 PIP Concrete sub slab: (5,000SF)(\$7)=\$35,000 PIP Underdrain System: \$7,500 Primary (5-12yo) play equipment: \$250,000 Toddler (2-5yo) play equipment: \$150,000 Seat boulders: (10)(\$500)=\$5,000 Log seating: \$2,500 Striping/painted games: \$7,500 Total: \$588,000	Local reference: Birch Park 5000SF Inclusive Playground: \$588,000 (2023) Birch Park Master Plan Cost Estimate	\$2,000.00 (Replace after 15 years)	City of Rifle
Nature Play	0.15 Acres (6,456 SF)	(Combined infrastructure & install) Total: \$500,000	Local reference: Creekside Quest Children's Garden (1 acre): 2015 \$100,000 Natural play area, with play features including kid-sized homestead log cabin and Native American teepees. Sculptured concrete boulders and sandbars for water play. Creek Valley Ecological Park	\$1,000.00	City of Rifle

Outdoor Fitness Stations	800 SF (5 Stations)	Kompan fitness equipment (steel collection): Square pull up station: \$3,070 Tiered push up bars: \$1,080 Overhead ladder: \$2,760 Dip bench: \$1,710 Sit up bench: \$1,890 Freight: \$3,000 Installation: \$8,000 Total: \$21,510	Specified elements are located in the Kompan catalogue 'Street Workout' section: Fitness Stations	Very minimal (tighten bolts and clean equipment)	City of Rifle
Dog Park	1.59 Acres	(Combined infrastructure & install) Water fountains Shaded seating areas Open fields Total: \$130,000	Local reference: Deerfield Dog Park (1.7 Acres): \$136,203 (2023)	\$1,000.00	City of Rifle
Bouldering Structure	650 SF	(Combined infrastructure & install) Climbing equipment: \$50,000 Poured-in-place rubber surfacing: (650SF)(\$24)=\$15,600 PIP Thickened Edge: (150LF)(\$30)=\$4,500 PIP Concrete sub slab: (650SF)(\$7)=\$4,550 PIP Underdrain System:\$3,000 Total: \$77,650	Local reference: Birch Park "Lookout" Boulder Climbing: \$77,650 (2023) Birch Park Master Plan Cost Estimate	\$1,500.00	City of Rifle
Interpretive Signage	1 Sign Pannel	(Combined infrastructure & install) Total: \$2,000	Local reference: Birch Park \$2,000/interpretive sign (2023) Birch Park Master Plan Cost Estimate	\$500.00	City of Rifle

Archery Range	0.72 Acres (8 lanes)	(Combined infrastructure & install) Total: \$140,000	Local reference: Apex Archery Range Arvada, CO. \$140,319 (2025) 13,100SF 60-yard outdoor range	\$3,500.00	City of Rifle
Parking Area	0.65 Acres (52 spaces)	(Combined infrastructure & install) Gravel parking lot Total: \$25,000	Local reference: Harvey Gap Parking Lot – 100 vehicles (2026) \$50,000 Request for Bid	\$6,000 (re-grading, pothole / rutting repair, weed control)	City of Rifle
Accessible Vault Toilet	1 precast concrete vault toilet	(Combined infrastructure & install) Total: \$32,000	Local reference: Grand Hogback Trail Pit Toilet (2022) \$32,192	\$1000.00 (Pump Out Service)	Contractor



Rifle Open Space Master Plan

Programming Cost Estimate

Spring 2026

Amenity	Quantity	Cost	Notes	Annual Maintenance Cost	Maintenance Responsibility
Hiking Trails	Machine Built: 1.2 Miles Hand Built: 3.0 Miles Total: 4.2 Miles	Dante Harmony: - Machine Built: (6,332LF)(\$5) = \$31,600 - Hand Built: (15,640LF)(\$10 - \$15) = \$156,400 - \$234,600 Total: \$188,000 - \$266,200 Gumption Trailworks: - Alignment finalization: \$10,000 - \$15,000 - Trail Construction: (21,972LF)(\$7 - \$25) = \$153,800 - \$549,300 Total: \$163,800 - \$564,300	Dante Harmony: - Machine Built: \$5/LF - Hand Built: \$10-15/LF Gumption Trailworks: - Alignment finalization: \$10,000- \$15,000 - Trail Construction: \$7-\$25/LF	\$7,000.00	Contractor and City of Rifle
Disc Golf	20.6 Acres (18-holes)	(Infrastructure price) Tee-pad sizes: 6.5'x13.5' Concrete: (9 Holes)(88SF)(\$7/SF) = \$5,544 Artificial turf: (9 Holes)(88SF)(\$8/SF) = \$6,336 Baskets: (19)(\$700) = \$13,300 Ground Sleeves: (18)(\$30) = \$540 Signs: \$1179 (+\$40 metal posts)(18) = \$1900 Total: \$27,620	Concrete Price: Birch Park Master Plan Cost Estimate Baskets and Ground Sleeve pricing from Cody Darling with Roaring Fork Disc Golf Club Tee Pad: Tee Pads Signage: Signage Price	\$3,000.00	City of Rifle

Mountain Bike Skills Park	2.63 Acres	Total: \$25,000 - \$50,000 (Combined infrastructure & install)	Pricing from: Gumption Trailworks Local reference: The Yard - Cañon City (3 acres): \$40,000 (2021)	\$5,000.00	Contractor and City of Rifle
Pavilions, Picnic Tables, Grills		(Combined infrastructure & install) (1) X-Large Shade Shelter 30'x50': \$70,000 (4) Picnic Table: \$3,000/each (2) Bench: \$2,000/each (1) Trash Receptacle: \$1,500/each (8) Bike Rack: \$750/each (1) Drinking Fountain: \$8,000 (2) Charcoal grill: \$1,000/each Total: \$103,500	Local reference: Birch Park Site Amenities / Furnishings: \$182,000 (2023) Birch Park Master Plan Cost Estimate	\$1,000.00 (After 5 Years) \$3,500.00	City of Rifle
Adventure Play	5,493 SF Play Area	Airplane Cable 250LF: \$400 Rope 200LF: \$300 Cable Fasteners/Hardware for 10 elements: \$500 Cement for 17-20 posts: \$400 15-20 Rounded trees from onsite Total: \$3,000 Labor and Equipment: \$1000 Course Inspection \$500-\$1000 Total: \$1,000 - \$2,000	Local reference: Ridgway Low Ropes Course: \$5,000 (2016) • Low ropes course in Top of Pines, uses existing trees. • 200-250 LF of rope and cable with 9-10 elements 12-24" off ground • Kid-friendly (8+) designed for 10 people at a time Top of the Pines	\$500.00	City of Rifle

Playground	0.12 Acres (5,000 SF)	(Combined infrastructure & install) Poured-in-place rubber surfacing: (5,000SF)(\$24)=\$120,000 PIP Thickened Edge: (350LF)(\$30)=\$10,500 PIP Concrete sub slab: (5,000SF)(\$7)=\$35,000 PIP Underdrain System: \$7,500 Primary (5-12yo) play equipment: \$250,000 Toddler (2-5yo) play equipment: \$150,000 Seat boulders: (10)(\$500)=\$5,000 Log seating: \$2,500 Striping/painted games: \$7,500 Total: \$588,000	Local reference: Birch Park 5000SF Inclusive Playground: \$588,000 (2023) Birch Park Master Plan Cost Estimate	\$2,000.00 (Replace after 15 years)	City of Rifle
Nature Play	0.15 Acres (6,456 SF)	(Combined infrastructure & install) Total: \$500,000	Local reference: Creekside Quest Children's Garden (1 acre): 2015 \$100,000 Natural play area, with play features including kid-sized homestead log cabin and Native American teepees. Sculptured concrete boulders and sandbars for water play. Creek Valley Ecological Park	\$1,000.00	City of Rifle

Outdoor Fitness Stations	800 SF (5 Stations)	Kompan fitness equipment (steel collection): Square pull up station: \$3,070 Tiered push up bars: \$1,080 Overhead ladder: \$2,760 Dip bench: \$1,710 Sit up bench: \$1,890 Freight: \$3,000 Installation: \$8,000 Total: \$21,510	Specified elements are located in the Kompan catalogue 'Street Workout' section: Fitness Stations	Very minimal (tighten bolts and clean equipment)	City of Rifle
Dog Park	1.59 Acres	(Combined infrastructure & install) Water fountains Shaded seating areas Open fields Total: \$130,000	Local reference: Deerfield Dog Park (1.7 Acres): \$136,203 (2023)	\$1,000.00	City of Rifle
Bouldering Structure	650 SF	(Combined infrastructure & install) Climbing equipment: \$50,000 Poured-in-place rubber surfacing: (650SF)(\$24)=\$15,600 PIP Thickened Edge: (150LF)(\$30)=\$4,500 PIP Concrete sub slab: (650SF)(\$7)=\$4,550 PIP Underdrain System:\$3,000 Total: \$77,650	Local reference: Birch Park "Lookout" Boulder Climbing: \$77,650 (2023) Birch Park Master Plan Cost Estimate	\$1,500.00	City of Rifle
Interpretive Signage	1 Sign Pannel	(Combined infrastructure & install) Total: \$2,000	Local reference: Birch Park \$2,000/interpretive sign (2023) Birch Park Master Plan Cost Estimate	\$500.00	City of Rifle

Archery Range	0.72 Acres (8 lanes)	(Combined infrastructure & install) Total: \$140,000	Local reference: Apex Archery Range Arvada, CO. \$140,319 (2025) 13,100SF 60-yard outdoor range	\$3,500.00	City of Rifle
Parking Area	0.65 Acres (52 spaces)	(Combined infrastructure & install) Gravel parking lot Total: \$25,000	Local reference: Harvey Gap Parking Lot – 100 vehicles (2026) \$50,000 Request for Bid	\$6,000 (re-grading, pothole / rutting repair, weed control)	City of Rifle
Accessible Vault Toilet	1 precast concrete vault toilet	(Combined infrastructure & install) Total: \$32,000	Local reference: Grand Hogback Trail Pit Toilet (2022) \$32,192	\$1000.00 (Pump Out Service)	Contractor



Agenda Item #8.d.

Agenda Item Name:

Consider Awarding Contract to Tolin Mechanical Systems Company, LLC for the Senior Center HVAC & Boiler Project

Presenter:

Austin Rickstrew, Parks & Recreation Director
Iris Trevisano, Procurement and Grant Reporting Manager

Item Description:

Consider awarding contract to Tolin Mechanical Systems Company, LLC for the Senior Center HVAC & Boiler replacement Project.

Recommended Action:

Move to award the Senior Center HVAC & Boiler Project bid to Tolin Mechanical Systems Company, LLC in the amount not to exceed \$98,243.20.

Fiscal Impact:

The boiler replacement was budgeted in 2026 for capital improvements for \$30,000. We have experienced cost savings within the Capital budget and can cover additional costs. The Mini Splits ductless system in the basement is not part of the Capital plan, but a request from the senior center's patrons. The funding is available due to donated funds. The bid allocation is \$89,312 with a contingency of \$8,931.20 for a total request of \$98,243.20.

Operational Impact:

The boiler supplies hot water to the facility's baseboard heating system and was recommended for replacement following an inspection in 2025. The replacement was budgeted at \$30,000 in the 2026 Capital Improvement Fund. The mini-split system is needed as the basement of the Senior Center does not currently have any cooling systems in our basement other than fans.

Prior Board Motions:

N/A

Background Information:

The boiler system serving the Senior Center has been experiencing increasing maintenance needs and has been deteriorating over the past several years. While the system has not yet reached the end of its useful life, it is a critical component of the facility's operation. Replacing the boiler proactively will help avoid unexpected failures, reduce future maintenance costs, and ensure continued reliable service for the building. The basement area of the Senior Center is used weekly for senior exercise programs and other community activities, and replacing the boiler and HVAC system will improve temperature control and overall occupant comfort. With funding currently available, staff recommends completing the replacement now rather than waiting for the system to fail.

Executive Summary:

The City issued a Request for Bids (RFB) for the HVAC and boiler replacement project on April 14, 2026. A mandatory pre-bid site visit was held on April 22, 2026, allowing interested contractors to assess the existing building conditions and project requirements. Four contractors attended the site visit; however, no bids were received by the bid closing date.

The project was subsequently re-advertised locally without a mandatory pre-bid meeting. Two contractors requested individual site visits during the second solicitation. At the close of the second bid period, the City received one bid; however, it was determined to be incomplete and non-responsive.

After evaluating the procurement results, staff determined that utilizing a cooperative purchasing agreement was in the City's best interest. Tolin Mechanical conducted a site visit, reviewed the project scope, and submitted a proposal. Staff determined that the proposal is responsive to the City's requirements, aligns with the project specifications, and provides the best overall value.

Staff recommends awarding the HVAC and boiler replacement project to Tolin Mechanical in the amount of **\$98,243.20**.

RFP Information @: www.RifleCO.org/Packetaddendums

Notification Requirements:

N/A

Prepared By:

Iris Trevisano, Procurement and Grant Reporting Manager

Attachments:

1. Senior Center HVAC & Boiler Project -Tolin Mechanical Proposal
2. Senior Center HVAC & Boiler Project-Memo
3. Senior Center HVAC & Boiler Project- Award Memo
4. Senior Center HVAC & Boiler Project- Purchase Request Tolin Mechanical
5. Senior Center HVAC & Boiler Project-Advertisement for Bid

Job Number	Registered Quotation Number	Presentation Date	Page Number
		July 7, 2026	1 of 7

BY AND BETWEEN

Tolin Mechanical Systems Company, LLC
573 Adams Avenue, Suites A & B
Silverthorne, Colorado 80498
(Hereinafter referred to as "Tolin")

City of Rifle
202 Railroad Avenue
Rifle, CO 81650
(Hereinafter referred to as "Customer")

PROJECT LOCATION: 50 Ute Ave, Rifle, CO 81650

PROJECT DESCRIPTION: Rifle Senior Center HVAC & Boiler Project

We are pleased to offer our proposal to provide HVAC and boiler improvements for the Rifle Senior Center. This proposal is separated into Phase 1 - Ductless Split System and Phase 2 - Boiler Replacement.

OMNIA CONTRACT: 159053

OMNIA RQN: 20260701501

OUR PROPOSAL INCLUDES THE FOLLOWING:

1. Phase 1 - Ductless Split System:
 - Provide labor, materials, applicable permits, bonds and equipment for one (1) Fujitsu multi-zone heat pump system serving the lower-level multi-purpose/exercise room.
 - Provide and install one (1) Fujitsu AOUH45KWA55 45,000 BTUH outdoor heat pump condensing unit and two (2) Fujitsu ASUH24KPAS 24,000 BTUH wall mounted indoor units with wireless handheld remote controls.
 - Set outdoor unit on a new precast pad outside the back of the building behind the existing condensing units.
 - Provide refrigerant line sets, communication cable, exterior line hide, required wall penetrations and weather sealing.
 - Route condensate from the indoor units through the back wall and discharge to the existing gravel landscaping area.
 - Provide required electrical wiring, disconnects and final connections using Tolin internal electricians.
 - Pressure test, evacuate, charge, start and test the new ductless heat pump system for proper operation.
 - Provide equipment submittals and owner operating information for the new ductless system.
2. Phase 2 - Boiler Replacement:
 - Provide labor, materials, applicable permits, bonds and equipment to replace the existing boiler with one (1) Lochinvar 155 MBH high efficiency condensing boiler.
 - Disconnect, remove and dispose of the existing boiler and associated removed materials.

Job Number	Registered Quotation Number	Presentation Date	Page Number
		July 7, 2026	2 of 7

- Adapt the new boiler to existing hydronic piping, gas piping, electrical connection and controls.
 - Provide and install new boiler pump, system pump, air scoop/automatic air vent assembly, automatic fill/backflow assembly, #30 expansion tank and condensate neutralizer.
 - Replace one (1) Honeywell zone valve and one (1) Honeywell thermostat. Reuse existing control wire and troubleshoot if additional problems persist.
 - Flush existing boiler piping and provide up to thirty (30) gallons of glycol for an approximate 30% glycol mixture; additional glycol, if required, will be handled by change order.
 - Reuse the existing vertical flue route as a chase for new boiler venting and combustion air piping; existing flue will not be reused as an active vent.
 - Integrate the new boiler with the existing boiler room EPO.
 - Start, test and verify boiler operation, safeties, thermostats, zone valves and EPO function; provide equipment submittals and closeout information.
3. Provide one (1) year warranty on the new equipment, materials and installation craftsmanship.

OUR PROPOSAL EXCLUDES THE FOLLOWING:

1. Providing labor after our normal business hours 7:30 a.m. to 4:30 p.m. Monday through Friday.
2. Providing equipment, materials and labor for work not detailed in this project's scope of work, including:
 - Proposal assumes plan review and permit fees are waived by City of Rifle.
 - Insulation of new boiler piping is not included in this proposal.
 - Structural modifications and engineering are excluded.
 - Connection to plumbing vents or interior drains is excluded.
 - Additional glycol beyond thirty (30) gallons is excluded and will be handled by change order if required.
 - Fujitsu 12-year residential parts warranty is excluded unless confirmed applicable by manufacturer. Manufacturer standard commercial warranty for proposed equipment applies.
 - Repairs to existing systems not specifically included above are excluded.

Phase 1 - Ductless Split System	\$34,050.00
Phase 1 - Allowance for Drywall and Beam Penetrations	\$10,000.00
Phase 2 - Boiler Replacement.....	\$45,262.00
OUR PRICE FOR THIS SCOPE OF WORK IS.....	\$89,312.00

NOTE: Installation schedule will be initialized only after final approval is received, including purchase order if required, and equipment lead times are finalized. 35% deposit due upon approval of project.

"This Agreement is the property of Tolin and is exclusively for the Customer's use. Tolin guarantees this price is valid for thirty (30) days, excluding any changes due to government-imposed tariffs, duties, or other trade-related fees that are imposed on the proposed materials and equipment."

Job Number	Registered Quotation Number	Presentation Date	Page Number
		July 7, 2026	3 of 7

Tolin Mechanical Systems Company, LLC

City of Rifle

Stephen Patterson

Signature or PO#

Silverthorne Branch Operations Manager
Title

Print Name and Title

July 7, 2026
Date

Date

Job Number	Registered Quotation Number	Presentation Date	Page Number
		July 7, 2026	4 of 7

Job Number	Registered Quotation Number	Presentation Date	Page Number
		July 7, 2026	5 of 7

TERMS AND CONDITIONS
TOLIN MECHANICAL SYSTEMS COMPANY, LLC

1. **Applicability.** These terms and conditions (these “**Terms**”) are the only terms which govern the sale of the goods (“**Goods**”) and services (“**Services**”) by Tolin Mechanical Systems Company, LLC (“**Tolin**”) to City of Rifle (“**Customer**”). The accompanying estimate (the “**Sales Confirmation**”) and these Terms (collectively, this “**Agreement**”) comprise the entire agreement between the parties, and supersede all prior or contemporaneous understandings. These Terms prevail over any of Customer’s general terms and conditions of purchase regardless whether or when Customer has submitted its purchase order or such terms. Fulfillment of Customer’s order does not constitute acceptance of any of Customer’s terms and conditions and does not serve to modify or amend these Terms. In the event of a conflict between these Terms and the Sales Confirmation, these Terms shall control and prevail.

