

**Summary of URAAC Steering Committee Meeting-Steamboat Unbridled
6/25/09**

Meeting held in Crawford Room, Centennial Hall

Committee Members In Attendance	Ex-Officio	Staff, Consultants, and TAC Members	Other Interested Parties
Steve Frasier Chuck Porter Jane Blackstone Peter Patten Jon Wade David Nagel Jim Schneider (Alt.)	Rich Levy	Joe Kracum Nicole Horst Jon Roberts John Eastman Janet Hruby JC Culwell	Frank Alfone

Co-Chairman Frasier called the meeting to order at approximately 1:00pm.

CONSENT AGENDA:

1. Administrative Items

- Review meeting notes from June 11, 2009 meeting
- Next SSRA Meeting & Open House – July 7, 2009
- Next URAAC Meeting – July 9, 2009 (Crawford Room)

Changes to 6/11/09 Minutes

Porter would like to add a sentence to the discussion at the bottom of page 3 to say, “The fence is an unresolved issue that needs to be addressed in some fashion by the Committee.”

MOTION:

Schneider moved to approve the minutes from June 11, 2009 with noted change. Porter seconded the motion.

VOTE:

Passed Unanimously

Frasier stated that the next URAAC Meeting will be July 9th and the SSRA Meeting & Open House will be July 7th.

NON CONSENT AGENDA:

2. 2009 Bond Update

- A brief update on the 2009 bond will be provided.

Kracum –

We’re on track according to Bob Litzau. We should have money in the bank on the 21st.

Design Update

Kracum –

We should have some pricing by July 9th. He mentioned some of the things that they're doing for funding.

Frasier -

On the pricing situation, what does that mean for us today? Are we going to be asked to give a recommendation? If so, we're going to be asked to give a recommendation on a couple of things, one being the Plaza structure. Will we get pricing on that today?

Kracum –

No.

Patten –

Specifically what easements are we going to be discussing?

Kracum –

We wanted to have access to 1 Steamboat Place.

Patten –

Are we going to be having a meeting on the access?

Kracum –

Yes. There will be access on the other side of the garage.

Porter –

Can you confirm that Mount Werner Water is going to look at this? That way they're in the loop on this with us.

Kracum –

I will check on them about that. We're already working with them, because we're looking at putting a sanitary sewer replacement that goes under the structure.

3. Burgess Creek Diversion Structure & Plaza Final Design

- The final design will be presented on the BC Diversion Structure & Plaza. A *URAAC recommendation to recommend the design will be requested.*

Horst –

She gave a brief PowerPoint presentation of the design of the Torian/Thunderhead Plaza on the Promenade. She discussed about the paver design and that it will be colored concrete. There will be an edge that will separate the fire pit from the rest of the Promenade. She explained that they're planning to use the same slabs on the fire pit wall as they are in the rest of the Promenade. She discussed the plaza stone design.

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She explained the fire pit area and what it will look like once finished. She went into further detail of what the actual fire pit itself will look like. There will be a seat wall that will be facing both directions. There will be areas on it that will be closer to the fire pit and others that will be further away. It will be constructed from boulders.

Patten –

How close is this seat to the fire pit?

Horst –

One side ranges from 2 ½ - 3 ½ feet and the other side ranges from 5 -6 feet.

Patten –

Can you put a chair on that smaller side?

Horst –

Yes, it is tighter to get around, but you can put a chair on that side. We felt that 5 feet might be getting a little bit far, but we wanted to add that as a safety feature and then have chairs so that more people can sit closer to the fire pit. She discussed the setup of the chairs in proximity to the fire pit.

Member –

One thing that we were thinking about was that you're not coming too close to the fire pit as you're coming down the steps. A concern that we have is this seat wall that forces people to be a certain distance from the fire pit so they aren't right in the pit. We haven't looked at where those chairs will be in terms of being in the alley.

Horst –

The chairs won't be in the alley.

Member –

Maybe you could have these movable chairs more stationary so that you can still move them some, but you can't just walk off with them.

