



Breckenridge Open Space Advisory Commission Regular Meeting

Monday, June 16, 2025, 5:30 PM

Town Hall Council Chambers

150 Ski Hill Road

Breckenridge, Colorado

THE TOWN OF BRECKENRIDGE IS HOLDING HYBRID MEETINGS. THIS MEETING WILL BE HELD IN PERSON AT BRECKENRIDGE TOWN HALL. ALL MEMBERS OF THE PUBLIC ARE INVITED TO ATTEND. IN PERSON ATTENDEES MUST NOT ACCESS THE VIRTUAL MEETING WHILE IN COUNCIL CHAMBERS.

This meeting will also be broadcast live over Zoom. Log-in information is available in the calendar section of our website: www.townofbreckenridge.com. Questions and comments can be submitted prior to the meeting to websiteopenspace@townofbreckenridge.com.

- I. CALL TO ORDER, ROLL CALL**
- II. DISCUSSION/APPROVAL OF MINUTES**
 - A. BRECKENRIDGE OPEN SPACE ADVISORY COMMISSION MINUTES - DATE
- III. DISCUSSION/APPROVAL OF AGENDA**
- IV. PUBLIC COMMENT (NON-AGENDA ITEMS; 3-MINUTE LIMIT PLEASE)**
- V. STAFF SUMMARY**
 - A. 6-16-2025 STAFF SUMMARY
- VI. OPEN SPACE & TRAILS DISCUSSION**
 - A. 6-16-2025 OPEN SPACE & TRAILS DISCUSSION
- VII. COUNCIL MATTERS RELATED TO OPEN SPACE**
- VIII. OTHER MATTERS**
- IX. ADJOURNMENT**

Memorandum

To: Breckenridge Open Space Advisory Commission
From: Open Space & Trails Staff
Re: June 16th, 2025 Meeting

Staff Summary

A map, with bookmarks for many of the locations referenced in this Staff Summary, can be found [here](#).

Field Season Update

The summer season is underway, and our open space technicians and naturalists have been busy with the following tasks:

- Conducting maintenance walks and removing downed and hazardous trees
- Repairing and replacing buck-and-rail fencing
- Replacing portal posts
- Installing recommended signage on Slalom Trail
- Completing the seasonal closure of Cucumber Gulch Preserve
- Hosting educational tables on wildlife and Leave No Trace, as well as leading a few guided hikes
- Installing TRAFx counters at both Slalom and Aspen Alley trails to monitor visitor use patterns

Friends of Breckenridge Trails (FOBT) Update

The volunteer season is off to a strong start, and Open Space staff have successfully hosted two FOBT events:

- May 31: FOBT partnered with the Town's Clean-Up Day to focus on high-use trailheads, including the Wellington Bike Park, B&B, Reiling Dredge, Sallie Barber, and Illinois Creek.
- June 7 (National Trails Day): 15 volunteers performed maintenance on trails within the Carter Park Trail System.

Our next FOBT event will take place on June 21, with a focus on trail maintenance near the B&B Trailhead.

For a complete list of events, click [here](#). As a reminder, BOSAC members are required to participate in at least one FOBT event during the season.

Forest Health Update

The Colorado State Forest Service has initiated the Blue River East Hazardous Fuels Mitigation and Forest Health Project, which is located on the east side of Highway 9 in the Town of Blue River. This 82.4-acre project, spanning U.S. Forest Service, Summit County, Town of Breckenridge, Town of Blue River, and private lands, aims to reduce wildfire hazards, promote forest regeneration (aspen, lodgepole, spruce, and fir), and improve visual aesthetics by removing dead trees in an area dominated by lodgepole pine. While it is possible that the project will be completed by fall 2025, the contract deadline is fall 2026, and delays could extend the fieldwork into next summer.

Laurium Trailhead Update

Columbine Hills Concrete was awarded the contract for the Laurium parking and trailhead relocation project, which includes the realignment of the road corner connecting CR 528 and CR 532. It is anticipated that the trailhead will need to be closed to the public during a portion of the construction work. Key stakeholders conducted a site visit on June 11, 2025, to discuss final project details and the estimated timeline. Staff will provide a project update during Monday's BOSAC meeting.

Wildfire Ready Watersheds

The Town contributed \$5,000 to support matching grant funds for the Blue River Watershed Group's (BRWG) Wildfire Ready Access Plan (WRAP). The first step of this plan is to conduct a study, using wildfire modeling, to identify "key community values" at risk, such as "water supply infrastructure, bridges and culverts, and sensitive ecosystems". JW Associates, of Summit County, was named the primary contractor for this study, and completion is expected by summer 2026. Once the study is complete, subsequent steps include analyzing and implementing mitigation measures to protect these resources and improve wildfire resilience. More information on this project, including background on state funding and details of an upcoming public information session, can be found [here](#).

BTO

Staff is working with the Breckenridge Tourism Office (BTO) to include updated information on their gobreck.com website and their "B Like Breck" smartphone application. Staff provided details on the OST Naturalist program, Friends of Breckenridge Trails events, Leave No Trace messaging, additional- and updated- trail descriptions, and pertinent links to the [Town Open Space website](#).

2025 Quandary Shuttle and Parking Reservation System Update

The Quandary and McCullough Gulch Shuttle and Parking Reservation program started summer operations on June 14, 2025, and will continue through September 14, 2025. Allison Morton, Resource Specialist for Summit County, put together this [cheat sheet](#) summarizing program details.

Little Daisy Update

Staff conducted a site visit to the Little Daisy property on June 9, 2025. The required excavation and fill work for the septic replacement project was completed, with the original tank still needing to be pumped and the disturbed area revegetated. Staff expect these steps and their required inspections to be concluded by the end of June 2025. Staff is coordinating with local contractors and the tenants to conduct a number of the improvements outlined in "Exhibit A" of the [residential lease](#) this summer and fall.

Pedal Together

Staff, in conjunction with the Breckenridge Social Equity Advisory Commission, will be hosting free evening community mountain bike rides monthly through the summer. Spanish instruction will be available, and free bike rentals have been provided by Avalanche Sports. More details can be found [here](#), and in Spanish [here](#).

Xcel Restoration Update

On June 10, 2025, Summit County Open Space (County) and staff attended a site walk in Australia Gulch to review the required restoration work for Xcel's October 2022 transmission line installation project near the B&B trailhead. Restoration work is scheduled to last approximately thirty days, with materials and equipment staged on the Country Boy Mine property, adjacent to French Gulch Road. No trail closures are anticipated, and while project timeline specifics are still being determined, the restoration work is expected to be completed by fall 2025.

Copper Canyon Survey

Next week, staff will mail a brief survey to approximately 400 residences surrounding the proposed Copper Canyon trail location. The survey will include a map of the proposed trail and provide information about its purpose: creating a valuable link within the existing trail system, offering a convenient neighborhood connection, and helping to minimize the proliferation of unauthorized trails on Town and County open space parcels.

Residents will have until July 15th to respond. Staff will then share the survey results with BOSAC to guide the decision-making process.