2. **Delivery of Goods.** Tolin shall deliver the Goods to the location described in the Sales Confirmation within the time described in the Sales Confirmation. Delivery of the Goods shall be made FOB origin. Customer releases Tolin for any delays, loss or damage to the Goods in transit. Title to the Goods passes to Customer upon payment for the Goods in full. Customer shall inspect the Goods immediately upon their delivery. Customer shall be deemed to have accepted the Goods unless it notifies Tolin in writing of any nonconforming Goods within 1 day after delivery. Customer shall furnish Tolin written evidence of the nonconforming Goods or other documentation as required by Tolin. If Customer timely notifies Tolin of any nonconforming Goods, Tolin shall, in Tolin’s sole discretion (as Customer’s sole and exclusive remedy), (a) replace such nonconforming Goods with conforming Goods, or (b) credit or refund the price for such nonconforming Goods.

3. **Performance of Services.** Tolin shall use reasonable efforts to meet any performance dates to render the Services specified in the Sales Confirmation, and such dates shall be estimates only. With respect to the Services, Customer shall (a) cooperate with Tolin in all matters relating to the Services and provide access to Customer’s premises (and such office accommodation and other facilities as may reasonably be requested by Tolin) for the purposes of performing the Services; (b) respond promptly to any Tolin request to provide direction, information, approvals, authorizations or decisions that are reasonably necessary for Tolin to perform Services in accordance with the requirements of this Agreement; and (c) obtain and maintain all necessary licenses and consents and comply with all applicable laws in relation to the Services before the date on which the Services are to start.

4. **Price.** Customer shall purchase the Goods and Services from Tolin for the prices stated in the Sales Confirmation or (if not stated therein) Tolin’s published price list; provided, however, the prices stated in the Sales Confirmation or Tolin’s published price list are estimates and are subject to change (without notice) to the prices in effect at the time of delivery or performance. All prices are exclusive of all sales, use and other similar taxes and charges, which shall be paid by Customer.

5. **Payment Terms.** Customer shall pay to Tolin an advance of not less than 25% of the total estimated price of the Goods and Services to be furnished pursuant to the Sales Confirmation, which advance shall be applied to Tolin’s final invoice. In addition, Customer agrees to pay progress payments to Tolin (no more frequently than monthly) for the price of the Goods and Services furnished by Tolin to Customer during the period covered by Tolin’s invoice. Customer shall pay all undisputed amounts on each of Tolin’s invoices within 10 days of the delivery by Tolin to Customer of Tolin’s invoice. Where required under applicable law, Customer may retain up to 5% of the amount of each invoice (except for Tolin’s final invoice) to secure the payment of those suppliers and subcontractors who provided materials and services to Tolin in the performance of the Sales Confirmation. Subject to applicable law, Customer shall disburse any retained amounts to Tolin within 10 days of the delivery by Tolin to Customer of Tolin’s final invoice. Customer shall pay interest on all late payments at the lesser of the rate of 1.5% per month or the maximum rate allowed by law, calculated daily and compounded monthly. Customer shall reimburse Tolin for all costs incurred in collecting any late payments, including, without limitation, attorneys’ fees. Customer shall not withhold payment of any amounts due and payable to Tolin by reason of any set-off of any claim or dispute with Tolin, whether relating to Tolin’s breach, bankruptcy or otherwise.

6. **Limited Warranty.** Tolin warrants that the Goods will be free from defects in materials and workmanship under normal application, use, installation, operation and service for a period of 1 year from the date the Goods are shipped.

Job Number	Registered Quotation Number	Presentation Date	Page Number
		July 7, 2026	6 of 7

Tolin does not warrant (and hereby disclaims any warranty relating to) the quality of any Goods manufactured by third parties. Customer's exclusive remedy for defects in Goods manufactured by third parties shall be against Tolin's suppliers or the manufacturers of the Goods. To the extent transferrable, Tolin agrees to assign all manufacturers' written warranties covering the Goods to Customer upon Customer's final payment for the Goods. Tolin warrants to Customer that it shall perform the Services in a workmanlike manner (meaning a manner deemed proficient and safe by those with the knowledge, training and experience to judge such Services). This workmanship warranty will terminate one (1) year from the date Services are performed. **EXCEPT FOR THE WARRANTIES SET FORTH IN THIS SECTION, THE GOODS AND SERVICES ARE FURNISHED BY TOLIN ON AN "AS IS, WHERE IS" BASIS, AND TOLIN MAKES NO WARRANTY, AND EACH OF TOLIN AND CUSTOMER HEREBY DISCLAIMS, WAIVES AND RELEASES ANY WARRANTY, WITH RESPECT TO THE GOODS OR SERVICES, INCLUDING ANY (A) WARRANTY OF MERCHANTABILITY; (B) WARRANTY OF FITNESS FOR A PARTICULAR PURPOSE; (C) WARRANTY OF TITLE; OR (D) WARRANTY AGAINST INFRINGEMENT OF INTELLECTUAL PROPERTY RIGHTS OF A THIRD PARTY; WHETHER EXPRESS OR IMPLIED BY LAW, COURSE OF DEALING, COURSE OF PERFORMANCE, USAGE OF TRADE, OR OTHERWISE.** Tolin shall not be liable for a breach of warranty unless Customer delivers written notice of the breach to Tolin within the applicable warranty period. Customer shall not operate any Goods or equipment on which Tolin furnishes Services until project completion, as certified by Tolin. Tolin shall not be liable for damage to Goods or Customer's equipment, or for breach of warranty, if Customer: (x) misuses, alters or repairs such Goods or equipment without the prior written consent of Tolin; or (y) uses such Goods or equipment after discovering a defect. Subject to the limitations herein, with respect to any defective Goods or Services for which Customer's notice of the defect has been timely delivered to Tolin, Tolin shall, in its sole discretion, either: (i) repair, replace or reperform the defective Goods or Services or (ii) credit or refund the price of such defective Goods or Services; provided that, if Tolin so requests, Customer shall, at Tolin's expense, return such Goods to Tolin. **THE REMEDIES SET FORTH IN THIS SECTION SHALL BE THE CUSTOMER'S SOLE AND EXCLUSIVE REMEDY AND TOLIN'S ENTIRE LIABILITY FOR ANY BREACH OF THE LIMITED WARRANTIES SET FORTH IN THIS SECTION.**

7. Limitation of Liability. **CUSTOMER WAIVES, RELEASES AND DISCLAIMS ANY CLAIMS AGAINST TOLIN FOR ANY CONSEQUENTIAL, PUNITIVE, EXEMPLARY, SPECIAL OR INDIRECT DAMAGES (INCLUDING WITHOUT LIMITATION LOST SALES, USE, INCOME, PROFIT, REVENUE OR OPPORTUNITY). IN NO EVENT SHALL TOLIN'S AGGREGATE LIABILITY ARISING OUT OF OR RELATING TO THIS AGREEMENT, WHETHER ARISING OUT OF OR RELATED TO BREACH OF CONTRACT, TORT (INCLUDING NEGLIGENCE), OR OTHERWISE, EXCEED THE TOTAL OF THE AMOUNTS PAID TO TOLIN BY CUSTOMER FOR THE GOODS AND SERVICES SOLD HEREUNDER IN THE IMMEDIATELY PRECEDING ONE (1) YEAR PERIOD.**

8. Indemnification. **TO THE MAXIMUM EXTENT PERMITTED BY APPLICABLE LAW, CUSTOMER SHALL INDEMNIFY, DEFEND, RELEASE, AND HOLD HARMLESS TOLIN, ITS AFFILIATES, AND ITS AND THEIR RESPECTIVE AGENTS, REPRESENTATIVES, CONTRACTORS AND EMPLOYEES FROM AND AGAINST ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES (INCLUDING BUT NOT LIMITED TO ATTORNEY'S FEES) RELATING DIRECTLY OR INDIRECTLY TO THE GOODS OR SERVICES, REGARDLESS OF WHETHER SUCH CLAIMS ARE OCCASIONED BY OR RESULTING FROM THE STRICT LIABILITY OR NEGLIGENCE OF ANY INDEMNIFIED PERSON, IN WHOLE OR IN PART, WHETHER SOLE, JOINT, CONCURRENT, ACTIVE OR PASSIVE.** If any law limits the extent to which indemnification may be provided to an indemnified person that is negligent, solely negligent, or otherwise at fault and such law is applicable to this Agreement, then this Agreement shall automatically be amended to provide that the indemnification provided hereunder shall extend only to the maximum extent permitted by such law.

9. Insurance. Each of Tolin and Customer shall, at its own expense, maintain and carry insurance (with minimum limits of \$500,000 per occurrence) including commercial general liability (including product liability and liability covering independent contractors). Customer shall carry all risk property insurance to the full value of the Goods and name Tolin as an additional insured. Customer shall require its insurers to waive all rights of subrogation against Tolin's insurers and Tolin.

Job Number	Registered Quotation Number	Presentation Date	Page Number
		July 7, 2026	7 of 7

10. **Termination.** Tolin may terminate this Agreement with immediate effect upon written notice to Customer if (a) Customer fails to pay any amount when due, has not performed or complied with any of these Terms, or becomes insolvent; or (b) any project to which the Goods and Services relates is paused for a period of 30 days through no act or fault of Tolin. Customer shall notify Tolin in writing of any alleged breach of this Agreement. Tolin shall have 10 days after receipt of notice of the alleged breach to cure the alleged breach. Upon termination of this Agreement, Tolin may immediately recover from Customer payment for all work to date and for any proven loss, including reasonable profit and damages. If this Agreement is terminated, the parties shall remain liable for all obligations and liabilities incurred prior to termination, and the terms and conditions relating to indemnities, interest, confidentiality, taxes, disclaimer of consequential damages and any limitation of liability, shall survive termination for the applicable statute of limitations period.

11. **Confidential Information.** All information of Tolin disclosed by Tolin to Customer in connection with this Agreement is confidential, solely for the use of performing this Agreement and may not be disclosed or copied by Customer unless authorized in advance by Tolin in writing. Upon Tolin's request, Customer shall promptly return all documents and other materials received from Tolin. This Section does not apply to information that is: (a) in the public domain; (b) known to Customer at the time of disclosure; or (c) rightfully obtained by Customer on a non-confidential basis from a third party.

12. **Delays.** Tolin shall be excused from complying with the terms and conditions of this Agreement (and shall not be liable to Customer for any failure or delay in Tolin's performance) when and to the extent such failure or delay is caused by or results from acts or circumstances beyond the reasonable control of Tolin including, without limitation: (a) any act or omission of Customer or its agents, contractors (other than Tolin), consultants, representatives or employees, or (b) any acts of God, flood, fire, earthquake, explosion, governmental actions, war, invasion, or hostilities (whether war is declared or not), terrorist threats or acts, riot, or other civil unrest, national emergency, revolution, insurrection, epidemic, pandemic, lockouts, strikes or other labor disputes (whether or not relating to either party's workforce), telecommunication breakdown, power outage, restraints or delays affecting carriers, or inability or delay in obtaining supplies of adequate or suitable materials (including the Goods).

13. **Relationship.** This Agreement shall not be construed as creating any agency, partnership, franchise, business opportunity, joint venture, or other form of joint enterprise, employment, or fiduciary relationship between the parties. Neither party shall have authority to contract for or bind the other party. No relationship of exclusivity shall be construed from this Agreement.

14. **Miscellaneous.** This Agreement is governed by the laws of the State in which the Goods are delivered and/or the Services are performed. **EACH PARTY HEREBY VOLUNTARILY AND IRREVOCABLY WAIVES, DISCLAIMS AND RELEASES ANY RIGHT TO TRIAL BY JURY IN ANY LITIGATION, ACTION OR OTHER PROCEEDING BROUGHT IN CONNECTION WITH THIS AGREEMENT.** This Agreement is binding on the parties and their respective successors and assigns. These Terms may only be amended or modified in a writing stating specifically that it amends these Terms and is signed by an authorized representative of each party.

[End of Terms and Conditions]

Senior and Event Centers

City of Rifle

50 Ute Avenue, Rifle, CO 81650

970-665-6549



MEMORANDUM

TO: Iris Trevisano

CC: Patrick Waller, City Manager

FROM: Tami Sours, Senior and Event Centers Director

DATE: July 29, 2026

SUBJECT: HVAC Units

Iris,

The Senior Center will have the funds to pay for the installation of ductless split systems in our basement in the amount of \$34,050.00 with an additional allowance of \$10,000.00 for drywall and beam penetrations. This is not a budgeted item and will be paid with Senior Center donated funds held by the City of Rifle. Both Patrick Waller, City Manager and Scott Rust, Finance Director, are aware of the use of funds to pay for this improvement. A supplemental budget request will follow completion of project.

These units are in need as we do not currently have any cooling systems in our basement other than fans. The basement is getting more usage, mainly our senior exercise program, and the area is extremely hot for those exercising. This will be a much-needed improvement for our facility.

Please reach out if any further information is needed.

Best Regards,
Tami Sours
Director Senior and Event Centers

Procurement and Grant Reporting

City of Rifle

202 Railroad Avenue, Rifle, CO 8165

970-665-6412

MEMORANDUM



TO: Honorable Mayor and City Council Members

CC: Patrick Waller, City Manager and Austin Rickstrew
Parks and Recreation Director

FROM: Iris Trevisano, Procurement and Grant Reporting Manager

DATE: August 5, 2026

SUBJECT: **Recommendation 04132026 - City of Rifle Senior Center HVAC & Boiler Project**

Background

As part of the City's 2026 Capital Improvement Plan, funding was budgeted to replace the boiler at the Senior Center. Although the existing boiler remains operational, it is approaching the end of its useful life. Because it is a critical component of the facility's operation, staff recommends replacing the system proactively to minimize the risk of unexpected failure and disruption to Senior Center programs.

The basement of the Senior Center currently does not have a cooling system. This space is used weekly for exercise programs and other community activities, and temperatures become uncomfortably warm during use. Installation of a cooling system will significantly improve comfort for program participants. While this improvement was not included in the original budget, it is possible due to the availability of donated funds.

Procurement

In accordance with the City's Procurement Code, staff issued a Request for Bids (RFB) for the HVAC and boiler replacement project. The solicitation was posted on the Rocky Mountain E-Purchasing System (BidNet Direct). A mandatory pre-bid meeting and site visit were held at the Senior Center, with four contractors in attendance. At the close of the solicitation, no bids were received. Following discussions with staff, the project was re-advertised locally without a mandatory pre-bid meeting in an effort to increase participation. At the close of the second solicitation, the City received one bid; however, it was determined to be incomplete and therefore non-responsive.

After two unsuccessful solicitations, staff determined that utilizing the cooperative purchasing provisions of **Section 4-3-50, Cooperative Purchasing**, was in the City's best interest. Through OMNIA Partners Contract No. **RQN: 20260701501**, Tolin Mechanical conducted a site visit, reviewed the project scope, and submitted a proposal.

Staff determined that Tolin Mechanical's proposal is responsive to the City's requirements, meets the project specifications, and represents the best overall value for the City.

Recommendation

After meeting with the Parks and Recreation Director and the Senior Center Director, staff recommends Tolin Mechanical. The proposed scope of work includes the installation of a ductless split cooling system for the Senior Center basement and replacement of the existing boiler.

The proposed costs are as follows:

Phase 1 – Ductless Split System: \$34,050.00

Phase 1 – Allowance for Drywall and Beam Penetrations: \$10,000.00

Phase 2 – Boiler Replacement: \$45,262.00

Total Project Cost: \$89,312.00

Tolin Mechanical's proposal is responsive to the City's requirements, meets the project specifications, and provides the best overall value. Therefore, staff recommends approval of the agreement with Tolin Mechanical in the amount of \$89,312.00.



**CITY OF RIFLE
PURCHASE REQUEST**

1.	Vendor Name	NEW: W-9 attached ☐
	Tolin Mechanical Systems Company LLC	

2.	Vendor Address
	3939 Kearney Street

3.	For the Purchase of (description)
	Ductless Split System/ Boiler replacement for Senior Center

4.	Amount Requested	Amount Budgeted	Finance Director Verified Funds Avail.
	\$48,455.00 Ductless System \$49,788.20-Boiler Replacement	\$30,000- Boiler Replacement	

5.	Dept. Name	General Ledger Acct #
	Senior Center Donation Fund/ Capital Fund	\$ 48,455 GL 100-4514-400-720/ \$49,788.20 206-4900-400-641

6.	Type of Purchase
	☒ Capital Construction
	☐ Capital Construction – Change Order
	☐ Capital Equipment
	☐ Plant Equipment
	☐ Materials, supplies, non-profession/technical services (includes computer/software maint.)
	☐ Professional Services
	☐ Utilities (includes equipment installation and ongoing contracts)
	☐ Land, easements, ROW

7.	Purchasing Process Required (Rifle Municipal Code sections for guidance)		
	☒	Cooperative Purchasing:	Sec 4-3-50
	☐	Emergency Procurement:	Sec. 4-3-235
	☐	Small Purchases:	Sec. 4-3-225
	☐	Request for Proposal:	Sec. 4-3-220(b) (attach bid tab)
	☐	Competitive Sealed Bid:	Sec.4-3-215 (attach bid tab & advertisement)
	☐	Miscellaneous Exemptions:	Sec. 4-2-230 (attach memo)

8.	Authorization Required
	☒ City Manager
	☒ City Council

9.	Signatures		
	Position	Signature	Date
	Department Director		
	City Manager		
	City Council Approval (meeting date)		
10.	Purchase Order # assigned by Finance		



TABLE 1 - IS A PURCHASE ORDER NECESSARY

<u>Amount of Purchase</u>	<u>Is Purchase Order Needed</u>	<u>Method of Source Selection</u>
\$0.01 - \$10,000	No – Dept Head Approval	No special sourcing
\$10,000.01 - \$25,000	Yes – City Manager Approval	Yes – see table 2 below
\$25,000.01 or Greater	Yes – Council Approval	Yes – see table 2 below

TABLE 2 - METHODS OF SOURCE SELECTION

<u>Methods of source selection</u>	<u>Contract limits</u>
Competitive sealed bidding	Greater than \$50,000.00
Competitive sealed proposals	Greater than \$10,000.00 and less than \$50,000.00.
**Greater than \$50,000 allowed for Construction Manager/General Contractor proposals, or similar type proposal.	
Small purchases	Less than \$10,000.00 - DEPARTMENT HEAD DISCRETION

TABLE 3 - LOCAL VENDOR PREFERENCE

Contract Amount	Primary Preference In City Limits	Secondary Preference In County Out of City
Less than \$1,000	10% discount	5% discount
\$1,001 to \$5,000	8% discount	4% discount
\$5,001 to \$25,000	6% discount	3% discount
\$25,001 to \$100,000	5% discount	2% discount
\$100,000 to \$200,000	4% discount	2.5% discount
\$200,001 to \$500,000	3% discount	1.5% discount
\$500,000 or greater	2% discount	1% discount

Advertisement For Bids

Separate sealed BIDS for the construction of the **City of Rifle Senior Center HVAC & Boiler Project** will be received at the **Council Chambers, Rifle City Hall, 202 Railroad Avenue, Rifle, CO.** until **12:00pm, on June 24, 2026 ***, at which time they will be publicly opened and read aloud.