Patten –

If the fire pit is 5 feet away from me and I want to sit near the fire and I'm just too far away, I could move 2 feet away? Please don't misunderstand me, I think that this is one of the coolest thing that you've come up with. I'm really excited about this.

Kracum –

We've been going back and forth with the design of this fire pit feature. We haven't really been able to just sit down and talk about the design of this fire pit feature and how close is too close to the fire pit. I think that we can come up with some of those answers after we sit down and talk about this. I don't have the answer, but I think that 5 feet is too far away. I think that the chairs may be a better scenario, but we might be able to get some better input on this in order to answer that question.

Horst –

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This work is pretty complex too. I understand what you're saying and so we'll come back to you with some additional recommendations. She talked further about the design of the fire pit area.

Patten –

Will the movable chairs have larger movement on the other side?

Horst –

I wouldn't call that out right now.

Peter Patten –

Will the movable chairs look messy in the fire pit area?

Horst –

They'll be a black vinyl and they won't be that movable.

Blackstone –

Will you be able to walk behind them?

Horst –

Yes, you'll still be able to move them some.

Kracum –

Something that we've thought about is putting some landscaping into this. We looked at putting some trees either on this side or down below that tie into it. We liked the idea, but we felt that it might block some of the space. We can keep looking at that, but we would like some feedback to you're thoughts about landscape within that space.

Horst –

What additional thoughts do you have here?

Kracum –

I have an aesthetic diagram here that might be able to answer that comment. There's a little pocket right here that separates the dining area from the space. That's why we thought that there might be some trees that would make more sense here to start to create a pathway through there. We thought about putting them in a different space, but we felt that it would take away from the fire feature seem tiny. We can play with it a little bit more, but I just wanted to get some more feedback from you on this.

Patten –

I wasn't sure how you are going to put signage in this area?

Horst –

We already have signage in that area.

Kracum –

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Maybe you could have signage in that area between the dining area and the fire feature on either trees or something else in that area.

Horst –

Talked about their ideas for the design of the area around the fire pit area. Some of the ideas included having lights in the area. She invited feedback.

Member –

I like the idea of having a light feature in that area.

Frasier –

I feel that the trees are unnecessary in that area.

Porter –

I think that something at the base of the rock would add to making the rock look like we want it, which is natural. I think that trees are generally inappropriate, but there is a concern about shade in the summer. Some shade structure would be good. I would like to see some xeriscape here, but I do think that trees are inappropriate.

Member –

Some shade in this area would be good especially in the summer. Is there going to be a promenade over in this area?

Horst –

We're just showing some of the work that's going to be going on next year. She showed where the promenade will be located on the map.

There was some discussion regarding the map and the location of different features.

There was further discussion regarding the landscaping near the fire pit area.

Kracum -

We'll keep working on the landscaping and shading of that area around the fire pit.

Horst –

We are looking at having a storage area adjacent to Slopeside Restaurant. We have 2 options to what that fence enclosure could be. We're looking at the size of it to be 10x18. The first option we have is using hardy board, which is similar to cement board and we would be able to match it to the Torian buildings and the architecture. The other option would use gray painted wood and steel beams that would match the trash enclosure. The other option is wood with no seal.

There was further discussion regarding this storage area.

Terry –

I would suggest we use the fence to connect the storage area.

Frasier –

I would suggest having a further discussion regarding the fence at a later time so that we can move on to the next agenda item.

4. Promenade & Daylighting of Burgess Creek Design Work – Wenk Associates Contract Extension

- A proposal for continuing design work through start of 2010 construction by Wenk Associates on the Promenade and Daylighting of Burgess Creek will be presented. *URAAC will be asked to recommend the proposal to the SSRA for execution once funding is available.*

Kracum –

He presented the spreadsheet for the budget. Some of the variables that we will be dealing with is: 1.) How much snow we're going to be getting each year; 2.) There were some discussions by City Staff about adding additional signage to Mt. Werner Circle, but there might be some issues with City Council on that; 3.) Updating the February cash.

Frasier –

The just quoted percentages, are these standard industry examples?

Patten –

I'm not sure. We've got 2.4million almost in budget and we've got \$1million going somewhere else. That seems a little bit high to me.