RAMI

In 2023, the Dillon Ranger District of the White River National Forest (DRD) contracted the Volpe Center to analyze the nearly two hundred trailheads in Summit County that access National Forest property. This study is titled the Recreation Access Management Initiative (RAMI). The purpose of the analysis is to establish sustainable access and land management through recommendations for adjustments to trailhead infrastructure and accessibility, such as parking, signage, and messaging, and improved trail and public transit connections. This process is nearing completion, and the upcoming report will provide recommendations for over fifty trailheads in Summit County. A final draft is expected to be completed in time for a BOSAC discussion during its August 18, 2025, meeting.

Spruce Creek Road Closure

The Spruce Creek Road construction project began on June 9, 2025, and is expected to last three to four weeks, depending on the weather.

The Town issued [this press release](#) through its website and social media channels. The County and the DRD have issued the same statement.

CHCDNM Update

On May 27, 2025, the Summit County Board of County Commissioners (BOCC) discussed the Camp Hale Continental Divide National Monument (CHCDNM) Access Plan Recommendations and Management Framework with County staff. The BOCC formally endorsed moving forward with the National Environmental Policy Act (NEPA) environmental analysis, partnering with the United States Forest Service and the Town on the process.

Memorandum

To: Breckenridge Open Space Advisory Commission

From: Open Space & Trails Staff

Re: June 16, 2025 Meeting

Open Space & Trails Discussion

McCain Open Space Design and Management Plan

The Town has awarded the McCain Open Space Design and Management Plan contract to a consulting team comprised of THK Associates (THK), ERO, and CDR Associates. The lead firm, THK, is based out of Greenwood Village, CO. Among the strengths of the team's project proposal were their experience in natural resource planning, strong emphasis on public engagement, and familiarity with the Town's Open Space Program and 2023 Open Space Master Plan. The term of the contract began on May 5, 2025, and is scheduled to end on December 31, 2025,

As part of their contract with the Town, THK will be attending three meetings each with BOSAC and the Breckenridge Town Council (Council), beginning with the June 16 and 24, 2025, BOSAC and Council meetings, respectively. THK will be in attendance to provide introductions and present preliminary site analysis details and concept ideas.

- 1. Does BOSAC have questions or comments for THK regarding the McCain Open Space Design and Management Plan?***



HISTORIC IMAGERY OF A DREDGE MINING BOAT



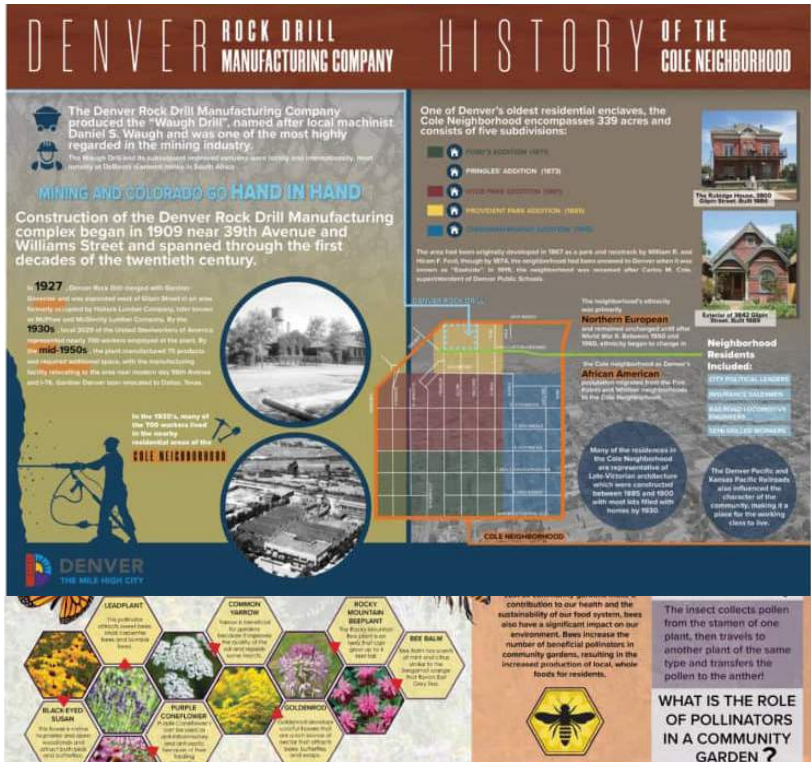
HISTORIC IMAGERY OF MOUNTAIN MINING



LANDSCAPE THAT RELATES TO THE SITE HISTORY



HISTORIC IMAGERY OF A DREDGE MINING OPERATION



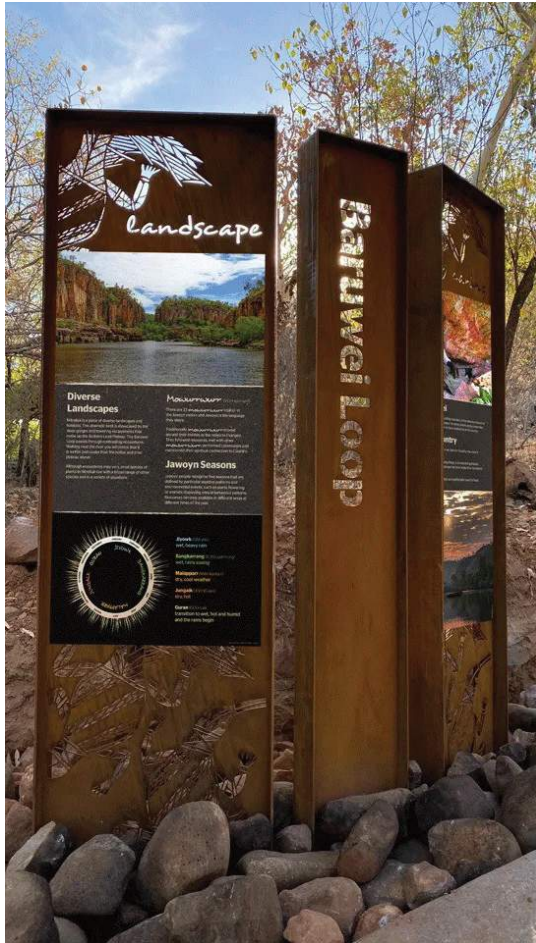
SIGNAGE INFORMING VISITORS OF THE SITE HISTORY