Project Scope: This project consists of two phases that can be completed at the same time

Phase 1 install of a Two head split system including labor and material

Phase 2 install of a High Efficiency Boiler including labor and material

The Contractor will furnish all tools, equipment, machinery, materials, supplies, superintendence, insurance, transportation, and other construction accessories, services and facilities specified or required to be incorporated in and form a permanent part of the completed work. In addition, the contractor shall provide and perform all necessary labor in a first class and workmanlike manner and in accordance with the conditions and prices stated in the Bid Schedule and the requirements, stipulations, provisions, and conditions of the Contract Documents.

Project Qualifications: In determining the Bidder's qualifications, the following factors, among others, will be considered: work previously completed by the Bidder; the qualifications of the proposed subcontractors for their work; Bidder references; and whether the Bidder (a) maintains a permanent place of business; (b) has adequate equipment to do the work properly and expeditiously; (c) has the financial resources to meet all obligations incident to the work; (d) has appropriate technical experience; and (e) has adequate, competent, experienced staff and supervisors who will be committed to the work until completion.

Each Bidder may be required to show that he has handled former work and that no just claims have been prosecuted or are pending against such work. No bid will be accepted by a Bidder who is engaged on any work that would impair his ability to perform or finance this work or other work in progress.

Project References: Bidder shall submit three (3) past similar projects in size and complexity completed within the last five years, including Owner and Architect/Engineer references for each project with their bid submittal.

A Bid Bond in the amount of 5% of bid price is required, and a Performance and a Payment Bond, each in the amount of 100% of bid, will be required. No Pre Bid will be held. Last day for **questions June 19*, at 12:00 p.m.** The Bid Award will be the July 1, 2026 Council Meeting. Time of Commencement of the Work is anticipated to be no later than July 13, 2026, with completion by September 2026.

A PREFERENCE FOR LOCAL CONTRACTORS WILL BE APPLIED BY THE OWNER WHEN SELECTING A CONTRACTOR per City of Rifle Code ARTICLE III Sec. 4-3-210.

Please issue all questions via email to Iris Trevisano at itrevisano@rifleco.org.

The City of Rifle values full inclusion and access for all of our facilities, programs, activities and services. We are pleased to provide meaningful accommodations to comply with the Americans with Disabilities Act (ADA) and reasonably provide translation, interpretation, modifications, accommodations, alternative formats, auxiliary aids, and services.

***Please note the updated Deadline**

To request special assistance for Solicitations only, call Procurement and Grant Reporting Manager Iris Trevisano at 970-665-6412 or email Itrevisano@rifleco.org . Please allow 48 hours for your requests to be met.

This Advertisement for Bid is subject to all applicable provisions of the City of Rifle Municipal Code, including Article III- Purchasing regarding procurement procedures. In case of any inconsistency between this advertisement and the City Code, the provisions of the City Code shall take precedence.



Agenda Item #8.e.

Agenda Item Name:

Consider a 5-Year Lease Agreement with Masek Rocky Mountain Golf Carts

Presenter:

Austin Rickstrew, Parks & Recreation Director
Iris Trevisano, Procurement and Grant Reporting Manager

Item Description:

Consider a 5-Year Lease Agreement with Masek Rocky Mountain Golf Carts

Recommended Action:

Move to approve the proposal with Masek Rocky Mountain Golf Carts in the amount of \$77,780.94 per year for 5-years.

Fiscal Impact:

The five-year lease requires six monthly payments of \$12,963.49 each year from May through October, resulting in an annual cost of \$77,780.94 and a total lease cost of \$388,904.70 over 30 payments. No payment is required in 2026; the first payment is due May 15, 2027.

Operational Impact:

The City assumed the existing golf car lease as part of the acquisition of Rifle Creek Golf Course. The current carts are nearing the end of their useful life and are experiencing increasingly frequent and costly repairs. Replacing the fleet will improve reliability, reduce maintenance-related downtime, and help ensure carts are consistently available for daily play, leagues, and tournaments.

Prior Board Motions:

N/A

Background Information:

N/A

Executive Summary:

As part of the City's acquisition of Rifle Creek Golf Course, the City assumed the existing golf cart lease and took responsibility for operating and maintaining the current cart fleet. The carts have supported daily play, leagues, tournaments, and other course activities; however, they are nearing the end of their useful life. Staff is experiencing more frequent mechanical issues and increasing repair costs, creating concerns about long-term reliability, maintenance downtime, and the continued availability of enough carts to meet operational needs during the golf season.

To address these concerns, staff reviewed replacement options and obtained a proposal from Masek Rocky Mountain Golf Cars for a fleet of seventy 2026 Yamaha Drive2 Quietech gas golf carts. The proposed

agreement is structured as a five-year lease with a total of 30 seasonal payments made from May through October. The first payment would be due May 15, 2027, and the final payment would be made in October 2031. Delivery is anticipated in November 2026, allowing staff to inspect, prepare, and place the carts into service before the beginning of the 2027 golf season without requiring a lease payment during the remainder of 2026. Replacing the aging fleet will provide the course with newer, more dependable equipment while reducing the operational disruptions and escalating repair expenses associated with the current carts. The new carts would also include a four-year factory warranty, annual proactive warranty inspections, and access to an on-call Yamaha-certified mobile technician for on-site repairs.

Notification Requirements:

N/A

Prepared By:

Austin Rickstrew, Parks & Recreation Director

Attachments:

1. Memo - Recommendation to Approve Rifle Creek Golf Course - 70-Cart Fleet Proposal
2. Memo-Recommendation Rifle Golf Course
3. 2026 Angel Fire QT proposal (70) (004)

DEPARTMENT OF PARKS AND RECREATION

202 Railroad Avenue, Rifle, CO 81650

Phone: 970-665-6570



MEMORANDUM

TO: Iris Trevisano, Procurement & Grant Manager

FROM: Austin Rickstrew, Parks and Recreation Director

DATE: July 30, 2026

SUBJECT: Rifle Creek Golf Course – 70-Cart Fleet Proposal

I am requesting that we proceed with Masek Rocky Mountain Golf Cars' proposal for a fleet of seventy Yamaha Quietech gas golf carts for Rifle Creek Golf Course.

The proposal is structured as a five-year lease with monthly payments of \$12,963.49 made only during the golf season, from May through October. The first payment will not be due until May 15, 2027, and the final payment will be made in October 2031. Delivery of the carts is anticipated in November 2026.

This arrangement will allow the City to receive and prepare the new fleet before the 2027 golf season without requiring a payment during the remainder of 2026. The purchase is being quoted through Sourcewell Contract 091024-YGC.

Please let me know if you need additional information.

Respectfully,

Austin Rickstrew

Procurement and Grant Reporting

City of Rifle

202 Railroad Avenue, Rifle, CO 8165

970-665-6412



MEMORANDUM

TO: Honorable Mayor Hostettler & City Council
CC: Patrick Waller, City Manager, & Austin Rickstrew, Parks and Recreation Director
FROM: Iris Trevisano, Procurement and Grant Reporting
DATE: August 5, 2026
SUBJECT: 5- Year Lease agreement for Rifle Creek Golf Cars

Background

As part of the acquisition of the Rifle Creek Golf Course, the City assumed the existing golf cart lease. The current fleet has reached the end of its useful service life and is requiring increasingly frequent and costly repairs to remain operational. Replacing the aging fleet will improve reliability, reduce maintenance costs, and ensure a consistent level of service for golf course patrons.

Procurement

Section 4-3-50, Cooperative Purchasing, staff utilized Sourcewell Cooperative Purchasing Contract No. 091024-YGC to obtain pricing from Masek Rocky Mountain Golf Cars.

Masek Rocky Mountain Golf Cars has proposed a five-year lease for a fleet of 70 golf cars at an annual lease payment of \$77,780.94. The first lease payment will be due on May 15, 2027, with the final payment scheduled for October 2031. Financing by Yamaha Motor Finance Company (YMFUS).

Golf Car Details

- 2026 Yamaha Quietech EFI (one-season fleet from Angel Fire Resort)
 - 357cc electronic fuel injected engines with Quietech technology
 - Modular rear body panels, sweater baskets, energy absorbing bumpers, independent rear suspension, Schafer rear end with drum brakes, wheel covers
 - These cars will come equipped with black rain-drain tops, polycarbonate windshields, two sand and seed bottles, club and ball washers, 6 pack coolers, dual USB ports, custom upgraded seats and two fleet numbers per car
- Delivery to the course is anticipated for November 2026

Staff Recommendation

Staff recommends approval of the proposal from Masek Rocky Mountain Golf Cars for a five-year lease of 70 golf cars through Sourcewell Cooperative Purchasing Contract No. 091024-YGC. The lease will be financed through Yamaha Motor Finance Company (YMFUS), with all routine service and warranty support provided by Masek Rocky Mountain Golf Cars. Upon approval and financing authorization, the lease agreement will be presented to the City Manager for execution. The first lease payment will not be due until **May 15, 2027**

Iris Trevisano

Procurement and Grant Reporting Manager



5345 Newport Street, Commerce City, Co. 80022 (303) 952-7400 Fax (303) 952-7403 www.coloradogolfcars.com

July 14, 2026

**YAMAHA QUIETECH GAS FLEET CAR PROPOSAL FOR:
RIFLE CREEK GOLF COURSE**

(Sourcewell contract 091024-YGC)

Mr. Austin Rickstrew
Rifle Creek Golf Course
3004 CO Rd 325
Rifle, CO 81650

Dear Mr. Rickstrew,

Thank you for the opportunity to present Rifle Creek Golf Course with this proposal for a fleet of Yamaha Quietech EFI gas golf cars. This letter will recap the details of our discussions for the replacement of your current fleet with seventy (70) 2026 "Drive²" Quietech gas golf cars. After you have had a chance to review, please let me know by phone or email if you have any questions or need additional information.

Agreement type and payment structure:

The agreement will be a 5-year lease (60 months) with payments made May-October each year for a total of 30 payments. The first payment will be due May 15, 2027, and the lease will terminate with a final payment in October 2031. All financing is subject to approval by Yamaha Motor Finance Company (YMFUS).

Description of Yamaha units and included equipment:

A quantity of seventy (70) 2026 Yamaha Quietech EFI fleet cars, Evergreen Metallic in color will be included in the lease. These cars will come equipped with **black rain-drain tops**, modular rear body panels, sweater baskets, energy absorbing bumpers, **independent rear suspension**, Schafer rear end with drum brakes, **Yamaha's famous 357cc electronic fuel injected engines with Quietech technology**, wheel covers, polycarbonate windshields, two sand and seed bottles, club and ball washers, 6 pack coolers, dual USB ports, custom upgraded seats and two fleet numbers per car.

Pricing: * All prices are guaranteed for 30 days and do not include any applicable taxes *

****Pricing is quoted utilizing Sourcewell contract 091024-YGC****

Monthly payments will be \$12,963.49

Delivery:

Delivery to the course is anticipated for November 2026. These cars will be picked up from Angel Fire in October and serviced prior to delivery to the club.

Warranty:

These units will carry the full four-year factory warranty. All warranty statements can be provided upon request.

DRIVE²

Service:

Masek's is devoted to continuing the relationship built with the club by providing outstanding service. During the warranty period, the course will receive a minimum of one annual proactive visit from our "warranty specialist", to ensure any warranty problems are found before they create an issue for the course. We also provide an on-call Yamaha certified mobile technician for on-site repairs.

Insurance, Taxes and Maintenance:

During the contract period, the course is responsible for all insurance, taxes and maintenance (other than warranty) and any loss or damage other than normal wear and tear. Service contracts are available separately. Course personnel are invited and encouraged to attend our annual factory service seminar held at our Commerce City facility each spring. This FREE seminar is extended to all Yamaha courses and allows course personnel to work with certified Yamaha technicians to troubleshoot and go over preventative maintenance.

Additional Considerations:

- We would like to extend a 20% discount on all parts as a benefit of doing business with Masek's. At our Commerce City location, we have a parts inventory of roughly \$300,000 at any time so we are sure to have all the parts you need.

Questions and further information:

Please call Jordan Weber 303.952.7400(work) or 303.489.2187(mobile) with any questions or concerns you may have. My e-mail address is Jordan@masekcolorado.com

Thank you for the opportunity to be of service to you with Yamaha, the world's finest golf cars and utility vehicles!

Yours truly,
Jordan Weber

Jordan Weber
District Sales Manager
Masek Rocky Mountain Golf Cars

Accepted for Rifle Creek Golf Course

Date: _____

** This proposal is intended only for the use of the person to whom it is addressed and may contain information that is confidential or privileged. Any dissemination, distribution or copying of this proposal without prior consent from Masek Golf Car Company is prohibited. **



Agenda Item #8.f.

Agenda Item Name:

Consider Awarding Bid to E.G.I. Construction, LLC. for the Police Department Masonry Project

Presenter:

Iris Trevisano, Procurement and Grant Reporting Manager
Austin Rickstrew, Parks & Recreation Director

Item Description:

Consider Awarding Bid to E.G.I. Construction, LLC. for the PD Masonry project.

Recommended Action:

Move to Award Bid to E.G.I. Construction, LLC. for the Police Department Masonry Project for an amount not to exceed \$51,150.00

Fiscal Impact:

This project was budgeted at \$30,000.00 in the 2026 Capital Improvements Budget. Although the bid exceeds the original budgeted amount, the City reviewed both the original project scope and the expanded scope and determined that sufficient funding is available to cover the increased cost. The bid amount is \$46,500.00, with a contingency of \$4,650.00, for a total purchase request of \$51,150.00.

Operational Impact:

N/A

Prior Board Motions:

N/A

Background Information:

The masonry at the Rifle Police Department and annex buildings has deteriorated in several areas and requires repair to prevent continued damage and maintain the overall condition of the facilities. The work is intended to address damaged mortar joints, broken or missing masonry blocks, and deteriorated precast components located around the property. The project includes tuckpointing damaged mortar throughout the Police Department and annex buildings. Tuckpointing will repair areas where the existing mortar has cracked, deteriorated, or separated and will help preserve the surrounding masonry. The project will also replace broken or missing masonry blocks that are no longer providing a complete and properly maintained exterior surface. Additional work includes removing and replacing damaged precast material on the roof-access wall and installing precast material on the trash-enclosure wall. These improvements will correct the identified deficiencies, reduce the potential for further deterioration, and extend the useful life of the Police Department facilities.

Executive Summary:

The exterior work will not interrupt the daily operations of the Justice Center and will help ensure the building's long-term service life. The project scope has also been expanded to include replacement of deteriorated CMU

blocks surrounding the lintel at the building's main entrance.

A Request for Bids (RFB) was advertised on BidNet on April 20 and closed on May 18. One responsive proposal was received from a qualified contractor, E.G.I. Construction, LLC. During the proposal review, staff determined that the project scope should be expanded to address additional deterioration that was not identified in the original scope of work.

Alexis Ramirez is a principal of E.G.I. Construction, LLC and is also an employee of the City of Rifle. The employee has not participated, directly or indirectly, in the procurement, evaluation, recommendation, or decision-making process related to this project. The Rifle Municipal Code has employee conflict of interest requirements in Section 4-3-525 and disclosure requirements in Section 4-3-530. The City Manager has reviewed this section and finds no issues with the award of the contract.

City staff recommends E.G.I. Construction for the PD Masonry Project.

RFP Information @: www.RifleCO.org/Packetaddendums

Notification Requirements:

N/A

Prepared By:

Iris Trevisano, Procurement and Grant Reporting Manager

Attachments:

1. Masonry RFB-Advertisement of Bid
2. Masonry Submission-RFP Submission
3. Masonry RFB Submission- EGI Construction
4. Memo - E.G.I Construction, LLC PD Masonry Project
5. Masonry RFB- Award Memo
6. PURCHASE REQUEST EGI Construction PD Masonry

Advertisement For Bids

Separate sealed BIDS for the construction of the **City of Rifle PD Masonry Project** will be received at the **Council Chambers, Rifle City Hall, 202 Railroad Avenue, Rifle, CO.** until 2:00pm, on May 18 ,2026, at which time they will be publicly opened and read aloud.

Project Scope:

- Furnish labor and materials to tuckpoint all damaged mortar on entire building and annex building.
- Furnish labor and materials to replace broken and missing block.
- Furnish labor and materials to remove and replace precast on the roof access wall that is damaged.
- Furnish labor and materials to install precast on the trash enclosure wall

The Contractor will furnish all tools, equipment, machinery, materials, supplies, superintendence, insurance, transportation, and other construction accessories, services and facilities specified or required to be incorporated in and form a permanent part of the completed work. In addition, the contractor shall provide and perform all necessary labor in a first class and workmanlike manner and in accordance with the conditions and prices stated in the Bid Schedule and the requirements, stipulations, provisions, and conditions of the Contract Documents.

Project Qualifications: In determining the Bidder's qualifications, the following factors, among others, will be considered: work previously completed by the Bidder; the qualifications of the proposed subcontractors for their work; Bidder references; and whether the Bidder (a) maintains a permanent place of business; (b) has adequate equipment to do the work properly and expeditiously; (c) has the financial resources to meet all obligations incident to the work; (d) has appropriate technical experience; and (e) has adequate, competent, experienced staff and supervisors who will be committed to the work until completion.

Each Bidder may be required to show that he has handled former work and that no just claims have been prosecuted or are pending against such work. No bid will be accepted by a Bidder who is engaged on any work that would impair his ability to perform or finance this work or other work in progress.

Project References: Bidder shall submit three (3) past similar projects in size and complexity completed within the last five years with their bid submittal.

A Bid Bond in the amount of 5% of bid price is required, and a Performance and a Payment Bond, each in the amount of 100% of bid, will be required. Mandatory Pre Bid will be held Thursday, May 7th at 1:00 p.m. at Rifle Police Department. Last day for questions May, 14 at 12:00 p.m. The Bid Award will be the June 3, 2026 Council Meeting. Time of Commencement of the Work is anticipated to be no later than Mid June, with completion by November 2026.

04242026

City of Rifle PD Masonry Project 05/18/2026

Bid Opening

PLEASE SIGN IN

Attended Name	Firm Name	Bid Proposal Amount	Rank
	GGI Construction	\$36,100	

Required Bid Documents

Bids shall be submitted at the time and place indicated in the Invitation to Bid and shall be enclosed in an opaque sealed envelope, marked with the project title (and, if applicable, the designated portion of the project for which the Bid is submitted) and name and address of the Bidder and accompanied by the required documents. If the Bid is sent through the mail or other delivery system, the sealed envelope shall be enclosed in a separate envelope with the notation "BID ENCLOSED" on the face of it. Any submission received after the advertised Bid Opening shall be returned unopened to the sender. Required Bid Documents are in the Bid Submittal Checklist Below

☒	Bid Form
☒	List of Materials Suppliers/ Subcontractors
☐	Contractor's License
☒	Bid Schedule
☐	Bid Bond

BID FORM - Page 1

DATE: 05-16-2026

BIDDER:	Name of Bidder	<u>Alvaro Ramirez</u>
	Address of Bidder	<u>58 Green Mesa Pl.</u>
		<u>Battlement Mesa, CO 81635</u>

THE UNDERSIGNED BIDDER, having familiarized himself with the Work required by the Contract Documents, the site and conditions where the Work is to be performed, local labor conditions, and all laws, regulations, and other factors affecting performance of the Work, and having satisfied himself of the expense and difficulties attending performance of the Work,

HEREBY PROPOSES and agrees, if this Bid is accepted, to enter into Agreement with the Owner to perform all work, including the assumption of all obligations, duties, and responsibilities necessary to the successful completion of the contract and the furnishing of all materials and equipment required to be incorporated in and form a permanent part of the Work; tools, equipment, supplies, transportation, facilities, labor, superintendence, and services required to perform the Work; and bonds, insurance, submittals; and all fees as indicated or specified in the Contract Documents to be performed or furnished by BIDDER for the amount identified and detailed in the BID SCHEDULE and further totaled below (“Bid Proposal Amount”):

Micro Bank Dollars (\$ 36,100.⁰⁰)
(written) (numeric)

CITY OF RIFLE
BID FORM - Page 4

DOCUMENT EXECUTION:

DATED This 16th day of May, 2026

(Name of Firm)

E.G.I. Construction, LLC.

