

LARIMER COUNTY: PLANNING



THORNTON WATER PROJECT 1041 FILE 18-ZONE2305

JANUARY 28, 2019



WHY ARE WE HERE

- Board of County Commissioners direction from August 1, 2018 hearing:
 - to allow county staff and Thornton time to provide the specific additional information as discussed by the Board of County Commissioners at tonight's hearing and to
 - direct county staff to involve the public in the information gathering process through public meetings or open houses.

Previous hearings

- LCPC HEARING DATE: May 16, 2018
- LCPC RECOMMENDATION: Planning Commission recommended denial of the Douglas Road alternative alignment on a 4-2 vote
- BCC HEARING DATES: 7/09/18 continued to 7/23/18, & 8/01/18 – then continued to 12/17/18 and 1/28/19

BACKGROUND

Current process

- On December 10, 2018 Supplement 3 to the application was submitted
- December 17, 2018 Board of County Commissioners hearing presentation by Thornton on the new materials
- Referrals sent
- Staff analysis prepared January 15, 2018

WHOLE PROJECT OVERVIEW

- The City of Thornton proposes to obtain a 1041 permit for the construction of a 48” water line, a 40 million gallon per day pumping facility, and other appurtenant facilities.
- These facilities will be located either in new easements (50 foot permanent + 40 foot Temporary) acquired by the City of Thornton or in existing County Road ROW. The length of the pipeline in the unincorporated county is 26 miles. The waterline is also located in the town limits of Timanth, Windsor and Johnstown. Due to the proposed alignment of the pipeline along the county line, at WCR 13 some of the pipeline will be located in Weld County. The City of Thornton is pursuing concurrently seeking approval from Weld County.

