

RESOLUTION NO. 139-02

A RESOLUTION ADOPTING THE KETTLE CREEK, OLD RANCH ROAD DRAINAGE BASIN PLANNING STUDY AND DESIGNATING THE STUDY AREA AS A CLOSED BASIN WITH NO DRAINAGE, BRIDGE, OR DETENTION BASIN/LAND FEES AND NO REIMBURSEMENT FOR CONSTRUCTED IMPROVEMENTS.

WHEREAS, JR Engineering on behalf of La Plata Investments and Vintage Communities prepared the "Kettle Creek Drainage Basin, Old Ranch Road Tributary, Drainage Basin Planning Study and Master Development Drainage Plan", dated April 2001, and

WHEREAS, the Study recommends the drainage basin be considered a closed basin with no drainage, bridge or detention basin/land fees, and

WHEREAS, the Study recommends that all required improvements be constructed without eligibility for reimbursement, and

WHEREAS, City Engineering has reviewed the Drainage Basin Planning Study for conformance with City drainage criteria and accepts the Study and recommendations, and

WHEREAS, on June 20, 2002, the City/County Drainage Board approved the Kettle Creek Drainage Basin, Old Ranch Road Tributary, Drainage Basin Planning Study and Master Development Drainage Plan Study Area as a closed basin with no drainage, bridge or detention basin/land fees and no reimbursement for constructed improvements.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF COLORADO SPRINGS:

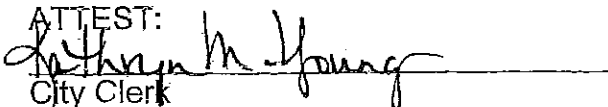
Section 1: The Kettle Creek Drainage Basin, Old Ranch Road Tributary, Drainage Basin Planning Study and Master Development Drainage Plan, as prepared by JR Engineering, dated April 2001, is approved and adopted for use.

Section 2: The Study Area is a closed basin with no drainage, bridge, or detention basin/land fees and no reimbursement for constructed improvements.

Dated at Colorado Springs, Colorado this 27th day of August, 2002.


Mayor

ATTEST:


City Clerk

**KETTLE CREEK DRAINAGE BASIN
OLD RANCH ROAD TRIBUTARY
DRAINAGE BASIN PLANNING STUDY AND
MASTER DEVELOPMENT DRAINAGE PLAN**

EXECUTIVE SUMMARY

Past efforts to have a Drainage Basin Planning Study (D.B.P.S.) completed for the Kettle Creek Drainage Basin have been abandoned for various reasons. Thus, the watershed remains relatively unstudied and lacks a unified plan for storm water management. Development activity is increasing in the basin. Within the past 7 years, approximately 100 acres of urban single family residential lots and a 41-acre public high school site have been developed in the Kettle Creek watershed. Drainage management for these developments has been planned in Master Development Drainage Plans (M.D.D.P.) and Final Drainage Reports (F.D.R.s) prepared for these sites.

It is anticipated that considerable development activity will occur within the portion of the Kettle Creek watershed that lies close to Old Ranch Road in the near future. The purpose of this D.B.P.S./M.D.D.P. is to provide a unified drainage management plan for this area. The proposed plan is self-contained and is able to be accomplished independent of development activity, or lack thereof, in the remainder of the Kettle Creek watershed. The study area lends itself to such a plan in that it consists of the entire watershed of a tributary to Kettle Creek and a small adjacent and related area.