(Street Address)

58 Green Mesa Pl.

(City, State, Zip)

Battlement Mesa, CO 81635

(Signature)

(Printed Signature)

Owner / Member - 50%

(Title)

Please check as appropriate:

_____ An individual

☒ A Partnership Between: **Alexis Ramirez - Member 50%**

_____ A Corporation organized under the laws of the State of _____

END OF BID FORM

BID SCHEDULE

Item No.	Description	Unit	Estimated Quantity	Unit Price	Total
1	Tuckpoint damaged mortar joints at entire building and annex building	SF	200	20	4000
2	Remove and replace broken or missing 8" Split Face CMU – Basalite #826	SF	150	50	7500
3	Remove and replace broken or missing 4" Smooth/Split Face CMU – Basalite #826	SF	50	50	2500
4	Furnish and install Type S mortar for masonry restoration work	SF	Included	Included	Included
5	Remove and replace damaged precast at roof access wall	LS	1	100	100
6	Furnish and install new precast cap at trash enclosure wall	LF	180	100	18000
7	Masonry cleaning and debris disposal	LS	1		2000
8	Mobilization, scaffolding, protection, and supervision	LS	1		2000
					Total
					\$ 36,100.00

Scope Expansion

- 2 **Add Alternate No. 1** Temporary Shoring, Demolition of CMU and Add new CMU with
 Remove and replace broken or missing 8" Split Face CMU – Basalite #826 above Lintell
 Remove and replace broken or missing 4" Smooth/Split Face CMU – Basalite #826 above Lintell
 Concrete Mix
 Reinforcing Steel
 Furnish and install Type S mortar for masonry restoration work
 Mobilization, scaffolding, protection, and supervision

1000
 Add Alternatate No. 1 Total 8000
 Performance & Payment Bond \$ 1,400.00

					Total
					\$ 46,500.00

located.

CONTRACTOR'S LICENSING STATEMENT FORM

The undersigned is licensed in accordance with the laws of Colorado providing for the registration of Contractors: License Number _____; Class _____.

Name of Contractor's Firm **E.G.I. Construction, LLC.**

Business Address and Telephone Number _____

58 Green Mesa Pl. Battlement Mesa, CO 81635 - 970-319-9346

Name of Individual Owner (print) **Alvaro Ramirez**

Signature of Owner 

OR

Signature, Title, and Address of members signing on behalf of the partnership:

Name **Alexis Ramirez** Title **Member - 50%**

Address **58 Green Mesa Pl. Battlement Mesa, CO 81635**

Name _____ Title _____

Address _____

Name _____ Title _____

Address _____

OR

Corporation organized under the laws of the State of _____

Signature of President of Corporation

Signature of Secretary of Corporation

LIST OF MATERIALS SUPPLIERS / SUBCONTRACTORS

Provide the name of the materials supplier or subcontractor included in your base bid price. Any changes in the providers listed below can be made only with the approval of the Owner. Any amount of work greater than 10% of the amount bid shall be considered as a subcontractor/Materials Supplier.

Name of Subcontractor
/Materials Supplier

Work Item Performed or
Provided

% of
Value

Brickyard

Heritage Masonry

Pinestone

Isabel Stone

Home Depot

CITY OF RIFLE

BID SCHEDULE

DEPARTMENT OF PARKS AND RECREATION

202 Railroad Avenue, Rifle, CO 81650

Phone: 970-665-6570



MEMORANDUM

TO: Iris Trevisano, Procurement & Grant Manager

FROM: Austin Rickstrew, Parks and Recreation Director

DATE: July 30, 2026

SUBJECT: Recommendation of the Award PD Masonry Project

I recommend that the city award the Police Department Masonry Project to E.G.I. Construction, LLC, for the amount identified in the company's submitted bid proposal.

The project will address needed masonry repairs at the Police Department and annex buildings, including tuckpointing damaged mortar, replacing broken or missing block, replacing damaged precast on the roof-access wall, and installing precast on the trash-enclosure wall. Completing this work will help correct existing deterioration, protect the buildings from further damage, and maintain the overall condition of the facilities.

Based on staff's review of the proposal, I recommend moving forward with E.G.I. Construction, LLC.

Please let me know if you need any additional information or have any questions.

Respectfully,

Austin Rickstrew

Procurement and Grant Reporting

City of Rifle

202 Railroad Avenue, Rifle, CO 8165

970-665-6412

MEMORANDUM



TO: Honorable Mayor and City Council Members

CC: Patrick Waller, City Manager and Austin Rickstrew
Parks and Recreation Director

FROM: Iris Trevisano, Procurement and Grant Reporting Manager

DATE: August 5, 2026

SUBJECT: **Recommendation 04242026 - City of Rifle PD Masonry Project**

Background

As part of the City's 2026 Capital Improvement Plan, the Police Department Masonry Project was budgeted to repair the building's exterior masonry façade. The project will address damaged and deteriorated masonry to preserve the structural integrity of the building, improve its appearance, and help prevent further deterioration.

Procurement

In accordance with our procurement code, we issued a Request for Bid (RFB) for masonry work, which was posted on the Rocky Mountain e-purchasing system-bidnet direct website. A mandatory pre-bid meeting and site visit was held at the Rifle Police Department. No contractors attended the meeting, and after discussion with staff the requirement was removed. At the close of the bid, we received one submission from E.G.I. Construction, LLC.

While reviewing the bid it was determined that a site visit was necessary with the contractor to ensure the project scope was accurate.

Recommendation

After meeting with the Parks and Recreation Director, the Public Works Director and City's Construction Inspector it is recommended we complete both the project scope and scope expansion as detailed in the BID Schedule

- **Project Scope \$36,000**
- **Scope Expansion \$17,250**

Staff recommends awarding the bid to E.G.I. Construction, LLC to complete the PD Masonry Project in the amount of \$43,500



**CITY OF RIFLE
PURCHASE REQUEST**

1.	Vendor Name	NEW: W-9 attached ☒
	E.G.I.Construction, LLC	

2.	Vendor Address
	58 Green Mesa Pl. Battlement Mesa, CO 81635

3.	For the Purchase of (description)
	PD Masonry Project

4.	Amount Requested	Amount Budgeted	Finance Director Verified Funds Avail.
	\$51,150.00	\$30,000.00	

5.	Dept. Name	General Ledger Acct #
	Capital	206-4900-400-641

6.	Type of Purchase
	☒ Capital Construction
	☐ Capital Construction – Change Order
	☐ Capital Equipment
	☐ Plant Equipment
	☐ Materials, supplies, non-profession/technical services (includes computer/software maint.)
	☐ Professional Services
	☐ Utilities (includes equipment installation and ongoing contracts)
	☐ Land, easements, ROW

7.	Purchasing Process Required (Rifle Municipal Code sections for guidance)		
	☐ Cooperative Purchasing:	Sec 4-3-50	
	☐ Emergency Procurement:	Sec. 4-3-235	
	☐ Small Purchases:	Sec. 4-3-225	
	☐ Request for Proposal:	Sec. 4-3-220(b)	(attach bid tab)
	☒ Competitive Sealed Bid:	Sec.4-3-215	(attach bid tab & advertisement)
	☐ Miscellaneous Exemptions:	Sec. 4-2-230	(attach memo)

8.	Authorization Required
	☒ City Manager
	☒ City Council

9.	Signatures		
	Position	Signature	Date
	Department Director	<i>Austin Rickstraw</i>	07/30/2026
	City Manager		
	City Council Approval (meeting date)		
10.	Purchase Order # assigned by Finance		



TABLE 1 - IS A PURCHASE ORDER NECESSARY

<u>Amount of Purchase</u>	<u>Is Purchase Order Needed</u>	<u>Method of Source Selection</u>
\$0.01 - \$10,000	No – Dept Head Approval	No special sourcing
\$10,000.01 - \$25,000	Yes – City Manager Approval	Yes – see table 2 below
\$25,000.01 or Greater	Yes – Council Approval	Yes – see table 2 below

TABLE 2 - METHODS OF SOURCE SELECTION

<u>Methods of source selection</u>	<u>Contract limits</u>
Competitive sealed bidding	Greater than \$50,000.00
Competitive sealed proposals	Greater than \$10,000.00 and less than \$50,000.00.
**Greater than \$50,000 allowed for Construction Manager/General Contractor proposals, or similar type proposal.	
Small purchases	Less than \$10,000.00 - DEPARTMENT HEAD DISCRETION

TABLE 3 - LOCAL VENDOR PREFERENCE

Contract Amount	Primary Preference In City Limits	Secondary Preference In County Out of City
Less than \$1,000	10% discount	5% discount
\$1,001 to \$5,000	8% discount	4% discount
\$5,001 to \$25,000	6% discount	3% discount
\$25,001 to \$100,000	5% discount	2% discount
\$100,000 to \$200,000	4% discount	2.5% discount
\$200,001 to \$500,000	3% discount	1.5% discount
\$500,000 or greater	2% discount	1% discount



Agenda Item #8.g.

Agenda Item Name:

Consider Revised Property Exchange and Park & Ride Improvements Agreement

Presenter:

Patrick Waller, City Manager

Item Description:

Updated Agreement

Recommended Action:

Move to approve the Revised Property Exchange and Park and Ride Improvements Agreement and allow the City Manager to approve as non-substantive as needed in consultation with City Attorney.

Fiscal Impact:

The project budget (developed in 2022) shows a City match of \$800,000 with grant funds accounting for approximately \$2.7M of the project.

Operational Impact:

N/A

Prior Board Motions:

Council has previously approved the subdivision of the property, a previous land exchange agreement, and the development of construction documents for the project.

Background Information:

The City of Rifle was awarded a RAISE Grant for the relocation of the Park and Ride at the corner of Railroad and Centennial Parkway in the amount of \$2,742,472. As part of the submittal, the City anticipates \$800,000 in match funding for the project. The Final Plan for the subdivision was previously approved by Council.

Executive Summary:

The Park and Ride relocation project has been identified a goal in the Comprehensive Plan since 2019. City of Rifle was awarded a RAISE grant in 2023 to proceed with the project which includes the extension of both West Avenue and Park Avenue (streets and sidewalks), improvements to Centennial Parkway, and the extension of utilities into the parcel south of Centennial. Since the City was awarded the grant, Staff has worked closely with the private property owner and CDOT to formalize a land swap agreement and to get approvals for the development.

Council previously approved a Property Exchange and Improvements agreement as part of the original subdivision application. However, some changes have been made to the project since the original approval.

Notification Requirements:

No additional notice required.

Prepared By:

Patrick Waller, City Manager

Attachments:

1. 20260731-Land Exchange Agreement (002)
2. 20260731-Exhibits B-F

**PROPERTY EXCHANGE AND
PARK AND RIDE IMPROVEMENTS AGREEMENT
FOR RIFLE DEPOT SUBDIVISION**

THIS AGREEMENT is made this 5th day of August, 2026, by and between the CITY OF RIFLE, COLORADO, a home-rule municipality whose address is P.O. Box 1908, Rifle, CO 81650 (hereinafter "City") and RIFLE DEPOT, LLC, a Colorado limited liability company whose address is 3737 Ella Lee Lane, Houston, TX 77027-4018 (hereinafter "Developer");

W I T N E S S E T H:

WHEREAS, Developer is the owner of certain real property located in the City of Rifle, Colorado known as Rifle Depot and described on Exhibit A attached hereto and incorporated herein by this reference (hereinafter the "Rifle Depot Property"); and

WHEREAS, in January 2014, the City of Rifle adopted the Downtown Transit Oriented Development Strategic Plan to build on the vision of the City's 2008 Downtown Master Plan and provide a strategy for infill development and redevelopment of the downtown (the "2014 TOD Plan"); and

WHEREAS, by Resolution No. 5, Series of 2019, the City amended the 2014 TOD Plan by identifying a suitable site for a park and ride facility near the current park and ride facility downtown that meets the goals of the 2014 TOD Plan, which suitable new site included a portion the Rifle Depot Property; and

WHEREAS, in coordination with Developer, the City developed a site plan for such replacement park and ride facility that also incorporated property owned by the Colorado Department of Transportation ("CDOT"); and

WHEREAS, in 2022, the City, Developer, and CDOT worked on the foundation of the necessary property exchanges to develop such replacement park and ride facility; and

WHEREAS, the City applied for and in 2022 received a Rebuilding American Infrastructure with Sustainability and Equity grant from the U.S. Department of Transportation to supplement City budgeted funds to construct such replacement park and ride facility; and

WHEREAS, the City and CDOT entered into that certain Intergovernmental Agreement dated May 3, 2024 regarding the construction of the replacement park and ride facility; and

WHEREAS, Colorado Transportation Commission Resolution #20250403 approved the property exchanges necessary for the development of the replacement park and ride facility, which Resolution is attached hereto as Exhibit B and incorporated herein by this reference; and

WHEREAS, the City and Developer, after analyzing the values of the properties involved to implement the construction of the replacement park and ride facility, found and determined that the exchange of properties between the City and Developer were of equal value and no money

would need to be exchanged; and

WHEREAS, the City and Developer desire to enter into this Agreement to further define their roles and responsibilities related to the construction of such replacement park and ride facility and related improvements and the necessary property exchanges.

NOW, THEREFORE, for and in consideration of the mutual promises and covenants contained herein, the parties hereto agree as follows:

1. Recitals. The foregoing recitals are incorporated herein as material representations and acknowledgments of the parties.

2. Purpose. The City, Developer and CDOT each own certain real property at or near the intersection of Railroad Avenue and Centennial Parkway in Rifle, Colorado (the "Intersection") and desire to work cooperatively to develop the Intersection so that 1) CDOT receives such replacement park and ride facility located in the same general location as the current park and ride facility at no additional cost to CDOT; 2) the City acquires certain real property for public purposes and continues to encourage continued commercial/mixed use growth and vitality in the area; and 3) Developer acquires an improved location of real property with higher visibility at the Intersection for future development. CDOT cannot transfer the property it owns until such replacement park and ride facility is constructed; therefore, the City and Developer, solely pursuant to the terms of this Agreement, will coordinate the City's construction of such replacement park and ride facility and associated improvements and the ultimate conveyance of property as contemplated in this Agreement. Notwithstanding the foregoing and anything stated elsewhere herein, the City acknowledges and agrees that Developer is not obligated to (a) commit any resources to the project contemplated hereby and thereby other than its conveyance of the parcels as expressly set forth herein; (b) address any identified environmental issues; (c) address any encumbrances created for the benefit of the railroad or (d) establish any physical barrier between the new park and ride and the railroad property.

3. Park and Ride Facility and Associated Improvements. The City and Developer agree and acknowledge that the park and ride facility and all associated improvements (the "Improvements") are shown on the plans prepared by Colorado River Engineering, Inc., as Job No. _____ and dated _____ (the "Plans"). The City agrees that the Improvements shall be constructed, installed and completed at the sole cost and expense of the City. Without limiting the foregoing, Developer shall have no obligation to contribute any funds or provide any other consideration, other than its express obligations under this Agreement, to the construction, management, operation, maintenance or repair of the Improvements.

4. Temporary Construction License. Developer hereby grants to the City a license to occupy and use the Rifle Depot Property to construct the Improvements that are to be located on the Rifle Depot Property, subject to the terms and conditions hereinafter expressed (the "License").

A. Term. The term of the License shall commence January 1, 2027 and terminate December 31, 2028; provided, however, in no event will the License commence until the City has accepted a bid or bids for the construction of all of the Improvements in

accordance with the Plans and provided Developer with evidence of the availability of funds to pay such bid amount (the "Funding Confirmation"). If construction has not commenced by December 31, 2027, Developer and City will have the right to terminate this Agreement.

- B. License Exclusive. This License is exclusive to the City and during the term of this License Developer shall not have the right to utilize the Rifle Depot Property for its own purposes or to permit others to enter upon the Rifle Depot Property if such use or entry interferes with the purpose for which the License is granted.
- C. Construction and Ownership of Improvements. The City will construct the Improvements at its sole cost and expense, with due diligence and in compliance with all applicable statutes, rules, regulations, ordinances and codes. The City shall obtain at its sole cost and expense all governmental permits and authorizations of whatever nature that may be required by any and all governmental agencies for the work to be performed by the City pursuant to this Agreement. The City shall use best efforts to complete the Improvements, and shall commit additional funds, if necessary, to the extent the Improvements cost more than estimated, including funds from the City's General fund and/or the Urban Renewal Authority. If, despite such best efforts, the City fails to complete the Improvements in accordance with this Agreement so that the property conveyances described in Paragraph 5 are not made, at Developer's option the City will return the Rifle Depot Property to its condition on the date of this Agreement. The City shall retain ownership of all Improvements until such time as the conveyance of the real property contemplated in Paragraph 5D, at which time the Improvements will become fixtures of the underlying parcels of real property.
- D. Indemnification. The City shall exercise its privileges granted hereunder at its own risk and shall indemnify, defend (by counsel reasonably acceptable to Developer) and hold harmless Developer and its owners, managers, officers, employees, agents and representatives (collectively with Developer, the "Developer Parties") against all suits, claims, demands and liability for damages, fees, fines, penalties, costs, losses, and expenses (including but not limited to attorney's fees), whether related to personal injuries, property damage or otherwise, resulting from, arising out of, or in any way connected with, whether directly or indirectly, the (a) occupation or use of the Rifle Depot Property by the City or its Representatives (hereinafter defined); (b) the performance of the work contemplated by this Agreement; or (c) breach of this Agreement by the City. The City expressly waives all claims and demands against Developer for any loss, damage, injury, accident, fire or other casualty, liability, claim, cost or expense of or to the City and/or the City's Representatives.
- E. No Liens. The City shall keep the Rifle Depot Property free and clear of any mechanic's or materialmen's liens for labor performed or material furnished at the instance or request of the City or anyone claiming under the City or otherwise related to the construction of the Improvements. Without limitation of Developer's rights and remedies, if the City fails within thirty (30) days of a written request from Developer to pay and discharge any lien or claim arising out of such work or access onto the Rifle

Depot Property or otherwise related to the construction of the Improvements, then Developer may, at its option, pay any such lien or satisfy any judgment thereon, and all costs, expenses and other sums incurred by Developer in doing so (including but not limited to attorneys' fees) shall be paid to Developer by the City upon written demand, together with interest thereon at the maximum rate permitted by law.