SIGNAGE INFORMING VISITORS OF THE SITE HISTORY



WEATHERED STEEL SIGNAGE - RESILIENT AND LOW IMPACT



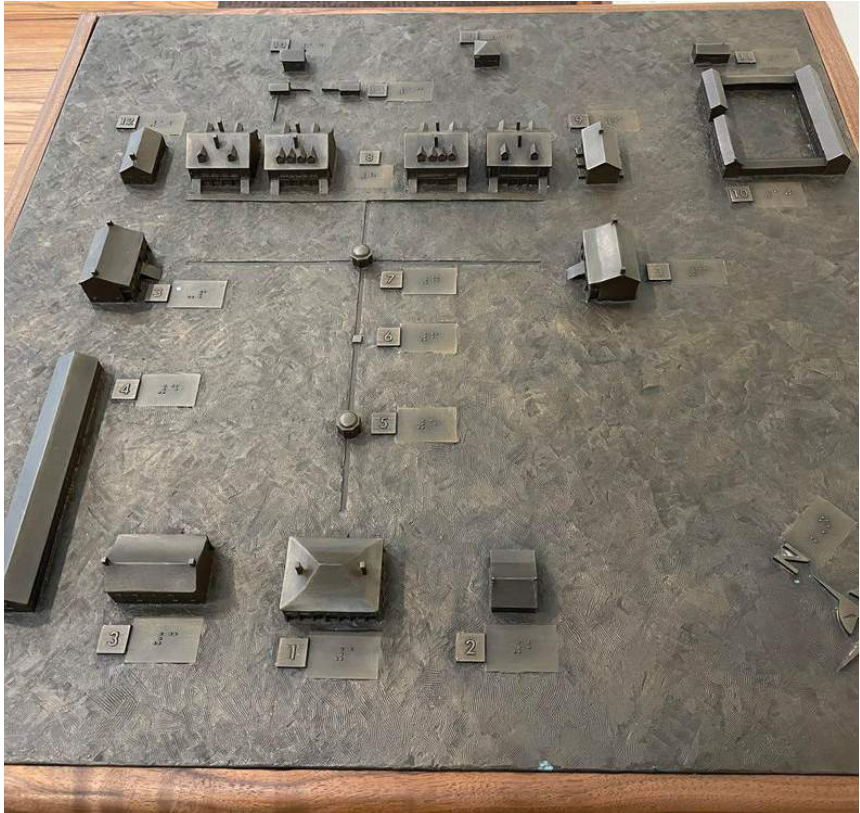
TRAILSIDE INFORMATIVE AND INSTRUCTIONAL SIGNAGE



TEXTURAL RELIEF SIGNAGE - TACTILE/SENSORY EXPERIENCE



TRAILSIDE INFORMATION SIGNS



3D MODEL - ACCESSIBILITY FOR THE VISUALLY IMPAIRED



BI-LINGUAL INFORMATIVE/EDUCATIONAL SIGNAGE



ROCKY MTN. IRIS - *Iris missouriensis*



SACATON GRASS - *Sporobolus wrightii*



WILD BLUE ASTER - *Symphyotrichum laeve*



EXAMPLE OF LANDSCAPING APPROACH



OREGON GRAPE - *Mahonia aquifolium*



COMMON LILAC - *Syringa vulgaris*



WOOD'S ROSE - *Rosa woodsii*



RE-INTRODUCE POLLINATOR SPECIES



CALIFORNIA POPPY - *Eschscholzia californica*



NATIVE GRASS SPECIES & YARROW



LARGE BIOSWALE MADE UP OF NATIVE PLANT MATERIAL



EPHEMERAL WETLANDS MADE UP OF NATIVE GRASSES



CURB CUT & DRY DRAINAGE CHANNEL



EPHEMERAL WETLANDS MADE UP OF NATIVE PLANT MATERIAL



GIVING WATER A PLACE TO GO - LOWLANDS AND SAND BARS



CURB CUT & BIOSWALE



TRAIL HIERARCHY AND INTENTIONAL OFFSHOOTS



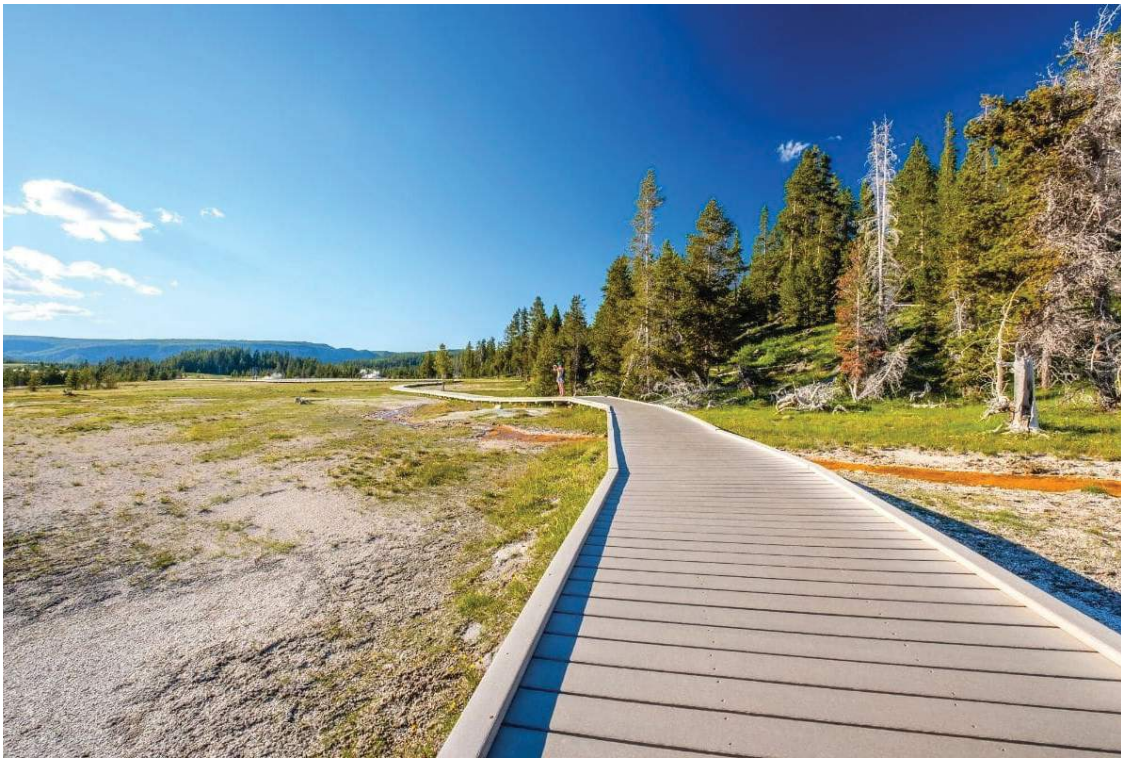
LARGE SWEEPING GESTURES THAT CREATE FOCAL POINTS



SURFACE BOARDWALKS



TRAILS ELEVATED ON LANDFORMS



ELEVATED BOARDWALKS ON SUPPORTS WITH AN EDGE



REINFORCED SOFT SURFACE TRAILS



TOWN OF
BRECKENRIDGE



CDR ASSOCIATES
COLLABORATIVE DECISION RESOURCES

McCain Open Space Plan

DRAFT Stakeholder Engagement Plan

Last Updated: June 2025

Stakeholder Engagement Plan Introduction

The Town of Breckenridge team along with consultants (THK Associates, Inc., ERO Resources, CDR Associates) understand the need to engage stakeholders through a set of engagement tools to ensure alignment between Town and public interests throughout the planning process of the McCain Open Space Plan. This Plan is intended to guide communication and engagement activities with Town of Breckenridge stakeholder groups and community members to build awareness of the project, work to establish a foundation of understanding and trust with community stakeholders, and gather input to assist in the development of the plan.