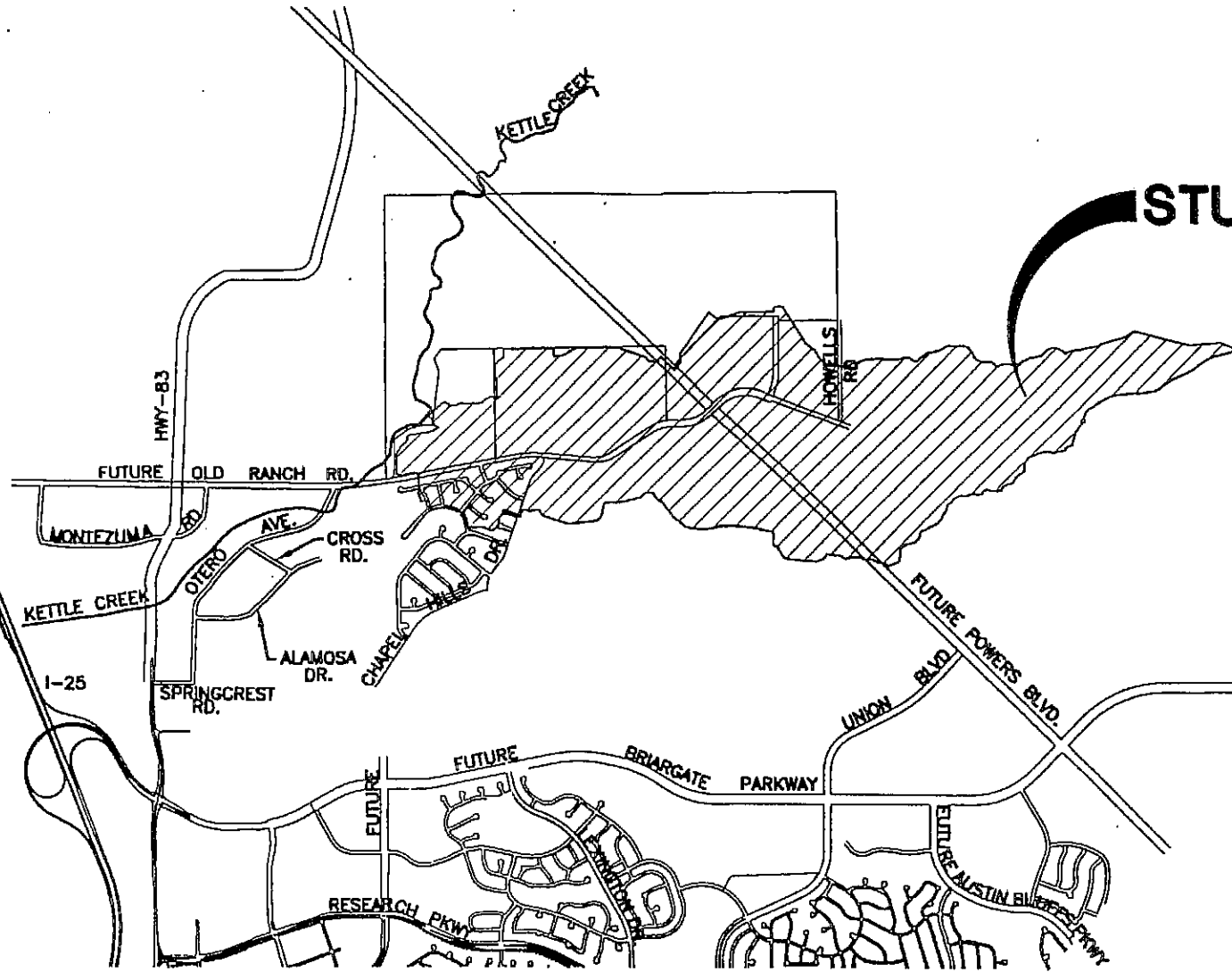
The study area is approximately 812 acres in size. It includes much of the previously mentioned development, some developed city streets and county roads, as well as approximately 152 acres of unincorporated low-density rural residential development.

The drainage management plan proposed in this study calls for the major land owners/developers in the study area to construct the drainage infrastructure required to support the proposed development within the study area. The drainage infrastructure proposed by this plan includes

several regional detention facilities to regulate peak runoff rates from future development proposed within the study area. The regulation of runoff will mitigate the potential impact that the proposed development will have on downstream Kettle Creek and the smaller tributaries that will receive runoff from the study area. It is proposed that the study area be considered a closed drainage basin due to the self contained nature of the proposed plan. As a closed basin development would not be subject to drainage fees above the cost of the infrastructure proposed by this plan.