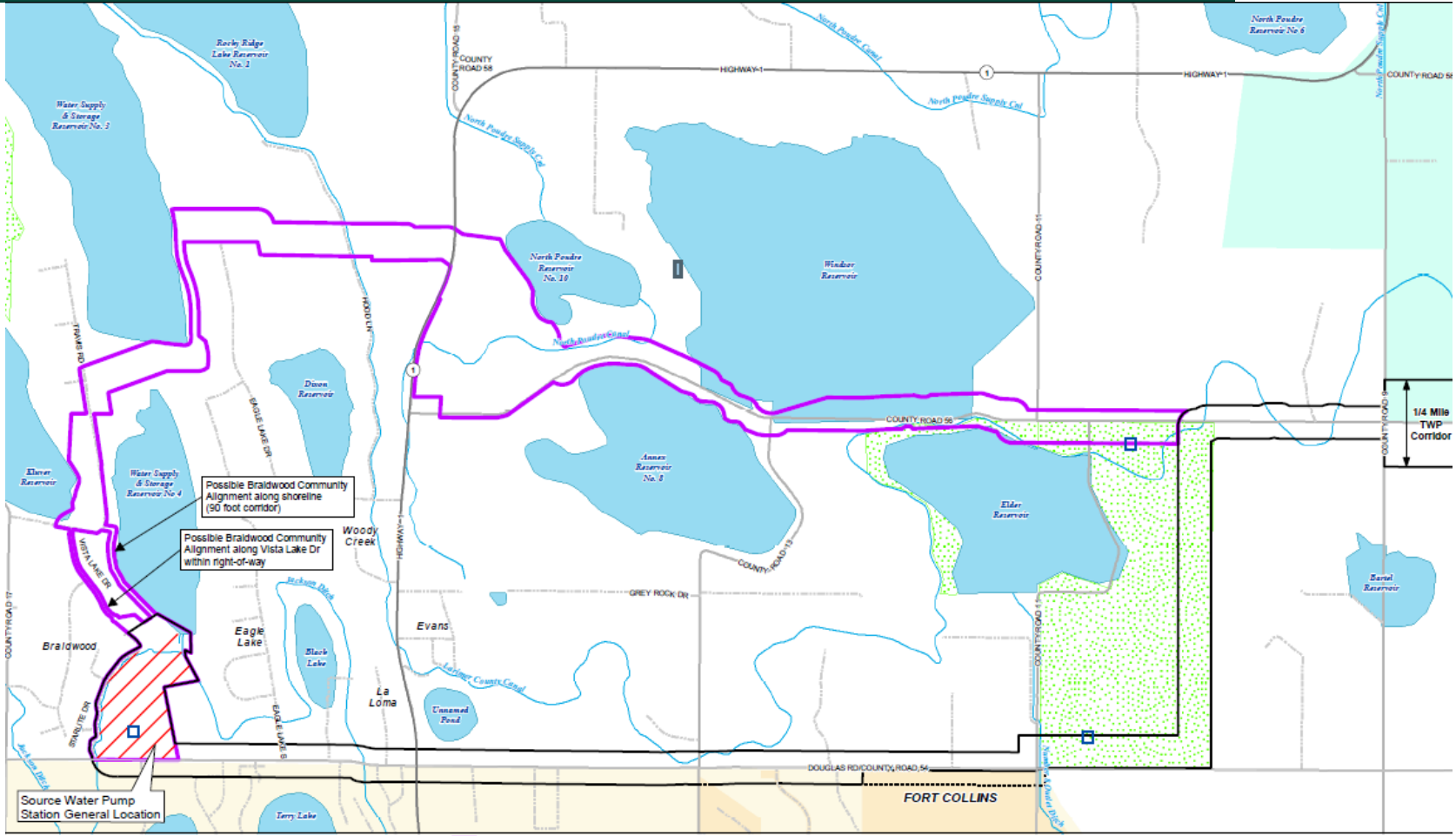
TONIGHT'S HEARING

- **Presentations:**
 - **County staff** - analysis and proposed conditions (20-30 min.)
 - **Thornton** - address any new conditions or analysis (45-60 min.)
- **BCC Q&A** of staff and applicant if remaining questions
- **Public testimony (*likely will continue to future dates*)**
 - **Blocks of time approved by BCC**
 - **15 min. each: Non-profits**
 - No Pipe Dream (John Barth)
 - Save the Poudre (Gary Wockner)
 - **15 min. each: Neighborhoods on the northern route***
 - Cty. Rd. 56 (David Johnson)
 - Hill at Cobb Lake (Jerry Pault)
 - Starlite Drive (Warren Lemerich)
 - **10 min. each: Property Owner, boards and agencies**
 - Property Owner (Brach)
 - Agriculture Advisory Board (Zach Thode and George Wallace)
 - Water Supply and Storage Company (WSSC) (Dennis Harmon)

HEARING PROCESS, CONT.

- Monday, Feb. 4 – Hearing Continues (Public Testimony, Rebuttal, and Deliberation)
- Other public comments (2 min. each)
- Thornton’s rebuttal
- BCC deliberation/decision
- Monday, Feb. 11 – Hearing Continues if needed (Public Testimony, Rebuttal, and Deliberation)

SUPPLEMENT #3 -- NORTH ROUTE



**Figure 2.a-1S
 Alternative 3 (Option C) Corridor Map**

Legend:

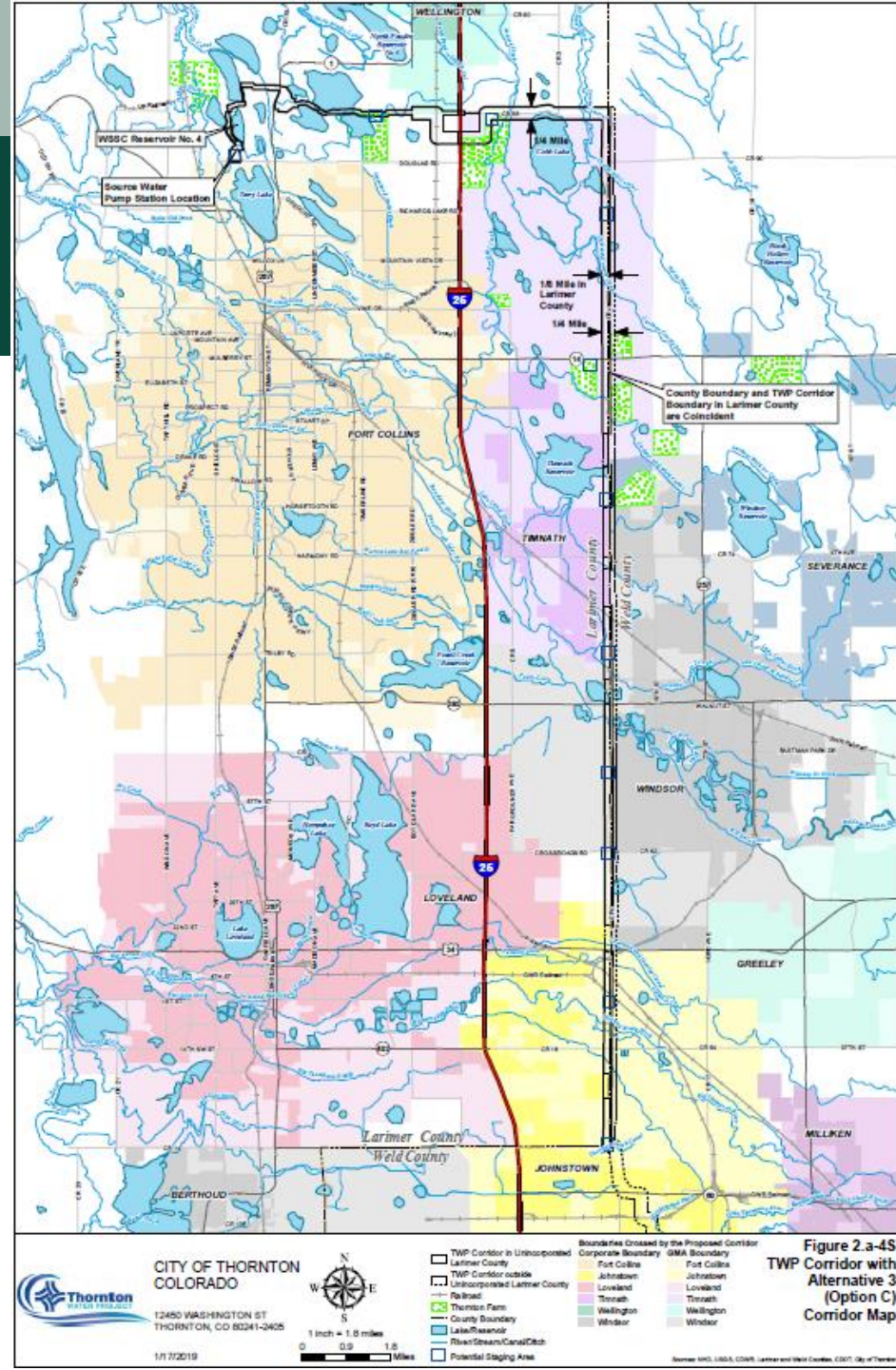
- Alternative 3 (Option C) Corridor (Purple line)
- TWP Corridor In Unincorporated Larimer County (Black outline)
- TWP Corridor outside Unincorporated Larimer County (Dashed black outline)
- Source Water Pump Station General Location (Blue square)
- Lake/Reservoir (Blue fill)
- River/Stream/Canal/Ditch (Blue line)
- Thomton Farm (Green hatched area)
- Potential Staging Area (Blue square with 'S')
- Corporate Boundary (Orange fill)
- GMA Boundary (Yellow fill)
- Fort Collins (Orange fill)
- Wellington (Yellow fill)

Scale: 1 inch = 1,400 feet

City of Thornton Colorado
 12450 WASHINGTON ST
 THORNTON, CO 80241-2405
 11/02/2019

*Final location of the Source Water Pump Station will be determined during design development. Thornton will submit a Site Plan Review permit application to Larimer County after design has progressed to the level necessary to submit the application.
 Sources: NHD, CORP, Larimer County, COOT, ES&P