- F. Property Damage. The City shall be responsible for any damage (including but not limited to environmental contamination) done to the Rifle Depot Property or any improvements or personal property on the Rifle Depot Property resulting in any manner from the performance of the work contemplated in this Agreement and/or the entry or access onto the Rifle Depot Property by the City, its employees, representatives, agents or subcontractors, or any other parties directly or indirectly employed by or acting at the direction or on behalf of any of the foregoing or for whose acts any of the foregoing may be liable (collectively the "Representatives"). The City shall promptly repair to Developer's satisfaction all damage to the Rifle Depot caused by the City and/or the Representatives. All persons who enter upon the Rifle Depot Property pursuant to this Agreement do so at their own risk. In the event of any such damage or destruction to the Rifle Depot Property or the improvements thereon, the City shall promptly repair or restore the same to the condition existing immediately prior to such damage. In the event such damage is not repaired or restored by the City within seven (7) days following notice thereof, then Developer shall have the right and option to repair or restore such damage in which event the City agrees to reimburse Developer, upon demand, for the cost of such repairs, plus an overhead and administrative charge of 15% of such costs.
- G. Insurance. The City shall procure and maintain, or cause to be procured and maintained by its Representatives, in effect during the term of the License the insurance coverages described below, which insurance shall be placed with insurance companies authorized to do business in the State of Colorado, rated A -VIII or better by the current edition of Best's Key Rating Guide.
- a. Professional Liability Errors and Omissions Insurance, which shall include contractual liability coverage on a per claim and aggregate limits of not less than one million dollars (\$1,000,000.00) covering the Developer Parties and anyone, including consultants (who may provide such coverage under their own policy), for whom the City is liable or contracts with to perform any of the work contemplated under this Agreement.
 - b. Commercial General Liability Insurance, which shall have coverage and terms comparable to an ISO CG-0001 form including personal injury, products and completed operations liability, with Bodily Injury and Property Damage limits of two million dollars (\$2,000,000.00) per occurrence.
 - c. Workers' Compensation Insurance, which shall have statutory benefits and limits compliant with applicable state law, and Employer's Liability

Insurance with limits of one million dollars (\$1,000,000.00) per accident covering the City, the City's Representatives and their employees.

- d. Business Automobile Liability Insurance, including owned, non-owned, and hired vehicles, which shall have coverage of not less than one million dollars (\$1,000,000.00) for bodily injury and property damage for each accident.
- e. Any insurance coverage required by law and/or governmental agency with respect to the performance of the work contemplated under this Agreement.
- f. As to the policies identified in b, c and d above, the Developer Parties shall be named as additional insureds. These policies shall be primary insurance for all additional insureds. All policies shall be endorsed to provide a waiver of rights of subrogation in favor of the additional insureds. The City shall be required to furnish evidence to Developer of insurance in form of certificates of insurance before commencing the work contemplated under this Agreement.

- H. AS IS. The City acknowledges that Developer has not made, and does not make, any representations or warranties concerning the condition or state of repair of the Rifle Depot Property, and that the City and the City's Representatives have inspected the Rifle Depot Property, and are familiar with the condition thereof. AS A MATERIAL CONSIDERATION TO DEVELOPER FOR ENTERING INTO THIS AGREEMENT ON THE TERMS AND CONDITIONS CONTAINED HEREIN, THE CITY (FOR ITSELF AND ITS REPRESENTATIVES) HEREBY RELEASES THE DEVELOPER PARTIES FROM AND AGAINST ANY CAUSES OF ACTION, DAMAGE, LOSS, LIABILITY, EXPENSE OR CLAIMS ARISING OUT OF ANY SUCH INJURY, SICKNESS, DEATH, DAMAGE OR DESTRUCTION ON ACCOUNT OF THE RIFLE DEPOT PROPERTY. THE FOREGOING RELEASE AND INDEMNITY SET FORTH ABOVE ARE INTENDED TO SPECIFICALLY RELEASE AND INDEMNIFY DEVELOPER AND THE OTHER DEVELOPER PARTIES FROM AND AGAINST THE CONSEQUENCES OF THEIR OWN NEGLIGENCE (INCLUDING WITHOUT LIMITATION, THEIR SOLE OR CONCURRENT NEGLIGENCE), AND SHALL NOT TERMINATE UPON RELEASE OR OTHER TERMINATION OF THIS AGREEMENT WITH RESPECT TO ANY CIRCUMSTANCE OR EVENT EXISTING OR OCCURRING PRIOR TO SUCH RELEASE OR TERMINATION, BUT WILL SURVIVE TERMINATION OF THIS AGREEMENT.
 - I. Trash and Debris. Daily during the City's use of the Rifle Depot Property, the City agrees to pick up and properly dispose of at an offsite location all trash and debris that may be left on the Rifle Depot Property.
5. Property Exchange. The following properties will be exchanged in accordance with

the Plans are shown on the Rifle Depot Subdivision Plat (the “Final Plat”) attached hereto as Exhibit C and incorporated herein by this reference:

- A. The City owns Parcel 1 that is currently deed restricted by CDOT for the sole purpose of the park and ride entrance.
- B. CDOT owns Parcels 2 and 3 which are currently used for a park and ride and are shown on Exhibit C attached hereto.
- C. Developer owns Parcels 4 and 5 adjacent to the Union Pacific Railroad (“Railroad”) right of way and adjoining tracks.
- D. The City owns Parcels 7 and 8 that contain a deed restriction limiting its use to city street purposes.

In order to achieve the purposes stated in this Agreement, the following actions must occur:

- i. On the Final Plat for the Property, Developer dedicates to the City the Park Avenue and West Avenue Right of Way for right of way purposes.
- ii. City conveys Parcel 1 to CDOT which is no longer going to be used for transportation purposes.
- iii. City builds the park and ride facility on Parcel 5 and an entrance road on a portion of Parcel 4 to access the park and ride facility.
- iv. Upon completion of the construction of the park and ride facility, Developer conveys Parcels 4 and 5 to the City.
- v. CDOT conveys Parcels 1 and 2 to the City (or directly to Developer) in exchange for the City (or Developer) conveying Parcel 5 to CDOT. In connection with such exchange, CDOT will remove any deed restriction for its benefit against Parcels 1 and 2.
- vi. CDOT conveys Parcel 3 to the City for nominal value with a transportation reversion clause.
- vii. The City conveys to Developer Parcels 1 and 2 (if not already conveyed from DCOT directly to Developer) and an access easement for ingress and egress over Parcel 3 to Parcel 2. The City will by separate document grant Parcel 4 as public access, utilities, and drainage easement that will also specifically benefit CDOT as an access to Parcel 5 and the park and ride facility. The City and Developer agree that the conveyance of properties pursuant to this Agreement are of equal value and no money shall be exchanged.
- viii. The City grants to Developer a license to encroach in substantial form as shown on **Exhibit D** attached hereto and incorporated herein by this reference (the “Encroachment License”) over Parcels 7 and 8 for public spaces, sidewalks, landscaping and parking for development of Developer’s adjacent property. Each Encroachment License shall be appurtenant to the adjacent property (Parcel 7 with Parcel 6, and Parcel 8 with Parcel 9) and shall be transferrable together with the conveyance of either Parcel 6 or 9 to a subsequent owner.
- ix. CDOT conveys Parcel 5 to the City for nominal value with a reversion clause

- that it remain park and ride.
- x. At the conclusion of the property exchange, a fully constructed entrance road along with a park and ride facility with a minimum of 120 vehicle sites, will be completed to CDOT specifications and open for public use.
 - xi. The exchange between the Parties shall not require additional funds from CDOT or Developer. The City acknowledges that Developer is performing a 1031 Exchange (Parcels 4 and 5 from Developer to the City and Parcels 1 and 2 from the City to Developer, which is an equal value exchange) and the conveyances of property set forth herein will occur as simultaneously as possible to comply with those timing requirements.

Attached hereto as **Exhibit E** is a site plan that shows the configuration and ownership of all parcels, as well as the improvements to be constructed, after completion of the project contemplated by this Agreement. The Final Plat dedicates, to the extent necessary, Parcel 4 and 5 and the rights of way from Developer to the City and creates or shows the legally identifiable properties to be exchanged pursuant to this Agreement. Once CDOT conveys Parcels 2 and 3 to the City upon the completion of the park and ride facility, and removes the deed restriction on Parcel 1, the City will promptly convey Parcels 1 and 2 to Developer, such conveyance will occur only after the construction and installation of all Improvements.

Except as expressly set forth above, each conveyance will be made by special warranty deed and will convey marketable title to such property conveyed. The grantee of each parcel will be entitled to obtain, at the sole cost and expense of the grantee, title insurance covering the conveyed property insuring title to the parcel in the amount of the appraised value of the parcel and evidencing that title to the parcel is marketable and the conveyed parcel is free and clear of all liens and encumbrances not acceptable to the grantee.

The parcels conveyed to Developer will not be encumbered by additional covenants or be part of a property owners' association but will be subject to underlying City zoning. Notwithstanding anything stated herein, the City has evaluated the impact of the railroad and the rights related to it with respect to the Rifle Depot Property and will accept conveyance of the Developer parcels without any obligation of Developer related to such railroad and the rights with respect thereto.

To show the final configuration of properties upon the completion of the exchange, the City will prepare and process a Boundary Line Adjustment Plat that will merge Parcels 1 and 2 with Parcel 10 for Developer's execution (the "Amended Plat"). The City shall be responsible for any land use application fees, recording costs and all other costs and related to processing the Final Plat, the Amended Plat and the final conveyances of property.

Notwithstanding anything stated in this Agreement, if the Improvements are not completed despite the City's aforementioned best efforts stated in Paragraph 4.C., in addition to the City's obligations to restore the property as set forth in Paragraph 4.C., the City shall at Developer's direction vacate the Final Plat, returning all property dedicated or conveyed by Developer to the City back to Developer.

6. Modifications. This Agreement shall not be amended, except by subsequent written

agreement of the parties.

7. Captions. The captions in this Agreement are inserted only for the purpose of convenient reference and in no way define, limit, or prescribe the scope or intent of this Agreement or any part thereof.

8. Binding Effect. This Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective successors and assigns; provided, however, this Agreement is not assignable by the City, and any attempt by the City to assign this Agreement or any portion hereof will terminate the License and this Agreement.

9. Invalid Provision. If any provisions of this Agreement shall be determined to be void by any court of competent jurisdiction, then such determination shall not affect any other provision hereof, all of which other provisions shall remain in full force and effect; provided, however, if any conveyance contemplated by Paragraph 5 or the indemnification or release from the City contemplated by the License is deemed to be void or unenforceable by any court of competent jurisdiction, Developer shall have the right to terminate this Agreement. It is the intention of the parties hereto that, if any provision of this Agreement is capable of two constructions, one of which would render the provision void, and the other of which would render the provision valid, then the provision shall have the meaning which renders it valid. The City expressly acknowledges the contractual obligations set forth herein are not subject to governmental immunity pursuant to the Colorado Governmental Immunity Act, C.R.S. 24-10-101 *et seq.* or otherwise.

10. Governing Law. The laws of the State of Colorado shall govern the validity, performance, and enforcement of this Agreement. Should either party institute legal suit or action for enforcement of any obligation contained herein, it is agreed that the venue of such suit or action shall be in Garfield County, Colorado.

11. Attorneys' Fees; Survival. Should this Agreement become the subject of litigation, the substantially prevailing party shall be entitled to, and the substantially failing party shall pay, all reasonable attorneys' fees, expenses, and court costs. All rights concerning remedies and/or attorneys fees shall survive any termination of this Agreement.

12. Authority. Each person signing this Agreement represents and warrants that he is fully authorized to enter into and execute this Agreement on behalf of the party it represents, and to bind the party it represents to the terms and conditions hereof.

13. Counterparts. This Agreement may be executed in counterparts, each of which shall be deemed an original, and all of which, when taken together, shall be deemed one and the same instrument. A counterpart transmitted by telecopy or in PDF or similar format shall have the same force and effect as an original.

14. Notice. All notices required under this Agreement shall be in writing and shall be hand-delivered, sent by a reputable overnight delivery service (such as Federal Express or UPS) or sent by registered or certified mail, return receipt requested, postage prepaid, to the addresses

of the parties herein set forth. All notices sent by overnight delivery service for next business day delivery shall be considered effective on the business day after delivery to such overnight delivery service. All notices so given by certified mail shall be considered effective seventy-two (72) hours after deposit in the United States mail with the proper address as set forth below. Either party by notice so given may change the address to which future notices shall be sent.

Notice to City:	City of Rifle P. O. Box 1908 Rifle, CO 81650
With copy to:	Karp Neu Hanlon, P.C. P. O. Drawer 2030 Glenwood Springs, CO 81602
Notice to Developer:	Rifle Depot, LLC c/o Glen Larner 3737 Ella Lee Lane, Houston, TX 77027
With copy to:	JVAM c/o Chad J. Lee, Esq. 901 Grand Ave., Suite 201 Glenwood Springs, CO 81601

15. No Partnership. Nothing contained in this Agreement shall be deemed or construed to effect a partnership or joint venture relationship between the City and Developer.

16. Entire Agreement/Subject to Appropriations. This Agreement constitutes the entire agreement between Developer and the City as to the subject matter herein contained, superseding any and all prior or contemporaneous oral or written agreements, understandings, letters of intent, or commitment letters between the Developer and City. To the extent this Agreement constitutes a multiple fiscal year debt or financial obligation of the City, it shall be subject to annual appropriation pursuant to the City of Rifle Municipal Code and Article X, Section 20 of the Colorado Constitution.

WHEREFORE, the parties hereto have executed this Property Exchange and Park and Ride Improvements Agreement For Rifle Depot Subdivision on the day and year first written above.

CITY OF RIFLE, COLORADO

By: _____
Mayor

ATTEST:

Clerk

RIFLE DEPOT, LLC

By: _____
Glen Larner, Manager

STATE OF _____)
) ss.
COUNTY OF _____)

Acknowledged, subscribed, and sworn to before me this ____ day of _____, 2026,
by _____ as _____ of Rifle Depot, LLC.

WITNESS my hand and official seal.

My Commission expires: _____

Notary Public

EXHIBIT A

RIFLE DEPOT PROPERTY

Amended Lot 1
Union Pacific Minor Subdivision
According to the plat thereof recorded May 7, 2007 as Reception No. 722695
County of Garfield

EXHIBIT B

TRANSPORTATION COMMISSION RESOLUTION 20250403

EXHIBIT C

RIFLE DEPOT SUBDIVISION PLAT

EXHIBIT D

LEGAL DESCRIPTIONS OF PARCELS 2 AND 3

EXHIBIT E

LICENSE TO ENCROACH AGREEMENT

EXHIBIT F

FINAL SITE PLAN

EXHIBIT B

Transportation Commission Resolution #20250403

Property Exchange, Declaration of Excess: Parcels 1, 2, 3, and 5 State Highway 6 and 13, City of Rifle, Garfield County

Approved by the Transportation Commission on April 16th, 2025.

Whereas, CDOT acquired Parcels 38 and 39 in 1953 as part CDOT Project # F-FG-001-1(4) for the construction of SH 6 and SH 13 (formerly SH 4); and,

Whereas, the Town of Rifle has proposed a land exchange involving five parcels which are referred to in this resolution as parcels 1-5; and,

Whereas, Parcel 1 is a portion of the original ROW Parcel 38; and,

Whereas, Parcel 1 is located on the south side of SH 6 between Railroad Ave and West Ave in the City of Rifle, Garfield County; and,

Whereas, in 2014, in accordance with Colorado Revised Statute (C.R.S.) 43-2-106(1)(a), the Transportation Commission resolved that portions of SH 6 and SH 13 no longer functioned as part of the state highway system and declared them abandoned via approving Resolution #TC-3203; and,

Whereas, Parcel 1 is a portion of SH 6 and SH 13 that was abandoned in 2014 and contains 5,574 sq ft (0.128 acres) (+/-); and,

Whereas, In compliance with C.R.S. 42-2-106(1)(a) Parcel 1, along with the other abandoned portions of SH 6 and SH 13, were conveyed to the City of Rifle with a reversion clause stating that if the abandoned portions ever ceased to be used for public transportation purposes, ownership would revert to CDOT; and,

Whereas, Parcel 1 is owned and maintained by the City of Rifle and is currently being used as an entrance to a Park n' Ride; and,

Whereas, Parcels 2 and 3 are portions of original ROW parcels 38 and 39; and,

Whereas, Parcels 2 and 3 are located on the southwest corner of SH 6 and SH 13, south and east of Parcel 1 in the City of Rifle, County of Garfield; and,

Whereas, Parcels 2 and 3 are owned and maintained by CDOT and are currently being used as a Park n' Ride; and,

Whereas, Parcels 2 and 3 are located outside of the right of way necessary for SH 6 and SH 13; and,

Whereas, Parcel 2 contains 18,619 sq ft (0.427 acres) (+/-); and,

Whereas, Parcel 3 contains 16,804 sq ft (0.386 acres) (+/-); and,

Whereas, collectively Parcels 2 and 3 contain 35,423 sq ft (0.813 acres) (+/-); and,

Whereas, Parcels 4 and 5 are owned by a developer; and,

Whereas, Parcels 4 and 5 are located to the south of US 6 and are south, west, and adjacent to Parcels 2 and 3 in the City of Rifle, Garfield County; and

Whereas, Parcel 4 contains 4,356 sq ft (0.1 acres) (+/-); and,

Whereas, Parcel 5 contains 62,755 sq ft (1.441 acres) (+/-); and,

Whereas, the configuration, physical condition, and traffic flow of the existing Park n' Ride is less than ideal, and the Park n' Ride is often over capacity with just 35 parking spaces; and,

Whereas, the City of Rifle desires to construct a new Park n' Ride on Parcel 5; and,

Whereas, Parcel 5, containing 62,755 sq ft (1.441 acres) (+/-), is considerably larger than Parcels 2 and 3 collectively containing 35,423 sq ft (0.813 acres) (+/-); and,

Whereas, at the completion of construction, the new Park n' Ride will contain a minimum of 120 parking spaces; and,

Whereas, the City of Rifle desires to move the Park n' Ride entrance from Parcel 1 to Parcels 3 and 4; and,

Whereas, at the completion of construction of the Park n' Ride entrance, the new Park n' Ride will have improved traffic flow; and,

Whereas, in accordance with C.R.S. 43-2-106(1)(a), the City of Rifle desires to convey Parcel 1 back to CDOT as it will no longer be used for transportation purposes; and,

Whereas, at the completion of construction of the new Park n' Ride on Parcel 5 CDOT desires to convey, without deed restrictions, Parcels 1 and 2 to the Developer in exchange for Parcel 5; and,

Whereas, pursuant to C.R.S. 43-1-210(5)(a), any property that is no longer needed for transportation purposes and subject to approving resolution of the Transportation Commission, can be exchanged, without a reversion clause, so long as it is exchanged at not less than its fair market value; and,

Whereas, because Parcel 5, containing 62,755 sq ft (1.441 acres) (+/-), is considerably larger than Parcels 1 and 2, collectively containing 24,193 sq ft (0.55 acres) (+/-) CDOT Region 3 has determined that it is receiving fair market value compensation for Parcels 1 and 2; and,

Whereas, at the completion of construction of the new Park n' Ride entrance on Parcels 3 and 4, CDOT desires to convey Parcel 3 to the City of Rifle at nominal value; and,

Whereas, in the conveyance document, CDOT will reserve a perpetual easement for ingress and egress over and across Parcel 3 for access to the Park n' Ride on Parcel 5; and

Whereas, Title 23, Code of Federal Regulations (CFR), 23 CFR 710.403(e) allows CDOT to convey property for nominal value if the property is to be used for social, environmental, economic or nonproprietary governmental use; and,

Whereas, the Park n' Ride entrance is considered a nonproprietary governmental use; and,

Whereas, pursuant to 23 CFR 710.409(d), if Parcel 3 ever ceases to be used for a Park n' Ride entrance the subject parcel shall revert to CDOT; and,

Whereas, at the completion of construction of the new Park n' Ride entrance on Parcels 3 and 4, the Developer will convey Parcel 4 to the City of Rifle; and,

Whereas, subsequent to obtaining title to Parcel 4, the City will grant a perpetual easement to CDOT for ingress and egress over and across Parcel 4 for the continued use as a Park n' Ride entrance; and,

Whereas, after CDOT gains ownership of Parcel 5 from the Developer, CDOT desires to convey Parcel 5 to the City of Rifle at nominal value for the continued use as a Park n' Ride; and,

Whereas, Title 23, Code of Federal Regulations (CFR), 23 CFR 710.403(e) allows CDOT to convey property for nominal value if the property is to be used for social, environmental, economic or nonproprietary governmental use; and,

Whereas, the Park n' Ride is considered a nonproprietary governmental use; and,

Whereas, pursuant to 23 CFR 710.409(d), if Parcel 5 ever ceases to be used for a Park n' Ride the subject parcel shall revert to CDOT; and,

Whereas, CDOT Region 3 has declared through Keith Stefanik as Chief Engineer that Parcels 1, 2, 3, and 5, together containing 103,752 Sq Ft (2.382 Acres) (+/-), are no longer needed for transportation purposes; and,

Whereas, CDOT Region 3 has determined that disposing of Parcels 1, 2, 3, and 5 will not affect the operation, maintenance, use or safety of CDOT's facility; and,

Whereas, CDOT will be relieved of maintenance responsibilities related to both the Park n' Ride and Park n' Ride entrance; and,

Whereas, pursuant to C.R.S. 43-1-210(5)(a)(I) the Department of Transportation is authorized, subject to approving resolution of the Transportation Commission, to make determination regarding land to be declared excess and no longer needed for transportation purposes; and,

Whereas, the Transportation Commission concurs with the Chief Engineer that these properties are not needed for transportation purposes now or in the foreseeable future; and,

Now Therefore Be It Resolved, pursuant to C.R.S. 43-1-210, 23 CFR 710.403, and 23 CFR 710.409, the Department of Transportation be given authority to declare Parcels 1, 2, 3, and 5, together containing 103,752 Sq Ft (2.382 Acres) (+/-), are no longer needed for transportation purposes.