X9800000 ALL 887710 DRAWINGS VICINITY MAP.DWG DATE 6/8/99

I-25



STUDY AREA

VICINITY MAP

1" = 3000'



2-B-6



PUBLIC WORKS
David S. Zelenok
Director

CITY OF COLORADO SPRINGS

13902

DATE: August 15, 2002

TO: Lorne Kramer, City Manager *Lorne Kramer*

FROM: Dave Zelenok, Director of Public Works *Dave*
Gary Haynes, City Engineer *Gary*

SUBJECT: Approval of Kettle Creek Drainage Basin, Old Ranch Road Tributary, Drainage Basin Planning Study and Designation of the Study Area as a "Closed Basin" with No Drainage or Bridge Fees

Summary: A Drainage Basin Planning Study (DBPS) has been prepared for a portion of the Kettle Creek Drainage Basin. The undeveloped portion of this area lies within the Briargate Master Plan area and is owned by La Plata Investments and Vintage Communities. The drainage master plan presented in the study recommends that regional detention facilities be constructed within the planning area to restrict post developed condition peak discharge rates released to Kettle Creek from the planning area to historic levels. The drainage infrastructure within the study area is to be constructed by the two major landowners or their successors as development occurs in the study area. The study recommends that the study area be considered a "Closed Basin" with no drainage, bridge, or detention basin/land fees. The study and recommendations for a "Closed Basin" are acceptable to the City Engineering staff. On June 20, 2002, the City/County Drainage Board unanimously approved the study area as a "Closed Basin".

Previous Council Action: None

Background: A Drainage Basin Planning Study was prepared by JR Engineering on behalf of La Plata Investments and Vintage Communities, the major owners of undeveloped land in the study area. The study area encompasses 812 acres as shown on the attached maps. The area is currently within the "Miscellaneous Drainage Basin" (unstudied basin) for which fees are required upon platting. "The Kettle Creek Drainage Basin, Old Ranch Road Tributary, Drainage Basin Planning Study and Master Development Drainage Plan" recommends that the study area be considered a "Closed Basin" in which no drainage, bridge, or detention basin/land fees will be paid. Construction of all of the required drainage improvements as recommended by the study will be the responsibility of the major landowners without eligibility for reimbursement. The attached executive summary from the DBPS provides additional information. The City Engineering staff has reviewed the DBPS for compliance with current drainage criteria. The study recommendations are acceptable to City staff.

Financial Implications: No drainage fees will be collected, as the land within the basin is platted. However, the required drainage infrastructure will be constructed by the major landowners as they develop their land. The landowners will not be reimbursed for the construction of these facilities and thus the financial implications to the City are negligible.

Board Recommendation: On June 20, 2002, the City/County Drainage Board unanimously approved the Old Ranch Road Tributary, Kettle Creek Drainage Basin as a "Closed Drainage Basin".

Stakeholder Process: No public input or comments were provided at the Drainage Board meeting.

Alternatives: An alternative would be to collect drainage fees at the "Miscellaneous Drainage Basin" rate or a new basin rate and reimburse the major landowners for drainage facilities that they construct. With the undeveloped portion of the basin being owned by only two major landowners who prefer to construct the drainage infrastructure as they develop their respective property, the recommended alternative is an acceptable and preferred alternative.

Recommendation: Adopt the "Kettle Creek Drainage Basin, Old Ranch Road Tributary, Drainage Basin Planning Study and Master Development Drainage Plan" and designate the study area as a "Closed Basin" with no drainage, bridge, or detention basin/land fees and no reimbursement for constructed improvements.

Proposed Motion: Motion to approve the resolution.

Attachments

cc: Bruce Thorson, City Engineering
Dave Lethbridge, City Engineering
Tim Mitros, City Engineering
Tom Bonifas, City Planning
Tom Taylor, La Plata Investments
Dean Venezia, Vintage Communities
Vance Fossinger, JR Engineering