SUPPLEMENT #3 –
 ENTIRE ROUTE



SUPPLEMENT #3 REFERRALS

Internal Referrals

- Engineering Department
- Road & Bridge
- County Attorney
- Health Department
- Natural Resources

External Referrals

- Colorado Division of Parks & Wildlife S of CR 38E/ CR 32
- Colorado Division of Parks & Wildlife N of CR 38E/32
- Soil Conservation
- Division of Water Resources
- Colorado Department of Transportation
- Poudre Fire Authority
- Cherry Hills Sanitation District
- Fort Collins Sanitation District
- Boxelder Sanitation District
- North Weld County Water District
- ELCO Water District
- Town of Timnath
- City Fort Collins
- Town of Windsor
- Town of Johnstown
- Poudre Valley REA
- Railroad – BNSF
- City of Greeley
- Railroad- Union Pacific
- Windsor Reservoir & Canal
- Water Supply & Storage
- Jackson Ditch

SUPPLEMENT #3

Comments received

CDPW

No Pipe Dream

Save the Poudre - additionally 513+ e-mails

Town of Timnath

Poudre Fire Authority

numerous citizens

Windsor Reservoir

SUPPLEMENT #3

NISP CO-LOCATION

Exhibit A

Northern Integrated Supply Project
Colocation Area with Thornton



4 OF 12 REVIEW CRITERIA

The Board of County Commissioners comments on August 1 focused on these specific criteria from the 12 criteria found in section 14.10 of the Land Use Code

Criteria

2. The applicant has presented reasonable siting and design alternatives or explained why no reasonable alternatives are available.
4. The proposal will not have a significant adverse affect on or will adequately mitigate significant adverse affects on the land or its natural resources, on which the proposal is situated and on lands adjacent to the proposal.
8. Adequate public facilities and services are available for the proposal or will be provided by the applicant, and the proposal will not have a significant adverse effect on the capability of local government to provide services or exceed the capacity of service delivery systems.
9. The applicant will mitigate any construction impacts to county roads, bridges and related facilities. Construction access will be re-graded and re-vegetated to minimize environmental impacts.

FINDINGS

- Consistent with the Master Plan in insuring the provision of adequate public facilities and insuring public safety.
- Causes no significant impacts to the natural or man made environment.
- Is a reasonable alternative selected from several examined.
- Identifies the needed permits and permissions and commits to obtain those.
- The proposal demonstrates a reasonable balance between the costs to the applicant to mitigate significant adverse effects and the benefits achieved by such mitigation

STAFF RECOMMENDATIONS

RECOMMENDED CONDITIONS

The conditions are organized by topic as follows:

- Pre-construction and planning
- Pipeline coordination with NISP
- Utility and well and septic coordination
- Roadway restoration
- Construction monitoring
- Other impact mitigation (including restoration, access, coordinating with property owners)
- Intergovernmental Agreement Addressing Other Benefits