Engagement Plan Purpose

This document serves as the foundation for developing the timeline for deliverables, benchmarks for success, and specified allocation of roles as it relates to stakeholder engagement for the McCain Open Space Plan. The purpose of this Engagement Plan is to:

- A. Provide a timeline and purposes of engagement that align with and informs the planning process
- B. Identify stakeholders who wish to participate in the planning process that extends throughout the county and region
- C. Describe the activities and extent to which each stakeholder group will be engaged throughout the planning process
- D. Define roles and responsibilities for engagement and communications tasks

Engagement Approach

Effective community engagement is founded on a robust and thoughtful Engagement Plan that identifies key stakeholders and opportunities for input, roles and responsibilities of project team members, and identifies innovative opportunities to gather information. **As described below, the team will identify appropriate levels of engagement and strategies for effective outreach, with particular attention to engaging groups neighboring McCain Open Space and/or important groups who have not been previously active in natural resource processes.** Engagement approaches and activities will be tailored to specific audiences.

	Inform	Consult	Involve	Collaborate	Decide
Who	The public	ToB Residents Planning Commission	Neighboring Residents Spanish-Speaking Residents Recreation, Conservation, and Community Interest Groups Neighboring Managers (USFS , CPW)	BOSAC	ToB Community Development Town Council
Why	Provide timely, transparent, and accessible information to support shared understanding of the site, engagement opportunities, and planning progress.	Gather input on community values, priorities, and design preferences.	Ensure impacted and underserved stakeholders are actively engaged throughout the process so their concerns, aspirations, and ideas meaningfully shape outcomes.	Partner with key boards to develop design options grounded in shared goals and site-specific knowledge. BOSAC supportive recommendation to Town Council.	Incorporate feedback into final planning decisions; prepare town staff and decision-makers to champion long-term stewardship and implementation of Plan. Open Space Plan approval from Town Council.
How	StoryMap Virtual Progress Updates (see communication tools) Town Events	2x Survey123 (pulse, concept feedback) 1x Planning Commission Proposal	3x community workshops (charette, site tour, open house) 1x USFS & CPW meeting (virtual)	3x BOSAC Presentations & Worksessions	Ongoing Project Team Check-ins and Deliverables to ToB Community Development 3x Town Council Presentations

Project Timeline

	Phase 1: May-July Site Assessment & Visioning	Phase 2: August-September Concept Development & Feedback	Phase 3: October - December Final Design Review & Approval
Phase Objectives	Conduct a comprehensive topographic and ecological survey to document site conditions including vegetation, wildlife habitat, soils, and hydrology. Launch a project StoryMap to communicate project purpose, timeline, and opportunities for engagement. Distribute a pulse survey to gather early input on community values, vision, and desired uses. Facilitate Neighbor and User Workshop #1 to co-create a shared vision for the future of McCain Open Space. Present project goals, site context, and community input to BOSAC and Town Council, and gather initial feedback to guide concept development. Coordinate with Community Development and Open Space staff to ensure internal alignment and support site analysis.	Develop draft conceptual designs that integrate community vision, ecological priorities, and technical site conditions. Update the StoryMap with Phase 1 outcomes and draft design concepts for public viewing. Host Neighbor and User Workshop #2 to present design concepts and collect detailed, place-based feedback. Review concepts and ecological considerations with BOSAC, incorporating their insights into refined designs. Present preliminary concepts to the Town Council, reporting on community and BOSAC feedback and requesting strategic input. Conduct a virtual meeting with USFS and CPW to align designs with regional habitat and land management goals.	Finalize a conceptual plan that reflects ecological resilience, inclusive access, and long-term stewardship. Update the project webpage with the final design and summaries of Phase 2 engagement. Host Neighbor and User Workshop #3 to share the final plan, highlight how public input was incorporated, and build support for implementation. Present the final plan to BOSAC, Planning Commission, and Town Council for feedback, endorsement, and approval. Coordinate with Community Development to prepare materials for integration into broader Town planning efforts.

Communication Tools

The project team will coordinate with the Town of Breckenridge throughout the project to offer robust opportunities for dissemination of project information and inform the public and participants of opportunities for public participation in the planning process. These options might include, but are not limited to:

- **Website(s):** Project website and other online locations can be used to inform the public about the project and solicit feedback through comments and forms
- **Email Blast / Newsletter / Listserv:** The planning team will keep all stakeholders apprised of updates via email blasts detailing important project milestones and upcoming engagement opportunities.
- **Press Releases / PSAs:** Press releases can inform the public about project milestones and updates. These can be developed with the aid of CDR, however they will be released by the agencies or from the partnerships depending on the operating protocols developed.
- **Social Media:** County and other partner social media pages can be used to inform and solicit project-related feedback.
- **ArcGIS StoryMap:** Compilation of an interactive ArcGIS StoryMap detailing the planning process and recommendations.

Stakeholder List

A full database of contacts for each organization is available [here](#).

Recreation, Conservation, and Community

Interest Groups

- Mountain Dreamers - Oso Outdoors
- Eagle Summit Wilderness Alliance
- Blue River Watershed Group
- Trout Unlimited
- Mule Deer Foundation
- Rocky Mountain Elk Foundation
- Wild Turkey Federation
- Audubon Society -
- Sportspersons Roundtable - Northwest Colorado
- Backcountry Hunters & Anglers
- Local Outfitters
- Breck History
- Friends of the Dillon Ranger District
- Volunteers for Outdoor Colorado
- Breckenridge Public School District
- Family Intercultural Resource Center

Neighboring Managers

- Colorado Parks and Wildlife
- USFS Dillon Ranger District

Neighboring Residents

- Vista Verde I
- Vista Verde II
- Blue 52
- COTO
- Ullr Flats
- CMC Housing
- Highlands Riverfront

Representatives

- Town Council
- Planning Commission
- BOSAC

Phase 1 Engagement (May - July)

Engagement for phase 1 will focus on raising awareness, fact-finding and understanding the range of issues and perspectives on key topics for the McCain Open Space Plan

Phase 1 Introduction Communications

Introductory project information will be developed in order to increase public awareness of the planning process, site history and context, and circulate the opportunity to participate in the pulse survey. This information will be circulated via email in partnership with town and community organizations. Content will be available in English and Spanish.

Communication Channels	Materials
- Breckenridge Tourism Office - Family Intercultural Resource Center - Neighboring Resident Property Managers - NextDoor	Draft Phase 1 Introduction Communications (English and Spanish)

Pulse Survey

A short pulse survey will raise public awareness of the planning process and gather early input on values, concerns, and ideas for site use and access. It will also serve as an opportunity for interested community members to share their contact information to be included in future project communications.

Questions Include:

1. From the list below, please select up to three amenities or uses that you would be most interested in seeing at McCain Open Space
2. What types of access to McCain Open Space would you like to see explored? (Select all that interest you)
3. If you would like to receive updates regarding the McCain Open Space Plan and future opportunities to engage, please enter your email below:
4. Please leave any questions or comments for the project team here:

Communication Channels	Materials
- Project Introduction Communications (see above) - Town Party (June 6) - Fourth of July Party (July 4)	Pulse Survey Content Draft (English and Spanish) Pulse Survey Flyer (English and Spanish)

StoryMap

Creating an interactive ArcGIS StoryMap will introduce the McCain property's history, ecology, project timeline, and ways the public can get involved. The pulse survey will be embedded to gather early input.

The StoryMap will be shared widely and included in all engagement materials as soon as it's ready and will be updated with project milestones as they occur. Content will be available in both Spanish and English.

