



Roxborough Village
Metropolitan District
— COLORADO —

Rec Center Task Force Meeting #1 - January 11, 2021



AGENDA

6:00 (5 mins)	Welcome – Calvin Brown, Metro District Board Chairman
6:05 (20 mins)	Introductions <ul style="list-style-type: none">• Project team• Task Force members
6:25 (10 mins)	Task Force process overview – Ben Kelly
6:35 (15 mins)	Background: Roxborough Village Master Plan & Feasibility Study – Todd Wenskoski and Kimberly Armitage
6:50 (15 mins)	Background: Metro District Finance – Anna Jones
7:05 (10 mins)	Background: Additional Rec Center Fact-finding – Ben Kelly
7:15 (5 mins)	Next Steps & Task Force Roles – Ben Kelly
7:20 (10 mins)	Additional Questions & Comments



INTRODUCTIONS

Part 1: Project Team

- Ben Kelly – Task Force coordination
- Anna Jones, Nic Carlson, Natalie Herschberg – Clifton Larsen Allen (District operations)
- Todd Wenskoski, Livable Cities – Roxborough Village Master Plan
- Kimberly Armitage, YMCA Denver – Project Feasibility Study
- Rick Stanzyk, Evolution Builders – Project Feasibility Study
- Scott Barnett – Mulhern MRE (District Engineer)
- Katie James, Folkestad Fazekas Barrick & Patoile – District Legal
- Don Dethlefs, Perkins & Will – Architecture & Design



INTRODUCTIONS

Part 2: Task Force Members

Brian Jordan

Chris Longo

Cheryl Lorenz

Kevin Lovelace

Mike McGlynn

Holly Nicholson-Kluth

Mariel Quevado

Marcy Rubic

Jason Ryan

Aaron Spratling

Shelly Stephens

Joanna Waldenmyer

Calvin Brown

Ed Wagner



TASK FORCE PROCESS

Overview & Orientation	Programming & Facility Options	Design	Financing	Wrap-up & Recommendations
<i>Introductions</i> <i>Background</i> <i>Work-to-Date</i>	<i>Facility components</i> <i>Costs</i> <i>Revenue opportunities</i>	<i>Conceptual design and architecture</i> <i>Two sessions</i>	<i>Construction costs and operating costs</i> <i>Mill Levy</i> <i>Revenue</i>	<i>Summary</i> <i>Recommendations to RVMD Board</i>
JANUARY 11	FEBRUARY 8	MARCH	APRIL	MAY