POTENTIAL BENEFITS

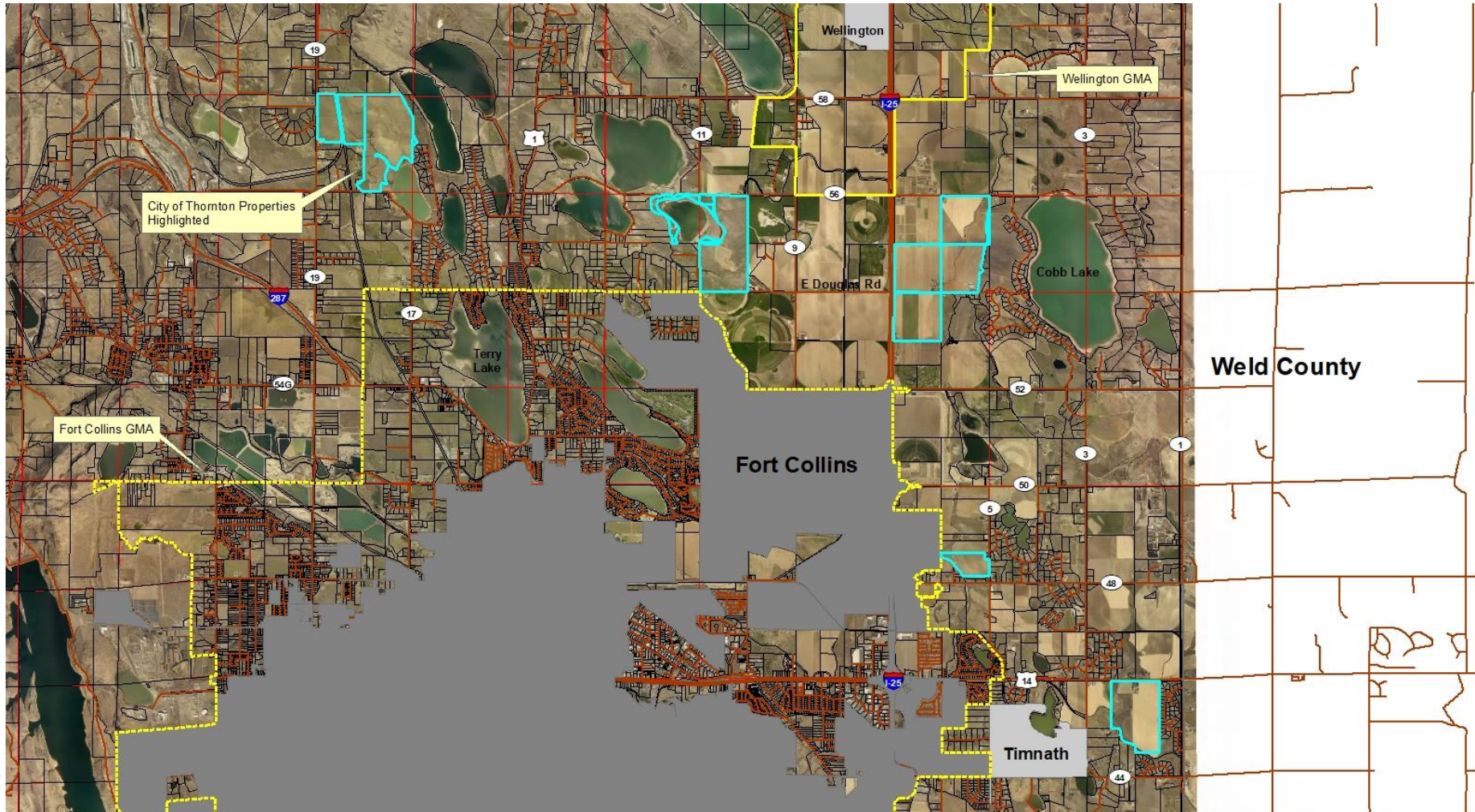
As part of its proposal, the City proposed two benefits that are directly related to the pipeline:

- 1. Emergency Raw Water Interconnects**
- 2. Transportation Mitigation and Improvement.**

Included in the benefits package to be addressed in the IGA are the following:

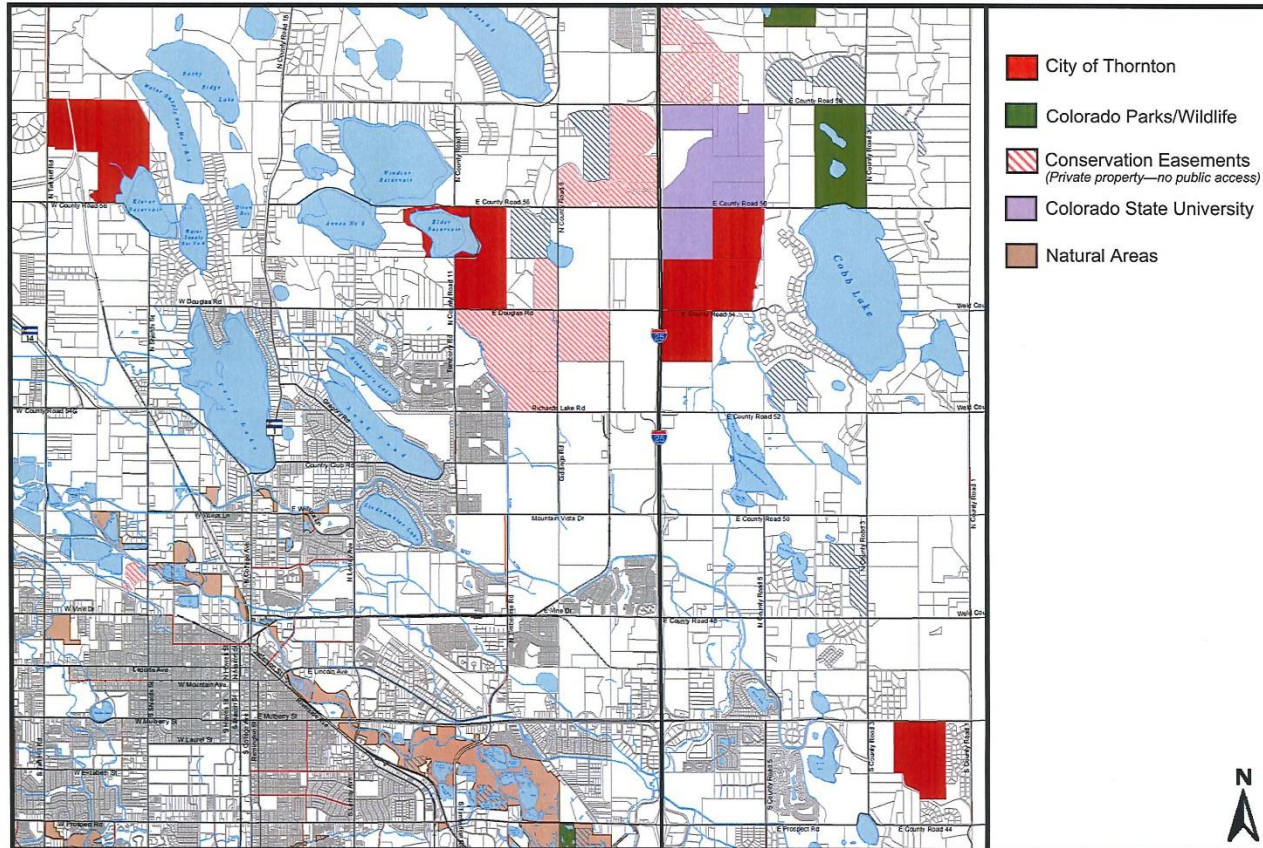
- 1. Cache la Poudre River Health**, including a commitment for:
 - o Contributing to Poudre Flows;
 - o dedication of 3,000-acre feet a year of water to the Colorado River Conservation Board (CWCB)
 - o establishing a “Water Innovation Fund” in the sum of \$1 million
- 2. Land and Telecommunications**, including a commitment for:
 - o Disposition of Thornton-owned farms in Larimer County, including offer for conservation easements with very limited development on farms 52, 63 & 83 (approximately 600 acres east of I-25) to support regional community separator goals.
 - o working with the City of Fort Collins to conserve farm 44 north of Douglas Road at Turnberry to support regional community separator goals.
 - o Retaining farms 6 and 26 in natural grasses until at least 2030.
 - o Maintaining farms 56 and 57 in irrigated agriculture until 2030.
 - o Dedicating 1.25 miles of 50-foot easement for Boxelder creek trail through City property east of I-25.
 - o Installing fiber optic conduit with 12 strand, 115 terabits per second throughput capacity throughout the length of the water pipeline for use by Larimer County.
 - o Continued voluntary payment in lieu of taxes for City-owned properties in Larimer County.
 - o Realignment of Turnberry Road through Thornton’s property to improve safety and efficiency.

RECOMMENDATIONS



RECOMMENDATIONS

City of Thornton Properties



RECOMMENDATIONS