Content Links

- StoryMap
- Draft StoryMap Content

Neighbor & User Design Charette - **Date TBD**

The project team will host an invitation-only, in-person workshop with neighboring residents and key interest groups to introduce the McCain property's history, ecological significance, project goals, and timeline. Together, participants will help shape a shared vision for future amenities and visitor experiences. To support inclusive participation, the workshop will offer multiple session times, accessible and nearby meeting space, Spanish language interpretation, and clear explanations for those unfamiliar with planning processes.

Communication Channels	Materials
• Family Intercultural Resource Center • Neighboring Resident Property Managers • Mountain Dreamers/Oso Outdoors	• McCain Neighborhood and User Design Charette Agenda • McCain Neighborhood and User Design Charette Flyer • Presentation • Activity

BOSAC Meeting #1 - June 16

THK will present the project timeline, goals, and early site assessment findings to BOSAC. The team will seek feedback on ecological values, site priorities, and the draft engagement approach. The presentation will also include a summary of early community input gathered through the pulse survey and the Open Space Annual Meeting.

Project Team Attendance	Materials
• THK: In-person • ERO: virtual • CDR: virtual	• BOSAC June 16 McCain Presentation

Town Council Meeting #1 - June 24

THK will present the project timeline, goals, and initial site assessment findings to the Town Council. The team will seek feedback on councilmember values, site priorities, and the draft engagement approach. The presentation will also include a summary of BOSAC input and early community input gathered through the pulse survey and the Open Space Annual Meeting.

Project Team Attendance	Materials
• THK: In-person • ERO: • CDR: Not in attendance	• Town Council June 24 McCain Presentation

Phase 2 Engagement (August - September)

Phase 2 Update Communications

A project update message will briefly summarize key Phase 1 results and takeaways, including ecological insights and vision themes, and introduce ways to engage in phase two—particularly highlighting an updated storymap and a community concept feedback survey. This information will be circulated via email in partnership with town and community organizations. Content will be available in English and Spanish.

Communication Channels	Materials
• Breckenridge Tourism Office • Family Intercultural Resource Center • Target Neighborhood Property Managers • NextDoor • Project Community Contact List (collected via pulse survey)	• Draft Phase 2 Update Communications (English and Spanish)

StoryMap Updates

An updated StoryMap will present pulse survey results, highlights from the neighbor and user design charrette, key site assessment takeaways, and preliminary design concepts. The concept feedback survey will be embedded into the StoryMap. Content will be available in English and Spanish.

Content Links

- StoryMap
- Draft StoryMap Content

Community Concept Feedback Survey

Launch a community survey to share draft design concepts for McCain Open Space and gather detailed, place-based feedback on community preferences. The survey will invite input on specific elements such as trail locations, access points, recreational features, and habitat preservation to help refine the final design. It will be available online and promoted widely to encourage broad and inclusive participation. Content will be available in English and Spanish.

Project Team Attendance	Materials
• THK: • ERO: • CDR:	• BOSAC August 18 McCain Presentation

Town Council Meeting #2 - September 9

Present the conceptual designs to the Town Council, highlighting how they were shaped by the site assessment, community pulse survey results, and BOSAC input to date. The presentation will summarize key stakeholder feedback, identify potential refinements, and invite Council direction to guide final revisions.

Project Team Attendance	Materials
• THK: • ERO: • CDR:	• Town Council September 9 McCain Presentation

Phase 3 Engagement (October - December)

Phase 3 Update Communications

A project update message will summarize key Phase 2 outcomes, including results from the community concept survey and input from boards, councils, commissions, and partners. It will highlight the upcoming final neighbor and user workshop, which will be open to the public. The update will be shared via email in partnership with the Town and community organizations, with content available in both English and Spanish.

Communication Channels	Materials
• Breckenridge Tourism Office • Family Intercultural Resource Center • Target Neighborhood Property Managers • NextDoor • Project Community Contact List (collected via pulse survey)	• Draft Phase 3 Update Communications (English and Spanish)

StoryMap Updates

An updated StoryMap will share results from the community concept feedback survey, highlights from the neighbor and user site tour, and the final draft conceptual plan. It will also provide details about the upcoming community open house. All content will be available in both English and Spanish.

Content Links

- StoryMap
- Draft StoryMap Content

Community Open House - Date TBD

Host an in-person open house, open to the public, to present the final plan, gather any last feedback or endorsements, and outline next steps for implementation. The event will also close the feedback loop by showing how community input shaped the final design. To ensure inclusive participation, the open house will be held at a convenient, accessible location and offer Spanish interpretation. All materials will be available in both English and Spanish.

Communication Channels	Materials
• Project Update #2 Communication Channels (see above) • Family Intercultural Resource Center • Neighboring Resident Property Managers • Mountain Dreamers/Oso Outdoors • Contact list from Neighbor & User Workshop #1 and #2 attendance	•

BOSAC Meeting #3 - October 20

Present the draft McCain Open Space Plan to BOSAC and seek their support and recommendation for approval to the Town Council.

Project Team Attendance	Materials
• THK: • ERO: • CDR:	• BOSAC October 20 Final McCain Presentation

Planning Commission Presentation - November 4

Present the draft McCain Open Space plan to the Planning Commission, including a comprehensive overview of community engagement efforts, site assessments, and Town Council input. Highlight how the plan aligns with broader planning frameworks and invite feedback to inform next steps.

Project Team Attendance	Materials
• THK: • ERO: • CDR:	• Planning Commission McCain Presentation

Town Council Meeting #3 - November 11

The final Town Council meeting will present the draft McCain Open Space plan for approval and guidance on next steps.

Project Team Attendance	Materials
• THK: • ERO: • CDR:	• Town Council November 11 Final McCain Presentation

Open House Review

Staff received positive feedback regarding the May 19, 2025, Open Space Open House, specifically relating to public turnout and participation as well as to subject content. Following the Open House, staff published the survey questions, along with relevant background information, on the [Town's OST Facebook](#) page in an effort to broaden public engagement. Survey responses are enclosed in the meeting packet for BOSAC's review.

- 1. Does BOSAC have any additional feedback for staff regarding the 2025 Open House?**
- 2. Does BOSAC have any questions or comments regarding the survey results?**
- 3. Did any members of BOSAC receive public feedback at the Open House that they'd like to share?**

2025 OST OPEN HOUSE

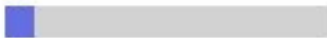
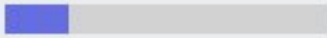
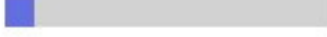


Feedback / Survey Results

OPEN HOUSE SURVEY RESULTS

ASPEN ALLEY

Open Space Staff fields a spike in user conflict complaints on the Aspen Alley trail each Fall, annually. Would you be interested in any of the following user restrictions during peak foliage season?

Answer	Distribution	Count	Percent
a. Designated hiking and biking days on weekends only		3	9%
b. Designated hiking and biking days, daily, for the duration of fall foliage season		10	28%
c. Increased education with signage		7	20%
d. Nothing at all		6	17%
e. Physical presence of staff or ambassadors during peak times		3	9%
f. Other (open-ended)?		6	17%
Totals		35	100%

SOCIAL MEDIA SURVEY RESULTS

ASPEN ALLEY

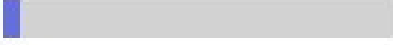
Open Space Staff fields a spike in user conflict complaints on the Aspen Alley trail each Fall, annually. Would you be interested in any of the following user restrictions during peak foliage season?