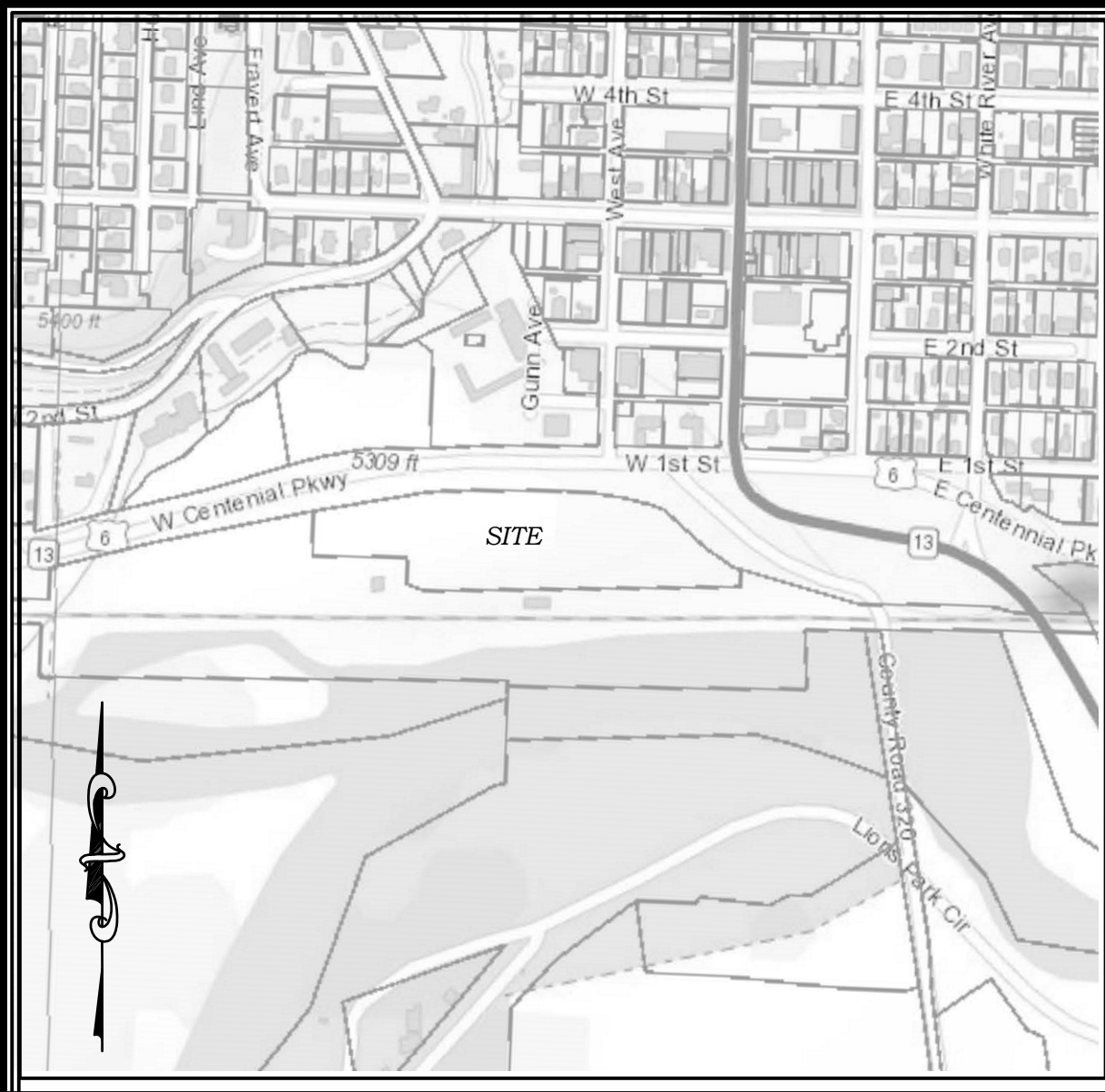
Herman Stockinger, Secretary
Transportation Commission

RIFLE DEPOT SUBDIVISION PLAT

Parcels of Land Situate in the NW1/16 of Section 16, Township 6 South,

Range 93 West of the 6th P.M.

City of Rifle, County of Garfield, State of Colorado



Vicinity Map
Scale: 1"=500'

LINE	BEARING	DISTANCE
L1	N 54°31'45" W	34.39'
L2	S 54°31'45" E	60.71'
L3	S 77°30'15" E	12.33'
L4	N 00°31'14" W	48.06'
L5	S 00°45'15" W	87.85'
L6	S 89°21'27" W	69.09'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	1954.85	254.54	254.36	S 79°25'38" W	7°57'38"
C2	26.50	11.81	11.71	N 41°42'49" W	25°31'55"
C3	26.50	13.75	13.59	N 14°05'15" W	20°43'15"
C4	1850.00	262.10	261.88	S 79°57'05" W	8°07'03"
C5	1850.00	65.63	65.63	S 85°01'35" W	2°01'58"
C6	28.30	7.20	7.26	S 15°10'30" W	14°46'21"
C7	28.30	14.01	13.87	S 36°44'43" W	28°22'05"
C8	1966.59	142.27	142.23	S 87°39'59" W	4°08'41"
C9	1850.00	118.32	118.30	N 87°52'30" E	3°59'22"
C10	1213.30	123.69	123.64	S 87°22'01" E	5°50'28"
C11	27.30	22.19	21.58	N 31°19'47" W	46°33'59"
C12	27.30	1.21	1.21	N 06°46'50" W	2°31'44"
C13	896.38	60.60	60.59	N 82°33'42" W	3°52'26"
C14	895.00	142.19	142.04	N 76°04'37" W	9°06'10"
C15	895.00	13.84	13.84	N 71°03'10" W	0°53'10"
C16	10.00	10.94	10.40	N 34°29'09" E	62°39'57"
C17	6.50	6.75	6.45	S 29°13'09" E	59°30'16"
C18	6.00	9.30	8.40	N 44°56'00" E	88°48'02"
C19	6.00	9.58	8.59	S 44°56'20" E	91°27'18"

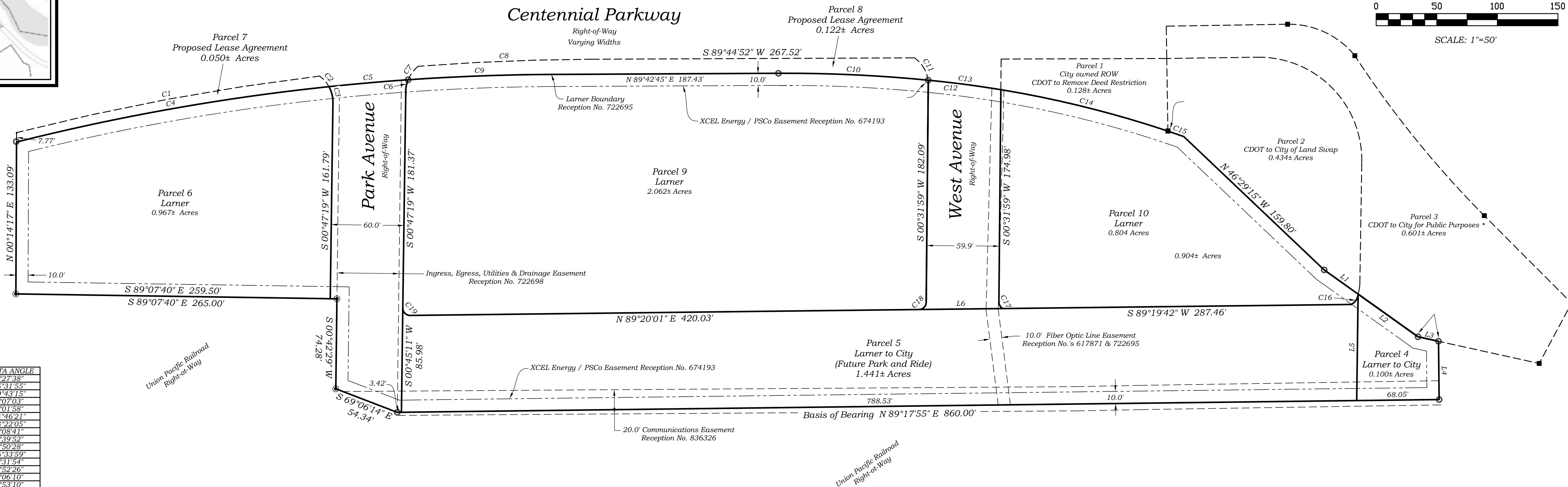
NOTES

- DATE OF SURVEY WAS MARCH 6, 2023.
- BASIS OF BEARINGS FOR THIS SURVEY IS A BEARING OF N89°17'55"E ALONG THE SOUTH LINE OF AMENDED LOT 1, UNION PACIFIC MINOR SUBDIVISION, BETWEEN FOUND #5 REBARs AND 1-1/4" PLASTIC CAP STAMPED "PLS 19598" AS SHOWN HEREON.
- THIS PLAT IS BASED ON:
 - THE BOUNDARY AMENDMENT PLAT OF LOT 1, UNION PACIFIC MINOR SUBDIVISION AND THE UNION PACIFIC RAILROAD RIGHT OF WAY BOUNDARY RECORDED MAY 7, 2007 AS RECEPTION NO. 722695 IN THE RECORDS OF THE GARFIELD, COUNTY, COLORADO CLERK AND RECORDER'S OFFICE.
 - RESEARCH FOR RIGHTS-OF-WAY AND EASEMENTS OF RECORD ARE BASED ON COMMONWEALTH LAND TITLE INSURANCE COMPANY COMMITMENT NUMBER 2023-04-18, DATED APRIL 21, 2023.
 - MONUMENTS FOUND IN PLACE AS INDICATED HEREON.
 - ALL DIMENSIONS SHOWN HEREON ARE RECORD AND AS-MEASURED UNLESS OTHERWISE INDICATED.
 - ALL FOUND OR SET MONUMENTS ARE FLUSH WITH GROUND EXCEPT AS NOTED HEREON.
 - THE LINEAL UNIT USED IN THE PREPARATION OF THIS PLAT IS THE U.S. SURVEY FOOT AS DEFINED BY THE UNITED STATES DEPARTMENT OF COMMERCE, NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY.
 - ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF CERTIFICATION SHOWN HEREON.

SURVEYOR'S CERTIFICATE

I MICHAEL J. LANGHORNE, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR LICENSED UNDER THE LAWS OF THE STATE OF COLORADO, THAT THIS PLAT IS A TRUE, CORRECT AND COMPLETE FINAL PLAT OF RIFLE DEPOT SUBDIVISION AS LAID OUT, PLATTED, DEDICATED AND SHOWN HEREON, THAT SUCH PLAT ACCURATELY REPRESENTS A SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION, IS BASED ON MY KNOWLEDGE, INFORMATION AND BELIEF, AND THAT IT CONFORMS WITH THE CURRENT STANDARDS FOR LAND SURVEYS OF THE COLORADO AES BOARD OF LICENSURE, AS WELL AS WITH RELATED SURVEY REQUIREMENTS OF CURRENT VERSIONS OF THE COLORADO REVISED STATUTES AND THE CITY OF RIFLE REGULATIONS, THIS CERTIFICATE IS NOT INTENDED TO BE AN EXPRESS OR IMPLIED WARRANTY OR GUARANTEE OF ANY MATTERS EXCEPT THOSE STATED IN THE PRECEDING SENTENCE AND CORRECTLY SHOWS THE LOCATION AND DIMENSIONS OF THE LOTS, EASEMENTS AND STREETS OF THE FINAL PLAT OF RIFLE DEPOT SUBDIVISION AS THE SAME ARE STAKED UPON THE GROUND IN COMPLIANCE WITH APPLICABLE REGULATIONS GOVERNING THE SUBDIVISION OF LAND.

IN WITNESS WHEREOF I HAVE SET MY HAND AND SEAL
MICHAEL J. LANGHORNE, COLORADO P.L.S. #36572



PARCEL 7 LEGAL DESCRIPTION

A PARCEL OF LAND SITUATE IN THE NW1/4 OF SECTION 16, TOWNSHIP 6 SOUTH, RANGE 93 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF GARFIELD, COLORADO. ALL BEARINGS RELATIVE TO AN ASSUMED BEARING OF N37°11'17"E BETWEEN THE SOUTHWEST CORNER OF SECTION 16, T6S, R94W, A 3" GARFIELD COUNTY SURVEYOR BRASS CAP ON 3-1/2" STEEL PIPE STAMPED "GARFIELD COUNTY SURVEYOR T6S R93W SW S21" AND NGS MONUMENT "WDPS", A 3" BRASS CAP STAMPED "WDPS 1977" IN CONCRETE. SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF LOT 1, AS SHOWN ON THE BOUNDARY AMENDMENT PLAT RECORDED AS RECEPTION NO. 722695 IN THE GARFIELD COUNTY, COLORADO CLERK AND RECORDER'S RECORDS; THENCE DEPARTING SAID NORTH LINE N00°14'17"E 7.77 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 1954.85, AN ARC LENGTH OF 254.54, (CHORD BEARS N79°25'38"E 254.36 FEET); THENCE ALONG THE ARC OF A COMPOUND CURVE TO THE RIGHT HAVING A RADIUS OF 11.81, (CHORD BEARS S41°42'55"E 11.71 FEET) TO A POINT ON THE NORTH LINE OF SAID LOT 1; THENCE ALONG SAID NORTH LINE, ALONG THE ARC OF A REVERSE CURVE TO THE LEFT HAVING A RADIUS OF 1850.00, AN ARC LENGTH OF 262.10, (CHORD BEARS S79°57'05"W 261.88 FEET) TO THE POINT OF BEGINNING. SAID PARCEL CONTAINING 0.050 ACRES MORE OR LESS.

PARCEL 8 PROPERTY DESCRIPTION

A PARCEL OF LAND SITUATE IN THE NW1/4 OF SECTION 16, TOWNSHIP 6 SOUTH, RANGE 93 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF GARFIELD, COLORADO. ALL BEARINGS RELATIVE TO AN ASSUMED BEARING OF N37°11'17"E BETWEEN THE SOUTHWEST CORNER OF SECTION 16, T6S, R94W, A 3" GARFIELD COUNTY SURVEYOR BRASS CAP ON 3-1/2" STEEL PIPE STAMPED "GARFIELD COUNTY SURVEYOR T6S R93W SW S21" AND NGS MONUMENT "WDPS", A 3" BRASS CAP STAMPED "WDPS 1977" IN CONCRETE. SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF LOT 1, AS SHOWN ON THE BOUNDARY AMENDMENT PLAT RECORDED AS RECEPTION NO. 722695 IN THE GARFIELD COUNTY, COLORADO CLERK AND RECORDER'S RECORDS; THENCE DEPARTING SAID NORTH LINE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 28.30, AN ARC LENGTH OF 14.01, (CHORD BEARS N36°44'43"E 13.87 FEET); THENCE ALONG THE ARC OF A COMPOUND CURVE TO THE RIGHT HAVING A RADIUS OF 1966.59, AN ARC LENGTH OF 142.27, (CHORD BEARS N87°39'59"E 142.23 FEET); THENCE N89°44'52"E 267.52 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 27.22, AN ARC LENGTH OF 22.25, (CHORD BEARS S31°31'13"E 21.64 FEET) TO A POINT ON THE NORTH LINE OF SAID LOT 1; THENCE ALONG SAID NORTH LINE ALONG THE ARC OF A REVERSE CURVE TO THE LEFT HAVING A RADIUS OF 1213.30, AN ARC LENGTH OF 123.78, (CHORD BEARS N87°21'53"W 123.73 FEET); THENCE CONTINUING ALONG SAID NORTH LINE S89°42'45"W 187.43 FEET; THENCE CONTINUING ALONG SAID NORTH LINE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 1850.00, AN ARC LENGTH OF 118.32 (CHORD BEARS S87°52'30"W 118.30 FEET) TO THE POINT OF BEGINNING. SAID PARCEL CONTAINING 0.122 ACRES MORE OR LESS.

UTILITY COMPANY CERTIFICATES

THIS PLAT APPROVED BY XCEL ENERGY OF COLORADO THIS ____ DAY OF ____, A.D. 20__.

BY: _____

TITLE: _____

THIS PLAT APPROVED BY CENTURYLINK COMMUNICATIONS THIS ____ DAY OF ____, A.D. 20__.

BY: _____

TITLE: _____

THIS PLAT APPROVED BY COMCAST CABLE SERVICES THIS ____ DAY OF ____, A.D. 20__.