Kracum –

We've got roughly half a million for professional services estimated. We've got \$250,000 to give back to the City.

There was further discussion regarding the proposed budget.

Porter –

Is this year's work going to be put out for bid?

Kracum –

No, this years work is not going to bid. Next years work and the year after is going out to bid. We're talking about having a two year contract so that the contractor that starts in 2010 finishes in 2011.

Patten –

The water feature isn't included in this, correct?

Kracum –

Correct.

Patten –

We should be given some idea regarding the construction of this water feature for the next couple of years so that we don't get t to a point where we still don't know how it works.

There was further discussion regarding whether or not to include the water feature.

Porter -

What would you recommend as far as a design percentage to get those features included in the future? Could we put it in as 50%?

Horst –

We could do it that way, but we left it out as part of phasing to allow the designer to put it in at a later date.

Frasier –

Can we live with this knowing that the designer can put it in later? Is that sufficient for our needs?

Horst –

We took out the feature, so any infrastructure that needs to be there will already be there.

Blackstone –

Is there an opportunity for us to recommend approval of the budget at this level knowing that there may be some consideration down the road for these other projects? I don't see the amount in the budget changing any time soon.

Kracum –

He explained how this would work in the budget. It might be advantageous to add in some infrastructure ahead of time so that you know what you're doing.

There was further discussion regarding the water feature and the budget.

5. Promenade & Daylighting of Burgess Creek Design Support – JBCM Contract Extension

- A proposal for continuing design support work through start of 2010 construction by the On-site Construction Administrator, JBCM, on the Promenade and Daylighting of Burgess Creek will be presented. *URAAC will be asked to recommend the proposal to the SSRA for execution once funding is available.*

6. Base Area Coordination – Kracum Resources Contract Extension

- A proposal for continuing base area coordination by Kracum Resources will be presented. *URAAC will be asked to recommend the proposal to the SSRA for execution once funding is available.*

7. 2009 Budget Amendment

- A proposed 2009 budget amendment will be presented for continuing work through 2009. *URAAC will be asked to recommend the budget amendment to the SSRA for execution once funding is available.*

MOTION:

Schneider moved to approve the 2009 budget of \$2,350,000 along with the associated contracts for JBCM, Kracum, and Wenk and that any non-allocated City overhead costs be moved into the design budget. Wade seconded the motion.

DISCUSSION OF MOTION:

Member –

The scope of this work includes snowmelt operations, maintenance analysis, cost signage updates, Mt. Werner signage, and planning consideration for future amenities with the caveat that contracts were not reviewed by the committee.

VOTE:

Passed unanimously.

8. Miscellaneous Items

- We will provide a discussion of items raised between the development of this agenda and the URAAC meeting.

Frasier –

The “green fence” is an eternal question that keeps coming up in the form of “is it necessary?” Torian representatives have continued to state that it is still considered a safety issue in terms of allowing pedestrian traffic in front of the parking garage entry/exit and a concern about routing customers away from the retail outlets. I struggle with this topic because I don’t think that this is the appropriate forum for it. Does the committee believe this is a suitable topic for our group?

Nagel –

This is something that we can maybe have on our next agenda item is that there are some legal issues regarding the fence and the Sheraton.

Member –

I agree with your topic. There is a goal for this discussion, which is to accept or eliminate the fence as a design element so we can give direction to the design team. Once we come to a conclusion, we will have to come up with follow up direction on what the fence needs to look like.

Member –

My answer to your question is yes. Is the fire department also involved in this discussion?

Kracum –

They’re only involved with the fire access which has been augmented through the proposed promenade.

Kracum –

A year ago when we had elections for this committee there were term limits set. Some have come and gone at this point. There are now positions open and we may

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currently have fewer applicants than positions open. Anyone interested in these positions needs to let us know so that we make your interest known.

Member –

There are five position terms that just expired; David Baldinger, Jim Schneider, Timm Harmon, Doug Terry and Chris Diamond.

Adjourn:

The meeting was declared adjourned at approximately 3:00pm