Answer	Distribution	Count	Percent
a. Designated hiking and biking days on weekends only		21	19%
b. Designated hiking and biking days, daily, for the duration of fall foliage season		38	34%
c. Increased education with signage		21	19%
d. Nothing at all		8	7%
e. Physical presence of staff or ambassadors during peak times		10	9%
f. Other (open-ended)?		15	13%
Totals		113	100%

OPEN HOUSE SURVEY RESULTS

COPPER CANYON

To improve trail connectivity, Open Space staff and Summit County Open Space are considering constructing a trail between Boreas Pass Road and Baldy Road. What would you support?

Answer	Distribution	Count	Percent
a. A multi-use trail		17	81%
b. A downhill-only bike trail		2	10%
c. A hiking-only		1	5%
d. No trail		1	5%
Totals		21	100%

SOCIAL MEDIA SURVEY RESULTS

COPPER CANYON

To improve trail connectivity, ToB Open Space staff & Summit County Open Space staff are considering constructing a trail between Boreas Pass Road and Baldy Road. What would you support?

Answer	Distribution	Count	Percent
a. A multi-use trail		19	53%
b. A downhill-only bike trail		15	42%
c. A hiking-only	-	0	0%
d. No trail		2	6%
Totals		36	100%

OPEN HOUSE SURVEY RESULTS

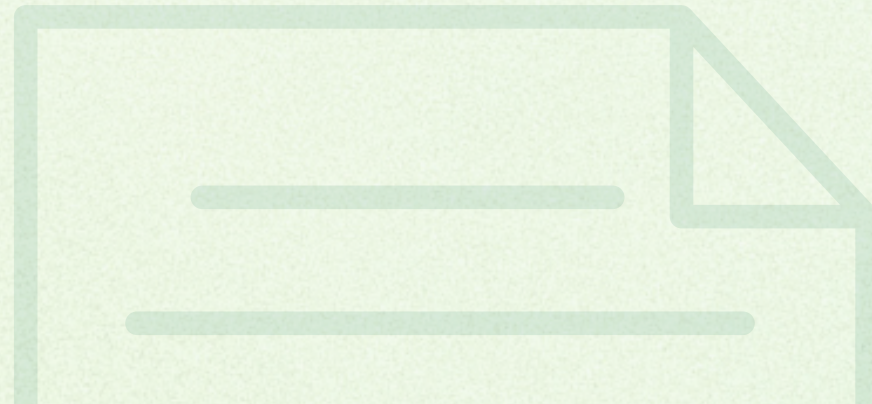
SLALOM

Are you in favor of the new downhill bike recommendation on Slalom?

Answer	Distribution	Count	Percent
Yes		17	85%
No		3	15%
Totals		20	100%

SOCIAL MEDIA SURVEY RESULTS

SLALOM



#1	06/02/2025	Slalom must be downhill MTB only. It is built as a downhill MTB trail, to be ridden at speed through the large berms. It is not appropriate for hiking or uphill travel, as that poses a significant risk to downhill travelers solely based on the trail's design.
#2	06/03/2025	Slalom trail should be bikes only and downhill only. Someone will get seriously injured, or worse.
#3	06/05/2025	Make slalom DH only for safety. Put in a trash can at Sally barber for the idiots leaving dog poop everywhere. Make Aspen alley downhill only on alternating days even-odd.
#4	06/05/2025	Would love to see more mountain bike specific trails with downhill only.

OPEN HOUSE SURVEY RESULTS

MCCAIN PARCEL

From the list below, please select up to three amenities or uses that you would be most interested in seeing on McCain Open Space?

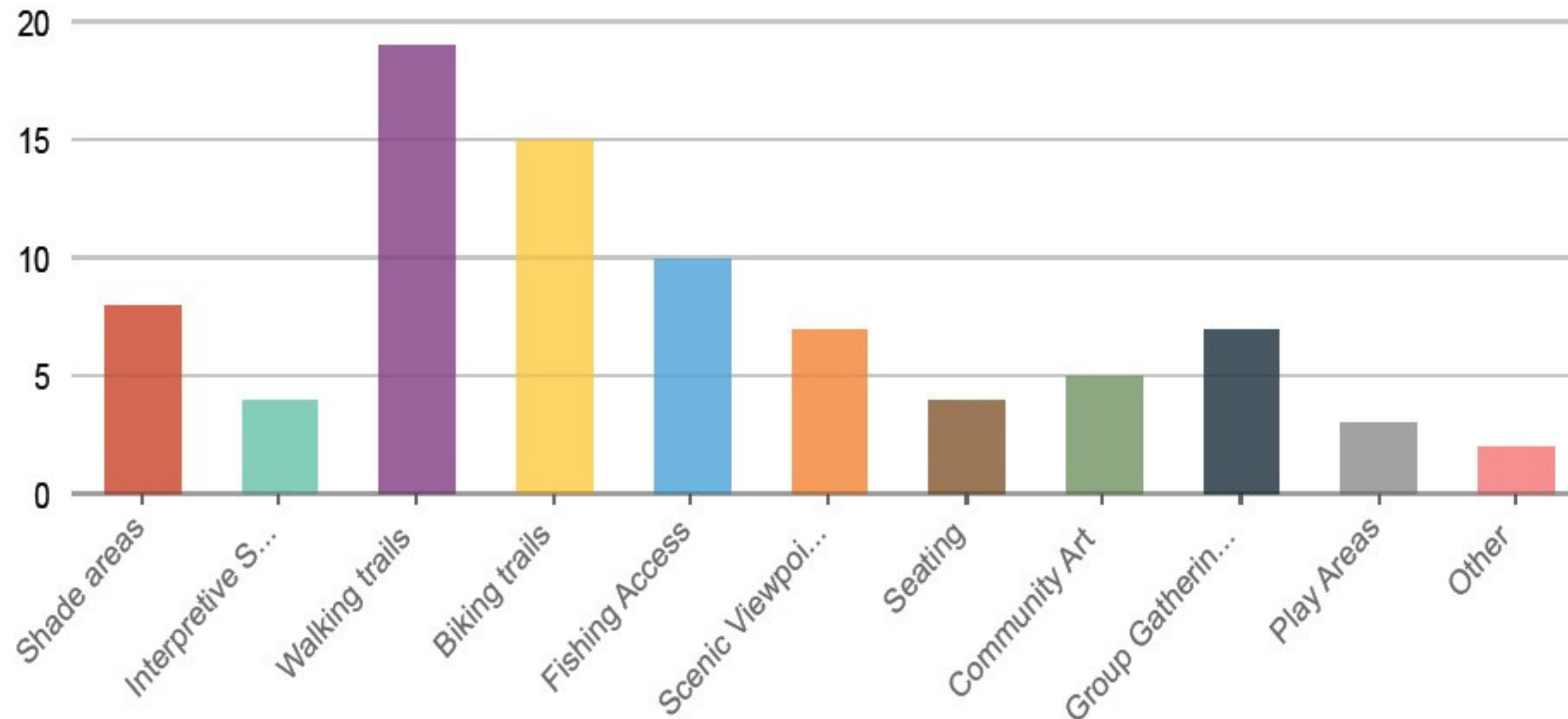
Answer	Distribution	Count	Percent
Shade areas/ structures		5	9%
Interpretive signage		3	6%
Walking or biking trails		17	31%
River access points for fishing		9	17%
Wildlife viewing areas		4	7%
Scenic viewpoints		2	4%
Seating	-	0	0%