BY: _____

TITLE: _____

CERTIFICATE OF OWNERSHIP

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED, BEING THE SOLE OWNER, IN FEE SIMPLE OF ALL THAT REAL PROPERTY DESCRIBED AS FOLLOWS:

AMENDED LOT 1
UNION PACIFIC MINOR SUBDIVISION
ACCORDING TO THE PLAT THEREOF RECORDED MAY 7, 2007 AS RECEPTION NO. 722695
COUNTY OF GARFIELD

HAVE BY THESE PRESENTS, LAID OUT AND PLATTED THE SAME INTO LOTS AND BLOCKS AS SHOWN HEREON AND DESIGNATE THE SAME AS FINAL PLAT RIFLE DEPOT SUBDIVISION, CITY OF RIFLE, COUNTY OF GARFIELD, STATE OF COLORADO AND THAT SAID OWNERS DO HEREBY GRANT TO THE CITY OF RIFLE, COUNTY OF GARFIELD, STATE OF COLORADO, FOR PUBLIC USE THE STREETS, SHOWN HEREON INCLUDING AVENUES, COURTS, DRIVES, PLACES AND ALLEYS, HOWEVER, SUCH APPROVAL IN NO WAY OBLIGATES THE CITY OF RIFLE FOR FINANCING OR CONSTRUCTION OF IMPROVEMENTS ON LAND, STREETS OR EASEMENTS DEDICATED TO THE PUBLIC EXCEPT AS SPECIFICALLY AGREED TO BY THE CITY COUNCIL OF THE CITY OF RIFLE, AND SO FURTHER STATE THAT THE SUBDIVISION SHALL BE SUBJECT TO THE PROTECTIVE COVENANTS FILED AND RECORDED FOR THIS SUBDIVISION IN THE OFFICE OF THE CLERK AND RECORDER OF GARFIELD COUNTY, COLORADO AS RECEPTION NO. _____

EXECUTED THIS ____ DAY OF ____, A.D. 20__.

RIFLE DEPOT LLC
3737 ELLA LEE LANE
HOUSTON, TX 77027

STATE OF COLORADO)
COUNTY OF GARFIELD) JSS

THE FOREGOING DEDICATION AND OWNERSHIP WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF ____, A.D. 20__.

BY: _____

MY COMMISSION EXPIRES: _____

WITNESS MY HAND AND SEAL

NOTARY PUBLIC

CITY OF RIFLE COUNCIL CERTIFICATE OF APPROVAL AND ACCEPTANCE

THIS PLAT APPROVED BY THE CITY COUNCIL OF THE CITY OF RIFLE, GARFIELD COUNTY, COLORADO THIS ____ DAY OF ____, A.D. 20__, FOR FILING WITH THE CLERK AND RECORDER OF GARFIELD COUNTY, AND FOR CONVEYANCE TO THE CITY OF THE PUBLIC DEDICATIONS SHOWN HEREON, SUBJECT TO THE PROVISIONS THAT APPROVAL IN NO WAY OBLIGATES THE CITY OF RIFLE FOR FINANCING OR CONSTRUCTION OF IMPROVEMENTS ON LAND, STREETS OR EASEMENTS DEDICATED TO THE PUBLIC EXCEPT AS SPECIFICALLY AGREED TO BY THE CITY COUNCIL.

MAYOR
WITNESS MY HAND AND SEAL OF THE CITY OF RIFLE

ATTEST:

CITY CLERK

TITLE CERTIFICATE

I, _____, AN AGENT AUTHORIZED BY A TITLE INSURANCE COMPANY, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO ALL LANDS SHOWN UPON THIS PLAT AND THAT TITLE TO SUCH LANDS IS VESTED IN _____ FREE AND CLEAR OF ALL LIENS AND ENCUMBRANCES (INCLUDING MORTGAGES, DEEDS OF TRUST, JUDGMENTS, EASEMENTS, CONTRACTS AND AGREEMENTS OF RECORD AFFECTING THE REAL PROPERTY IN THIS PLAT), EXCEPT AS FOLLOWS:

DATED THIS ____ DAY OF ____, A.D. 20__.

TITLE COMPANY: _____

AGENT

CITY OF RIFLE PLANNING DIRECTOR CERTIFICATE OF APPROVAL

THIS PLAT APPROVED BY RIFLE CITY PLANNING DIRECTOR PURSUANT TO RIFLE MUNICIPAL CODE SECTION 16-5-140-(D) THIS ____ DAY OF ____, A.D. 20__.

PETER WALLER

CLERK AND RECORDER'S CERTIFICATE

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE CLERK AND RECORDER OF GARFIELD COUNTY, COLORADO, AT ____ O'CLOCK ____ ON THIS ____ DAY OF ____, A.D. 20__, AND IS DULY RECORDED AS RECEPTION NO. _____.

ATTEST: _____
CLERK AND RECORDER

BY: _____
DEPUTY

REVISION	DESCRIPTION
8/8/24	CHANGE PARCEL NUMBERS

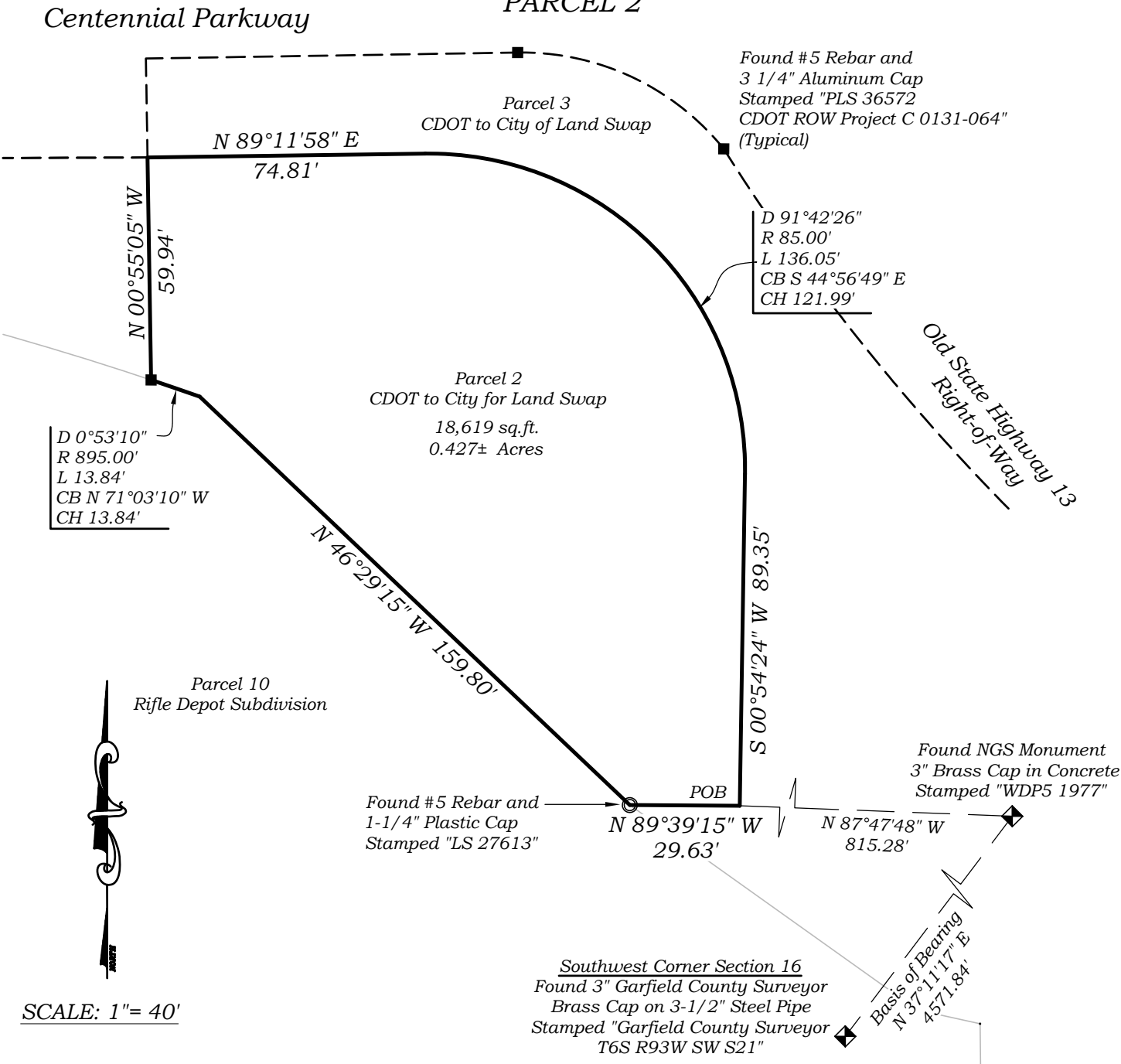


RIFLE DEPOT SUBDIVISION PLAT

CITY OF RIFLE
202 RAILROAD AVENUE
RIFLE, CO 81650

FILE: DEPOT SUB	DFT. TL
CK. M.J.L.	DATE: 6/2/23
PROJECT NO. 13001	SHEET 1 OF 1

EXHIBIT "D"
PARCEL 2



PARCEL NUMBER 2: CDOT TO CITY OF RIFLE
DATE: DECEMBER 12, 2024

LEGAL DESCRIPTION

A PARCEL OF LAND, BEING A PORTION OF CDOT RIGHT-OF-WAY PROJECT F-FG 001-1(4), SITUATE IN THE NW1/4 OF SECTION 16, TOWNSHIP 6 SOUTH, RANGE 93 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF RIFLE, COUNTY OF GARFIELD, COLORADO. ALL BEARINGS RELATIVE TO A BEARING OF N37°11'17"E BETWEEN THE SOUTHWEST CORNER OF SECTION 16, T6S, R93W, A 3" GARFIELD COUNTY SURVEYOR BRASS CAP ON 3-1/2" STEEL PIPE STAMPED "GARFIELD COUNTY SURVEYOR T6S R93W SW S21" AND NGS MONUMENT "WDP5", A 3" BRASS CAP STAMPED "WDP5 1977" IN CONCRETE. SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT SAID NGS MONUMENT "WDP5"; THENCE N87°47'48"W 815.28 FEET TO THE TRUE POINT OF BEGINNING; THENCE N89°39'15"W 29.63 FEET; THENCE N46°29'15"W 159.80 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 895.00 FEET AN ARC LENGTH OF 13.84 FEET, CHORD BEARS N71°03'10"W 13.84 FEET; THENCE N00°55'05"W 59.94 FEET; THENCE N89°11'58"E 74.81 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 85.00 FEET, AN ARC LENGTH OF 136.05 FEET, CHORD BEARS S44°56'49"E 121.99 FEET; THENCE S00°54'24"W 89.35 FEET TO THE TRUE POINT OF BEGINNING. SAID PARCEL CONTAINING 18,619 SQUARE FEET (0.427 ACRES) MORE OR LESS.

FOR AND ON BEHALF OF BOOKCLIFF SURVEY SERVICES, INC.
136 E 3RD STREET
RIFLE, CO 81650
MICHAEL J. LANGHORNE, PLS 36572

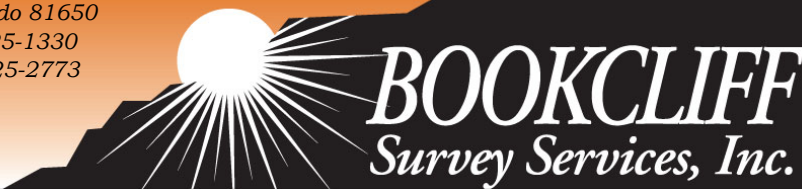


DocuSigned by:

Michael Langhorne

7FAD185CB6B8407...

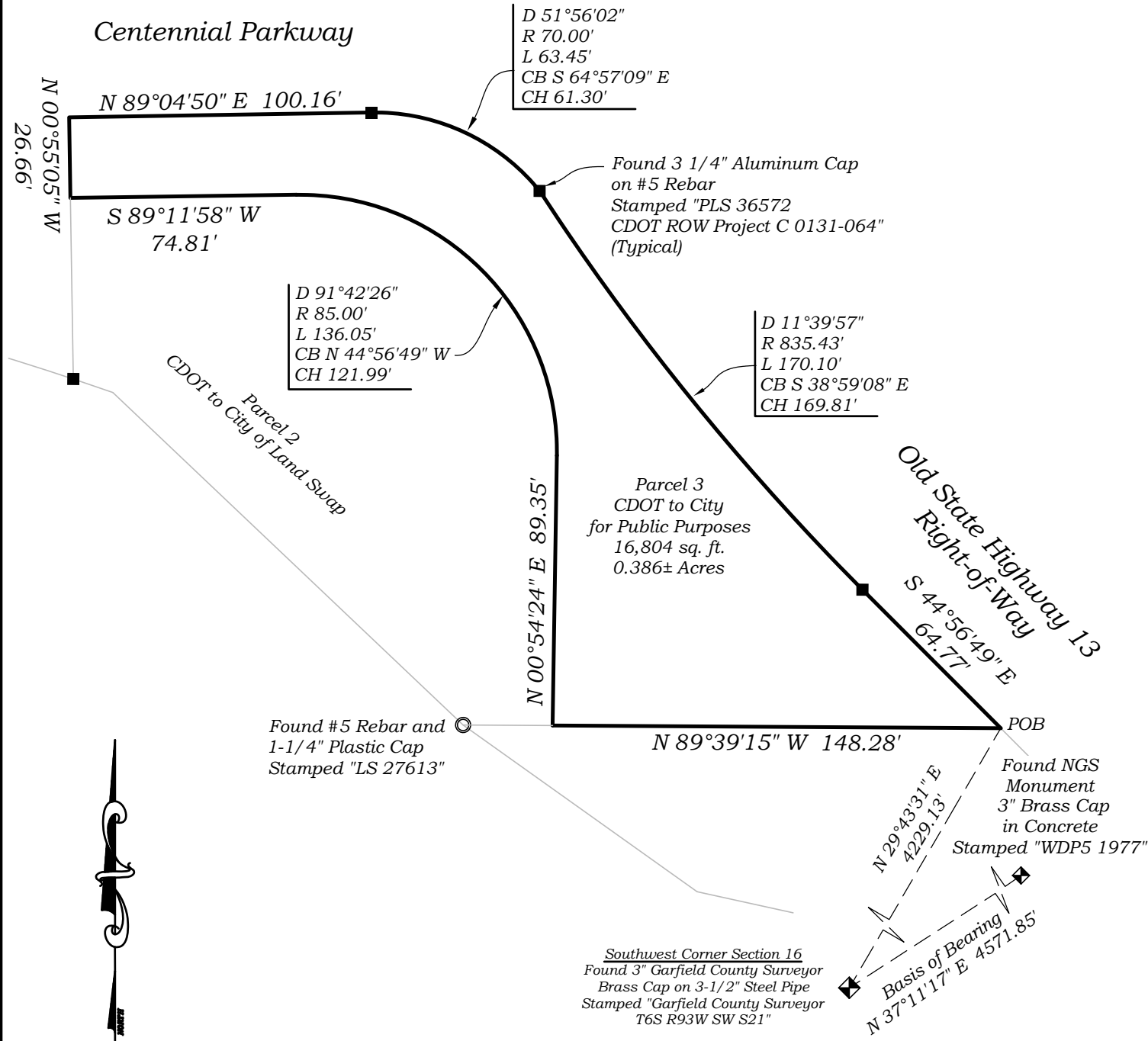
136 East Third Street
Rifle, Colorado 81650
Ph. (970) 625-1330
Fax (970) 625-2773



DATE: MARCH 25, 2025

JOB NO: 13001

EXHIBIT "D"
PARCEL 3



SCALE: 1"= 50'

PARCEL NUMBER 3: CDOT TO CITY OF RIFLE
DATE: DECEMBER 12, 2024

LEGAL DESCRIPTION

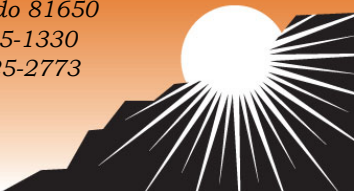
A PARCEL OF LAND, BEING A PORTION OF THE CDOT RIGHT-OF-WAY PROJECT F-FG 001-1(4), SITUATE IN THE NW1/4 OF SECTION 16, TOWNSHIP 6 SOUTH, RANGE 93 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF GARFIELD, COLORADO. ALL BEARINGS RELATIVE TO A BEARING OF N37°11'17"E BETWEEN THE SOUTHWEST CORNER OF SECTION 16, T6S, R93W, A 3" GARFIELD COUNTY SURVEYOR BRASS CAP ON 3-1/2" STEEL PIPE STAMPED "GARFIELD COUNTY SURVEYOR T6S R93W SW S21" AND NGS MONUMENT "WDP5", A 3" BRASS CAP STAMPED "WDP5 1977" IN CONCRETE. SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT SAID SOUTHWEST CORNER SECTION 16; THENCE N 29°43'31" E 4229.13 FEET TO THE TRUE POINT OF BEGINNING; THENCE N89°39'15"W 148.28 FEET; THENCE N00°54'24"E 89.35 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 85.00 FEET, AN ARC LENGTH OF 136.05 FEET, CHORD BEARS N44°56'49"W 121.99 FEET; THENCE S89°11'58"W 74.81 FEET; THENCE N00°55'05"W 26.66 FEET; THENCE N89°04'50"E 100.16 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 70.00, AN ARC LENGTH OF 63.45 FEET, CHORD BEARS S64°57'09"E 61.30 FEET; THENCE ALONG THE ARC OF A REVERSE CURVE TO THE LEFT HAVING A RADIUS OF 835.43 FEET, AN ARC LENGTH OF 170.10 FEET, CHORD BEARS S38°59'08"E 169.81 FEET; THENCE S44°56'49"E 64.77 FEET TO THE TRUE POINT OF BEGINNING. SAID PARCEL CONTAINING 16,804 SQUARE FEET (0.386 ACRES) MORE OR LESS.

FOR AND ON BEHALF OF BOOKCLIFF SURVEY SERVICES, INC.
136 E 3RD STREET
RIFLE, CO 81650
MICHAEL J. LANGHORNE, PLS 36572

COLORADO LICENSED
MICHAEL LANGHORNE
36572
3/25/25
PROFESSIONAL LAND SURVEYOR
Signed by:
Michael Langhorne
7FAD185CB6B8407...

136 East Third Street
Rifle, Colorado 81650
Ph. (970) 625-1330
Fax (970) 625-2773



BOOKCLIFF
Survey Services, Inc.

DATE: MARCH 25, 2025

JOB NO: 13001

EXHIBIT E

LICENSE TO ENCROACH AGREEMENT

THIS LICENSE AGREEMENT is made and entered into this ____ day of _____ 2026, by and between the CITY OF RIFLE, COLORADO, a Colorado home rule municipality (“City”) and RIFLE DEPOT, LLC (“Licensee”);

WITNESSETH:

WHEREAS, Licensee owns certain real described on Exhibit A attached hereto and incorporated herein by this reference (the “Property”); and

WHEREAS, the City and Licensee entered into that certain Property Exchange and Park and Ride Improvements Agreement for Rifle Depot Subdivision dated August 5, 2026 to facilitate the construction of a park and ride facility for public use and Licensee’s development of the Property (the “Park and Ride Agreement”) as shown on Exhibit B attached hereto and incorporated herein by this reference; and

WHEREAS, pursuant to the Park and Ride Agreement, the City agreed to grant a license to encroach to Licensee over Parcels 7 and 8 shown on Exhibit B and described on Exhibit C and incorporated herein by this reference for public spaces, sidewalks, landscaping and parking, thus utilizing unused property of the City’s to facilitate enhanced development of the Property benefiting the City; and

WHEREAS, the City is willing to grant Licensee a license to encroach subject to the terms and conditions of this License Agreement.