 We are here

BACKGROUND

Roxborough Village Master Plan

Metro District Financing Tools

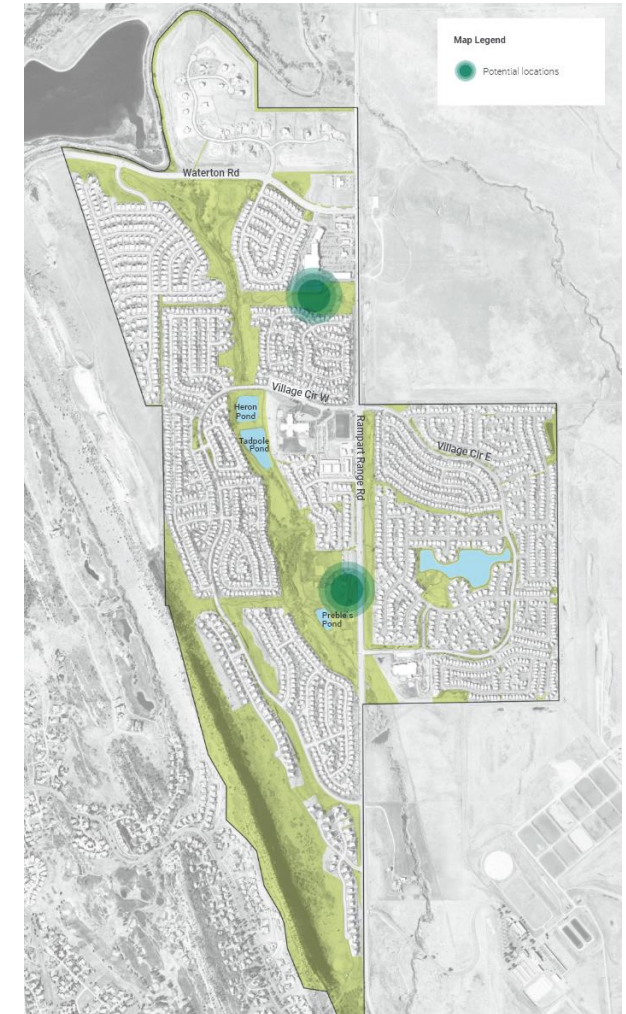
Rec Center Fact-finding



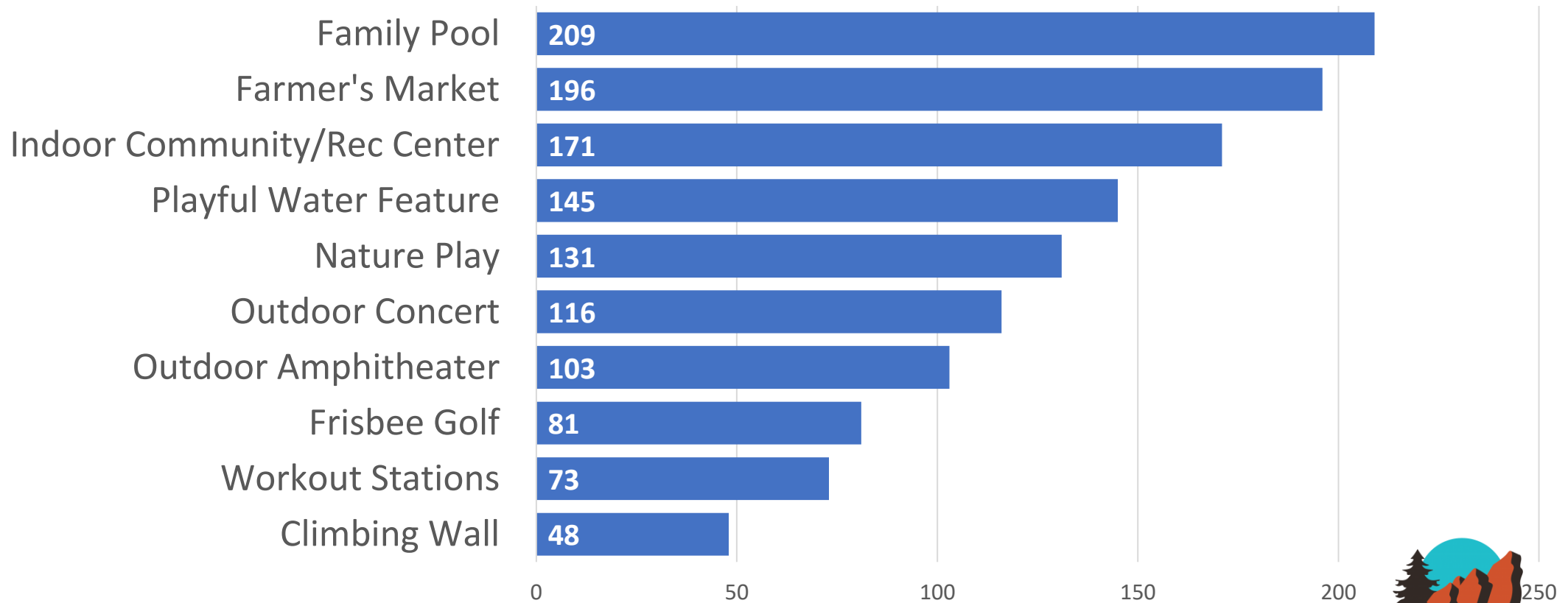


Master Plan Highlights

- Community center, pool, and gathering place were identified as highly desired amenities
- Master Plan in-depth analysis was conducted on two potential sites for a new community center and pool
 - Community Park
 - Open space south of Safeway
- Facility combinations reviewed:
 - Pool with a Small Building
 - Pool and Full Community Center
 - Splash Pad and Full Community Center (No Pool)
 - Full Community Center (no pool)