Art installations		1	2%
Gathering space		4	7%
Natural play areas		7	13%
Other/ (open-ended)		2	4%
Totals		54	100%

SOCIAL MEDIA SURVEY RESULTS

MCCAIN PARCEL

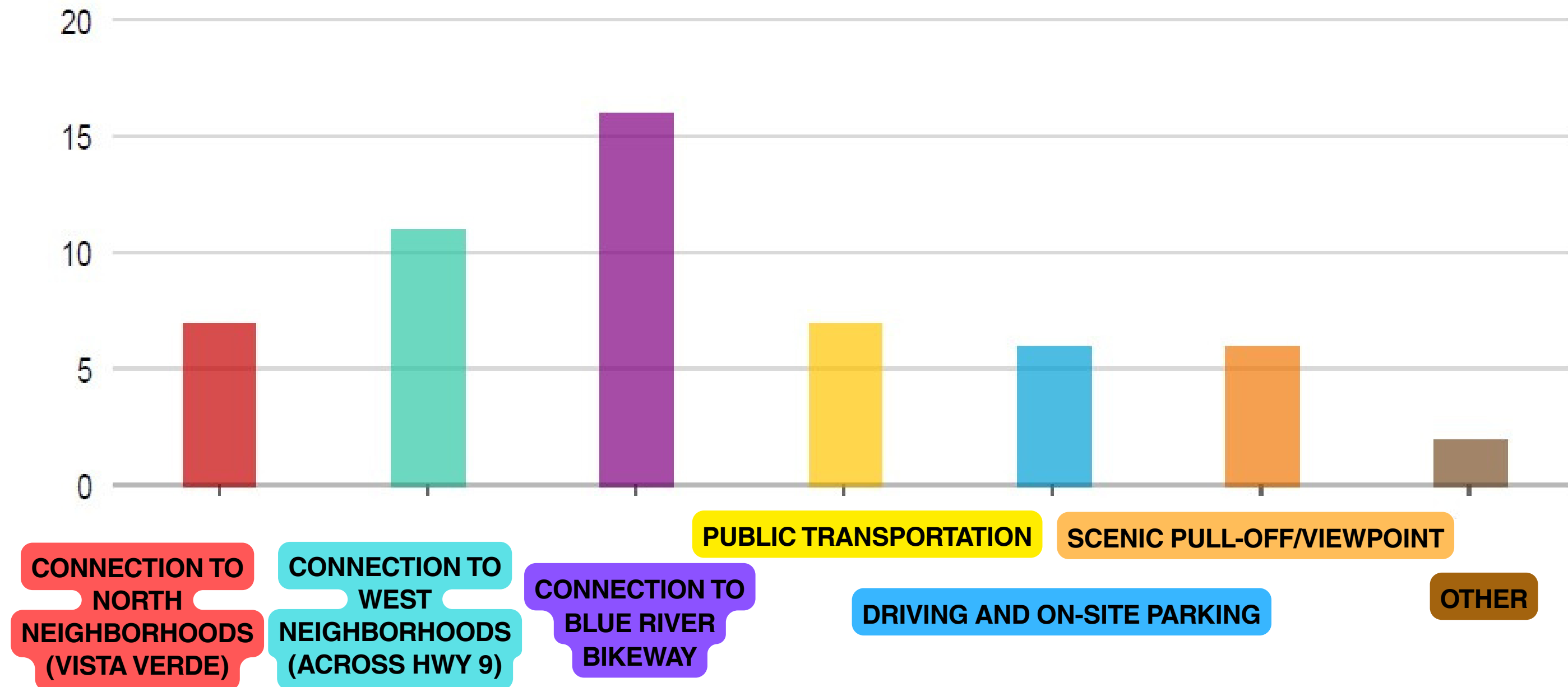
From the list below, please select up to three amenities or uses that you would be most...



SOCIAL MEDIA SURVEY RESULTS

MCCAIN PARCEL

What types of access to McCain Open Space would you like to see explored?



SOCIAL MEDIA SURVEY RESULTS

MCCAIN PARCEL

Open-ended comments:

While I understand the value of wildlife habitat on the west side, there is an old road on the west side adjacent to the river that we used to ride and still ski today. Maybe towards the northern end of the McCain we could consider a bridge over the river and an eventual connection to the Gold Hill Trail. It would be so nice to have a trail close to the river. There is an old ditch visible from Highway 9 that comes from Gold Hill where this trail could merge onto but it might be too high and thus would be fragmenting wildlife habitat. Another thought would be to stay closer to the river and then head up gently to join Gold Hill.

The mountain bike/walking trail along the Blue River just south of this is currently the ONLY unpaved trail with flow that is easy enough for beginners or those who can't pedal far uphill. It's a little scary because there are also walkers on it, but still a fun trail. It would be amazing to extend that trail through this section to create a little more space. We already have so many places for people to walk/hike or go to for harder mtn biking, but no other beginner trails. If a public spot for weddings or transit is added, please put in on the northern end so that peaceful areas to the existing section can exist.

Please consider incorporating a protected wildlife space (no dogs!!!). I'd happily help with this...

Build more and better parks with playgrounds. Rainbow park playground, eagle town park, Nottingham park in Avon. All wayyy better than anything Breck has

OPEN HOUSE SURVEY RESULTS

COMMENTS



Respondent	Date	Answer
#2	05/19/2025	Open space is great!
#9	05/19/2025	More directional bike trails.
#14	05/19/2025	More technical downhill trails, enough flow trails and connector trails
#6	05/19/2025	Would love more fall line trails or harder downhill specific trails
#7	05/19/2025	More downhill technical trails and jump trails
#21	05/19/2025	a downhill mountain bike trail is saying no hikers allowed
#10	05/19/2025	Thank you for all you do!
#22	05/19/2025	Thank you

Signage Workplan Samples and Pilot Program

MERJE has provided staff with a sign type and location map for the initial pilot program at the Illinois Creek Trailhead and surrounding trail network. A link to MERJE's GIS map, with individual signpost details, can be found [here](#). Staff have made initial edits and is looking to move forward with installing the new signs as early as August 2025.

As part of the process, staff will present samples of the new signs made from three different materials and will review the pros and cons of each with BOSAC to help guide the final selection.

- 1. Does BOSAC have any questions or concerns regarding the proposed sign types and location map for the Illinois Creek pilot program?***
- 2. Does BOSAC have a preference regarding the type of material to be used for the signs?***

BRECKENRIDGE, CO
Wayfinding & Signage Program

PROGRAMMING:
Sign Location Plan - **SECONDARY_V1**
PILOT PROGRAM

June 09, 2025

merJe

MERJE | ENVIRONMENTS & EXPERIENCES
5 W Gay Street
West Chester, PA 19380
T 484.266.0648
www.merjedesign.com

1 | Pilot Program



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SPECIFICATIONS

Refer to the Wayfinding and Signage System design intent documentation for sign type drawings, material call-outs and installation methods.