NOW, THEREFORE, for and in consideration of the mutual promises and covenants set forth herein, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties agree as follows:

1. Recitals. The foregoing recitals are incorporated by reference herein.
2. Grant of License/Conditions of Use. The City hereby grants Licensee a license to encroach and occupy Parcels 7 and 8 described on Exhibit C (the “Licensed Area”) for public spaces, sidewalks, landscaping and parking (the “Permitted Uses”) for the development of Licensee’s adjacent property. The Licenses to Encroach granted herein shall be appurtenant to the adjacent property shown on Exhibit B (Parcel 7 with Parcel 6, and Parcel 8 with Parcel 9) and shall be transferrable together with the conveyance of either Parcel 6 or 9 to a subsequent owner. This grant of license is expressly limited to and for the sole purpose of the construction, maintenance, reconstruction and occupation of the Licensed Area for the Permitted Uses. Licensee shall be responsible for all improvements located in the Licensed Area. This grant of license shall inure to the benefit of and be binding upon the Licensee, devisees, executors, administrators, assignees, transferees and successors in interest.
3. Term/Revocable. The license shall extend for fifty (50) years from the date of this License Agreement, unless it is revoked earlier, and may thereafter be extended by mutual agreement of the parties upon terms and conditions negotiated at that time. The City may revoke

this License at any time it determines in its sole discretion that the permitted uses interfere with the purposes of Licensed Area by giving Licensee ninety (90) days' notice to remove any improvements.

4. Indemnification. Licensee agrees to forever indemnify, defend, and hold harmless the City against all claims, liabilities, or demands whatsoever relating to or arising out of the use of the Licensed Area.

5. Severability. Should any portion of this Agreement be declared invalid or unenforceable by a court of competent jurisdiction, then the remainder of this Agreement shall be deemed severable, shall not be affected, and shall remain in force and effect.

6. Entire Agreement. This Agreement is the entire agreement of the parties, and neither party has relied on any promises or representations except as expressly described herein.

7. Governing Law. This Agreement shall be governed and construed in accordance with the laws of the State of Colorado. The District Court in and for Garfield County, Colorado, shall be the exclusive venue for any dispute arising hereunder. In the event of such a dispute, the prevailing party shall be entitled to reasonable expenses, including attorney fees.

8. No Liens. Licensee shall keep the Improvements free and clear of any mechanic's or materialmen's liens for labor performed or material furnished at the instance or request of Licensee or anyone claiming under Licensee.

9. Recordation. This Agreement shall be recorded in the Office of the Garfield County Clerk and Recorder's Office.

WHEREFORE, the parties have executed this agreement effective as of the date first written above.

CITY OF RIFLE, COLORADO

ATTEST:

By: _____
Mayor

City Clerk

LICENSEE

RIFLE DEPOT, LLC

By: _____
Glen Larner, Manager

STATE OF _____)
) ss.
COUNTY OF _____)

Acknowledged, subscribed, and sworn to before me this ____ day of _____, 2026,
by _____ as Manager of Rifle Depot, LLC.

WITNESS my hand and official seal.

My Commission expires: _____

Notary Public

EXHIBIT A

RIFLE DEPOT PROPERTY

Amended Lot 1

Union Pacific Minor Subdivision

According to the plat thereof recorded May 7, 2007 as Reception No. 722695

County of Garfield

EXHIBIT B

FINAL PLAT SHOWING PARCELS

EXHIBIT C

LEGAL DESCRIPTIONS OF PARCELS 7 AND 8

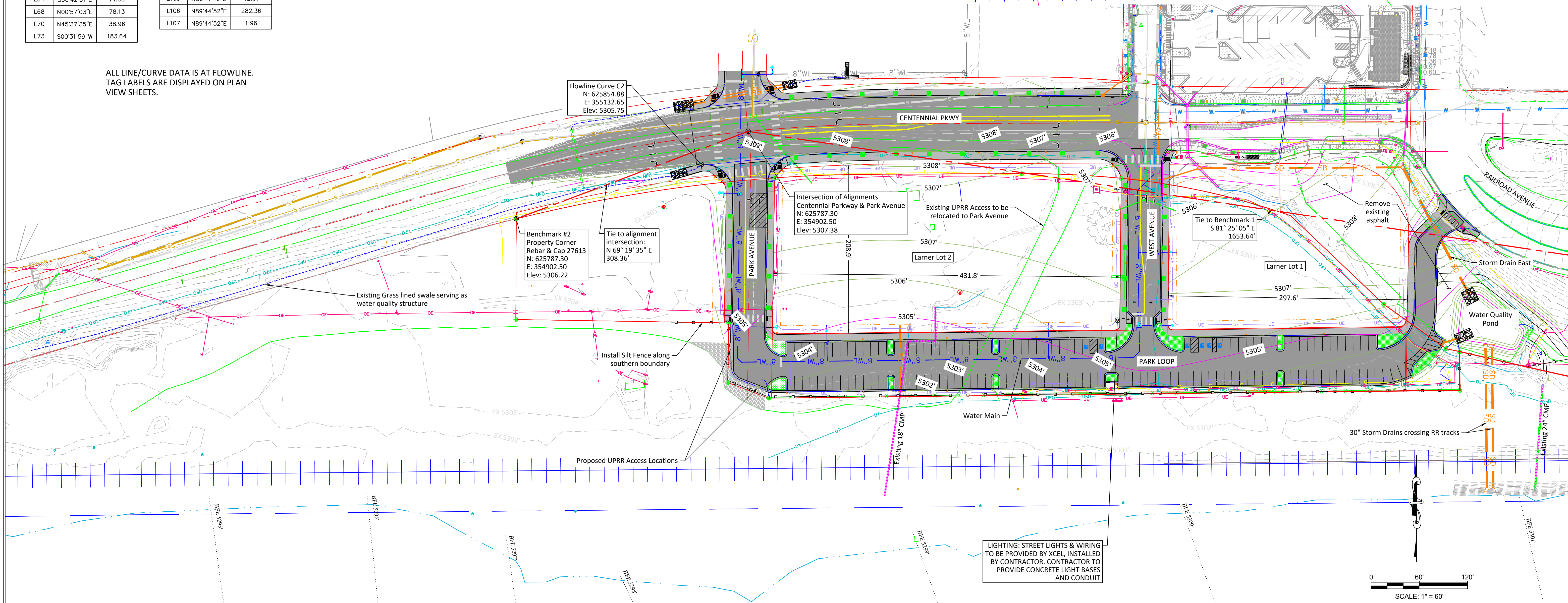
LINE TABLE		
LINE #	BEARING	DISTANCE
L1	N69°04'11"W	43.35
L3	N00°47'19"E	53.80
L4	N17°23'29"W	4.81
L5	N00°47'19"E	159.97
L7	N69°04'11"W	7.21
L10	S00°39'58"E	12.98
L11	S89°20'02"W	17.37
L12	N89°20'02"E	415.13
L13	N00°39'58"W	15.00
L15	N89°20'02"E	9.00
L17	S00°39'58"E	15.00
L18	N89°20'02"E	323.41
L20	N10°13'12"E	10.75
L51	N79°05'06"E	12.32
L53	N66°24'52"W	4.59
L56	N00°57'03"E	70.23
L58	S00°39'58"E	16.00
L60	N89°20'02"E	3.00
L62	N00°39'58"W	16.00
L63	N89°20'02"E	117.19
L64	S00°42'31"E	14.90
L68	N00°57'03"E	78.13
L70	N45°37'35"E	38.96
L73	S00°31'59"W	183.64

LINE TABLE		
LINE #	BEARING	DISTANCE
L74	S45°31'59"W	11.31
L75	S00°31'59"W	6.00
L76	N00°39'58"W	14.86
L77	N89°20'02"E	117.19
L78	N89°20'02"E	123.50
L79	S00°39'58"E	16.00
L81	N89°20'02"E	3.00
L83	N00°39'58"W	16.00
L84	N89°20'02"E	133.00
L85	S00°39'58"E	14.86
L88	N00°31'59"E	8.03
L89	N44°28'01"W	11.31
L90	N00°31'59"E	164.64
L92	S89°44'52"W	252.41
L95	S00°47'19"W	189.73
L98	N00°39'58"W	14.79
L99	N89°20'02"E	126.88
L100	S00°39'58"E	16.00
L102	N89°20'02"E	3.00
L104	N00°39'58"W	16.00
L105	N00°47'19"E	12.61
L106	N89°44'52"E	282.36
L107	N89°44'52"E	1.96

CURVE TABLE					
CURVE #	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	18.29	15.00	69°51'30"	N34°08'26"W	17.18
C2	59.96	35.00	98°09'23"	N48°17'23"W	52.89
C3	25.96	25.00	59°29'38"	N56°51'54"E	24.81
C4	4.85	3.00	92°43'19"	S47°01'37"E	4.34
C5	4.71	3.00	90°00'00"	N44°20'02"E	4.24
C6	4.71	3.00	90°00'00"	S45°39'58"E	4.24
C7	44.19	91.50	27°40'12"	N75°29'56"E	43.76
C8	7.37	10.00	42°12'43"	N31°19'33"E	7.20
C9	15.48	80.50	11°00'54"	N46°55'28"E	15.45
C10	6.57	10.00	37°40'06"	N60°15'03"E	6.46
C11	14.33	91.50	8°58'28"	N26°56'42"E	14.32
C12	20.70	15.00	79°03'24"	N26°53'10"W	19.09
C13	15.00	73.50	11°41'29"	N06°47'47"E	14.97
C14	74.96	35.00	122°42'21"	N62°18'14"E	61.43
C31	3.14	2.00	90°00'00"	S45°39'58"E	2.83
C33	3.14	2.00	90°00'00"	N44°20'02"E	2.83
C35	4.92	3.00	93°54'32"	S47°39'47"E	4.38
C37	45.12	46.50	55°36'05"	N57°34'54"E	43.37
C38	23.39	46.81	28°38'15"	N15°21'57"E	23.15
C39	19.49	25.00	44°40'32"	N23°17'19"E	19.00

CURVE TABLE					
CURVE #	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C40	2.95	15.00	11°15'48"	N39°59'41"E	2.94
C41	19.79	30.74	36°53'18"	S19°30'56"W	19.45
C45	52.42	35.00	85°49'11"	S42°22'36"E	47.66
C46	4.99	3.00	95°22'46"	N47°01'25"E	4.44
C49	3.14	2.00	90°00'00"	S45°39'58"E	2.83
C50	3.14	2.00	90°00'00"	N44°20'02"E	2.83
C51	4.99	3.00	95°22'46"	S48°21'21"E	4.44
C52	50.96	35.00	83°25'17"	N42°14'38"E	46.58
C53	55.46	35.00	90°47'07"	N44°51'34"W	49.84
C54	128.30	1965.50	3°44'24"	S87°52'40"W	128.28
C55	52.06	35.00	85°13'10"	S43°23'53"W	47.39
C56	36.48	25.00	83°37'02"	S41°01'12"E	33.33
C57	5.12	3.00	97°50'15"	N48°15'10"E	4.52
C58	3.14	2.00	90°00'00"	S45°39'58"E	2.83
C59	3.14	2.00	90°00'00"	N44°20'02"E	2.83
C60	7.67	2034.50	0°12'57"	N82°44'24"E	7.67
C61	50.13	35.00	82°03'34"	N41°49'06"E	45.95
C63	57.91	35.00	94°47'32"	S46°36'27"E	51.52
C64	133.21	2034.50	3°45'06"	N87°52'19"E	133.19
C67	10.34	10.00	59°13'33"	N60°08'06"E	9.88

ALL LINE/CURVE DATA IS AT FLOWLINE.
TAG LABELS ARE DISPLAYED ON PLAN
VIEW SHEETS.



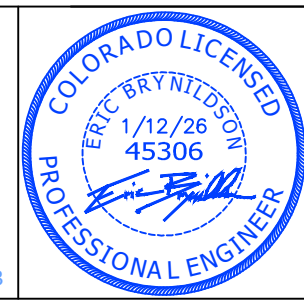
Computer File Information		
Creation Date:	11/2022	Initials: EB
Last Modification Date:	1/12/26	Initials: EB
Full Path:	M:\Land Projects R2\1231-Park & Ride, Larner Development\dwg	
Drawing File Name:	Park & Ride Development Design.dwg	
ACAD Ver.	2024	Scale: Based on 24" x 36" plots Units: English

This Drawing Not Valid Unless Latest Revision Initials Are Handwritten					
No.	By	Date	Approved	Date	Description
1	EB	1/25			Benchmarks and ties added to control, street light note added

Original Drawing Preparation			As Constructed		
By	Date		By	Date	
EB	11/2022				

COLORADO RIVER
ENGINEERING
INCORPORATED

PO Box 1301
Rifle, CO 81650
Tel 970-625-4933



Project No. / Code: 25923
Permit No.
Park & Ride, Larner Development
Sheet Subset: Civil Engineer

Sheet Title: Project Overview	Sheet No: 5
File: M:\Land Projects R2\1231-Park & Ride, Larner Development\dwg\Park & Ride Development Design.dwg	Sheet Subset: of 28

1/12/26



Agenda Item #8.h.

Agenda Item Name:

Consider Appointment of City Council Member to Colorado River Valley Chamber of Commerce Board

Presenter:

Patrick Waller, City Manager

Item Description:

Appointment

Recommended Action:

Move to appoint Councilor XXXX to the Colorado River Valley Chamber of Commerce Board

Fiscal Impact:

N/A

Operational Impact:

N/A

Prior Board Motions:

N/A

Background Information:

N/A

Executive Summary:

Mayor Hostettler is resigning from his seat on the Chamber Board. Council needs to appoint a different member to fill the role.

Notification Requirements:

No additional notice required.

Prepared By:

Patrick Waller, City Manager

Attachments:

None



Agenda Item #9.a.

Agenda Item Name:

Report to City Manager

Presenter:

Patrick Waller, City Manager

Item Description:

Staff report on notable tasks completed within the individual departments.

Recommended Action:

No action necessary

Fiscal Impact:

None

Operational Impact:

None

Prior Board Motions:

None

Background Information:

None

Executive Summary:

Work Report to City Manager as of 07/31/2026.

Notification Requirements:

None

Prepared By:

Alexis Ramirez, City Clerk

Attachments:

1. 08.05.2026 Report to City Manager

WORK REPORT TO CITY MANAGER

08.05.2026

COMMUNITY ACCESS TV & MULTIMEDIA

Recently Produced Community Media:

(found on all RifleTV+ video players)

- Showtime Performing Presents: "Showtime on Broadway" • Jun 6, 2026
- Colorado River Fire Rescue Board of Directors • Jun 9, 2026
- Re-2 School Board of Education • Jun 10, 2026
- Garfield County Libraries Board of Trustees • Jun 11, 2026
- RBL Summer Reading Program • "Jurassic Island" at Rifle Library • Jun 11, 2026
- Rifle City Council • Jun 17, 2026
- RBL Summer Reading Program • "The Balloon Dude Experience" at Rifle Library • Jun 18, 2026
- Re-2 School Board of Education • Jun 24, 2026
- Third Thursday on Third • Summer Block Party • with Zin Zin • Jun 18, 2026
- RBL Summer Reading Program • "JiggleJam" at Rifle Library • Jun 25, 2026
- Kenny Stanley Memorial - BMX Scooter & Skate Comp • Jun 27, 2026
- Rifle City Council • Jul 1, 2026
- Garfield County Libraries Board of Trustees • Jul 2, 2026
- July 3rd Family Activities • at Metro Park • Jul 3, 2026
- Symphony in the Valley • "Independence Day" concert • at Centennial Park • Jul 3, 2026
- A Band Called Alexis concert • at Centennial Park • Jul 3, 2026
- The Violet Pines concert • at Centennial Park • Jul 3, 2026
- Rifle Farmers Market • Jul 10, 2026
- Colorado River Fire Rescue Board of Directors • Jul 14, 2026
- Re-2 School Board of Education • Jul 15, 2026
- Rifle City Council • Jul 15, 2026
- RBL Summer Reading Program • Charlie "The Noise Guy" at Rifle Library
- Third Thursday on 3rd • "Summer Block Party" • Jul 16, 2026
- Birch Park Grand Open event • Jul 17, 2026

Upcoming LIVE Broadcast/Streams:

(via: Cable, RifleTV+, Facebook, or Zoom)

- Rifle Planning & Zoning Commission • Jul 28, 2026
- Rifle City Council • Aug 5, 2026
- Garfield County Libraries Board of Trustees • Aug 6, 2026
- GarCo Energy Advisory Board • Aug 6, 2026
- Colorado River Fire Rescue Board of Directors • Aug 11, 2026
- Re-2 School Board of Education • Aug 12, 2026

Other/Side Media Projects:

(e.g., Collaboration, PSAs, internal media, Zoom meetings, Excerpt/Shorts/Reels)

- Joint Workshop - Council & P&Z (facilitate Zoom) • Jun 30, 2026
- Garfield County Commission • Jul 6, 2026
- Video of excerpts from Nutcracker • Jul 7, 2026
- Birch Park Promo & Grand Opening Announcement • Jul, 2026
- Garfield County Commission • Jul 13, 2026
- Lunch N Learn - Retirement with Mental Wellness in Mind • Jul 15, 2026

COURT

- The court handled 48 adult cases and 18 juvenile cases on the July 1 court date and 66 adult cases on the July 15th date. We also handled 10 inmates in custody and approved two search warrants.
- DOLA has informed us that the grant we have been receiving since 2018 for reimbursement of defense attorney costs will no longer be funded. It isn't surprising to learn that these types of programs are first on the chopping block when it comes to state budget cuts. It will be interesting to see what happens since this makes the law requiring municipalities to provide a lawyer at first appearance an unfunded mandate (along with the requirement to livestream hearings).

HUMAN RESOURCES

HR's work in Hiring:

Hiring FT positions:

- Karah Brubaker was hired into the Economic Opportunity Specialist II position in Community Development Department to replace Kim Burners vacated position,
- Craig Spaulding transferred from Civil Engineer to Public Works Director on July 20th,
- Chris Irigoyen was hired to the Utility Tech I position,
- Tommy Klein began as the Chief of Police on July 27th,
- Wyatt Bornholdt was assigned into the position of Detective within the Police Department but still serves as a Police Officer,

Hiring PT/Seasonal positions:

- 18 more Seasonal Staff members were hired in June into seasonal positions in Parks, Recreation, Pool.
- HR's work in Recruiting:
- Conducting interviews for the vacant Wastewater Operator (all levels D-A) for one position,
- Conducting interviews for the vacant Golf Cart Attendant position,
- Planning another hiring day for Patrol Officer candidates in August,
- Building Maintenance Worker position was posted and applications received, Interviews will be scheduled soon,
- Ute Theatre and Event Center Bartender and Server position is posted and we are receiving applications,
- Ute Theatre and Event Center Stagehand position is posted and we are receiving applications,
- Re-2 Soccer Field Supervisor Seasonal position is posted and we are receiving applications,
- The completed Operational Manual has been sent to staff for review and signature. This manual contains other operational policies of the City that are not in the Employee Handbook. This allows one place of reference for all policies within the City and supports in the communication of policies to staff who were not here when the policy was sent out via email.