Refer to the Wayfinding and Signage System message schedule for all sign type messages, location numbers, quantities, and specific location details.

SIGNAGE LEGEND

- 100** Vehicular Directionals
- 200** Trail Directionals
- 400** Trail Identification
- 500** Trail Parking ID
- 600** Rules & Regulatory
- 700** Pedestrian Kiosk

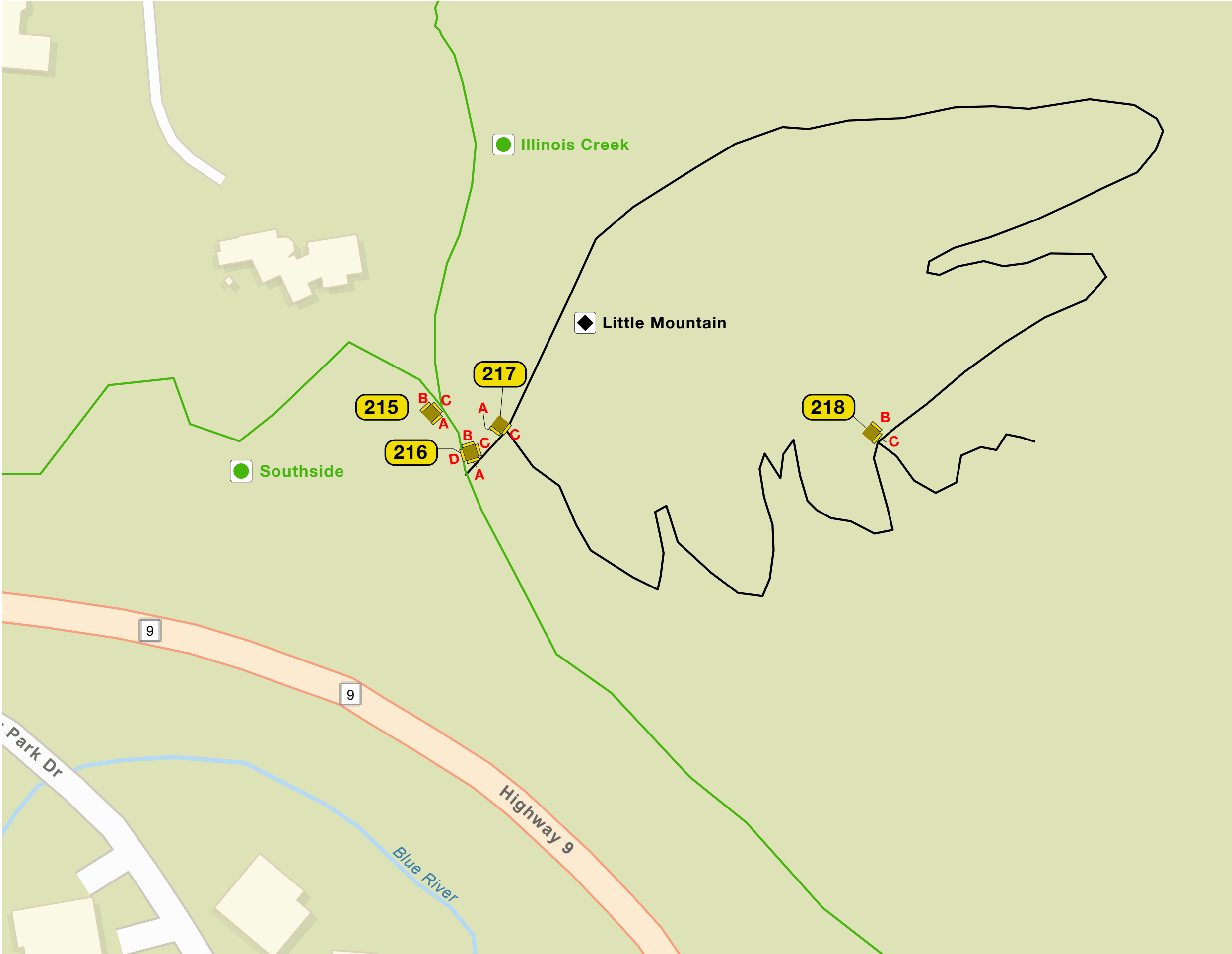
NOTES:

- General sign locations are provided on these plan sheets.
- The Message Schedule provides more detailed guidance of sign location in the Remarks column.
- Refer to the Message Schedule for the final messages of each sign.
- Utilize the above Legend to help determine sign types, and other details of location.

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merJe

5 W Gay Street
West Chester, PA 19380
T 484.266.0648
www.merjedesign.com

DATE 06/09/25	CLIENT / PROJECT Breckenridge, CO Wayfinding and Signage System
DRAWN BY: MP	
These drawings are meant for DESIGN INTENT ONLY and are not for construction. Contractor shall verify and be responsible for all dimensions and conditions of the job. Contractor shall be familiar with the site and conditions it presents. This office must be notified of any variations from the dimensions and conditions shown on this drawing. Shop drawings and details must be submitted to this office for approval prior to proceeding with fabrication. All copy shall be proofread by client and legal requirements checked by legal department.	PROJECT NO.
REVISIONS	SHEET TITLE Sign Location Plans
	SHEET NO. SL.2



SPECIFICATIONS

Refer to the Wayfinding and Signage System design intent documentation for sign type drawings, material call-outs and installation methods.

Refer to the Wayfinding and Signage System message schedule for all sign type messages, location numbers, quantities, and specific location details.

SIGNAGE LEGEND

100

 Vehicular Directionals

200

 Trail Directionals

400

 Trail Identification

500

 Trail Parking ID

600

 Rules & Regulatory

700

 Pedestrian Kiosk

NOTES:

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DATE	06/09/25	CLIENT / PROJECT
DRAWN BY:	MP	
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REVISIONS		SHEET TITLE
		Sign Location Plans
		SHEET NO.
		SL.3



SPECIFICATIONS

Refer to the Wayfinding and Signage System design intent documentation for sign type drawings, material call-outs and installation methods.

Refer to the Wayfinding and Signage System message schedule for all sign type messages, location numbers, quantities, and specific location details.

SIGNAGE LEGEND

100

Vehicular Directionals

200

Trail Directionals

400

Trail Identification

500

Trail Parking ID

600

Rules & Regulatory

700

Pedestrian Kiosk

NOTES:

1. General sign locations are provided on these plan sheets.

2. The Message Schedule provides more detailed guidance of sign location in the Remarks column.

3. Refer to the Message Schedule for the final messages of each sign.

4. Utilize the above Legend to help determine sign types, and other details of location.

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DATE	06/09/25	CLIENT / PROJECT
DRAWN BY:	MP	
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REVISIONS		SHEET TITLE
		SHEET NO.
		SL.4

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Future BOSAC Field Trip

In the past, staff have facilitated field trips for BOSAC to visit other Open Space programs within the state. This has been beneficial for both BOSAC and staff in learning how other programs manage similar, and sometimes future, challenges- as well as in making valuable connections within the industry. Previous field trip destinations have included Pitkin County (twice), Jefferson County, and Steamboat.

- 1. Would BOSAC be interested in staff arranging a field trip to visit another Municipal Open Space program in the future?***
- 2. If so, does BOSAC have specific suggestions for future field trip destinations and for what time of year would work best?***