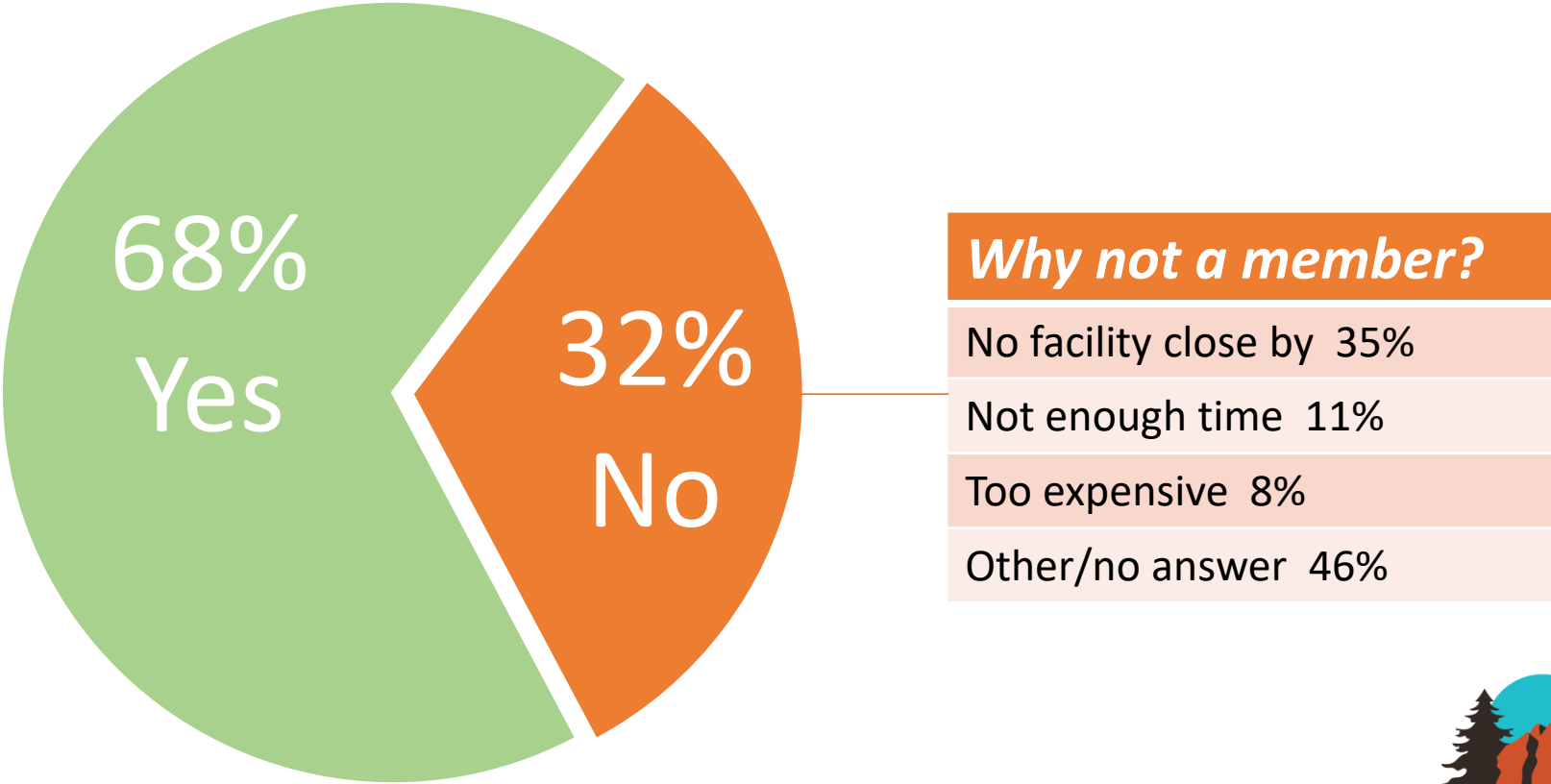


From Master Plan Survey: Participants identified their top-rated open space amenities, facilities, and programming for Roxborough Village's future



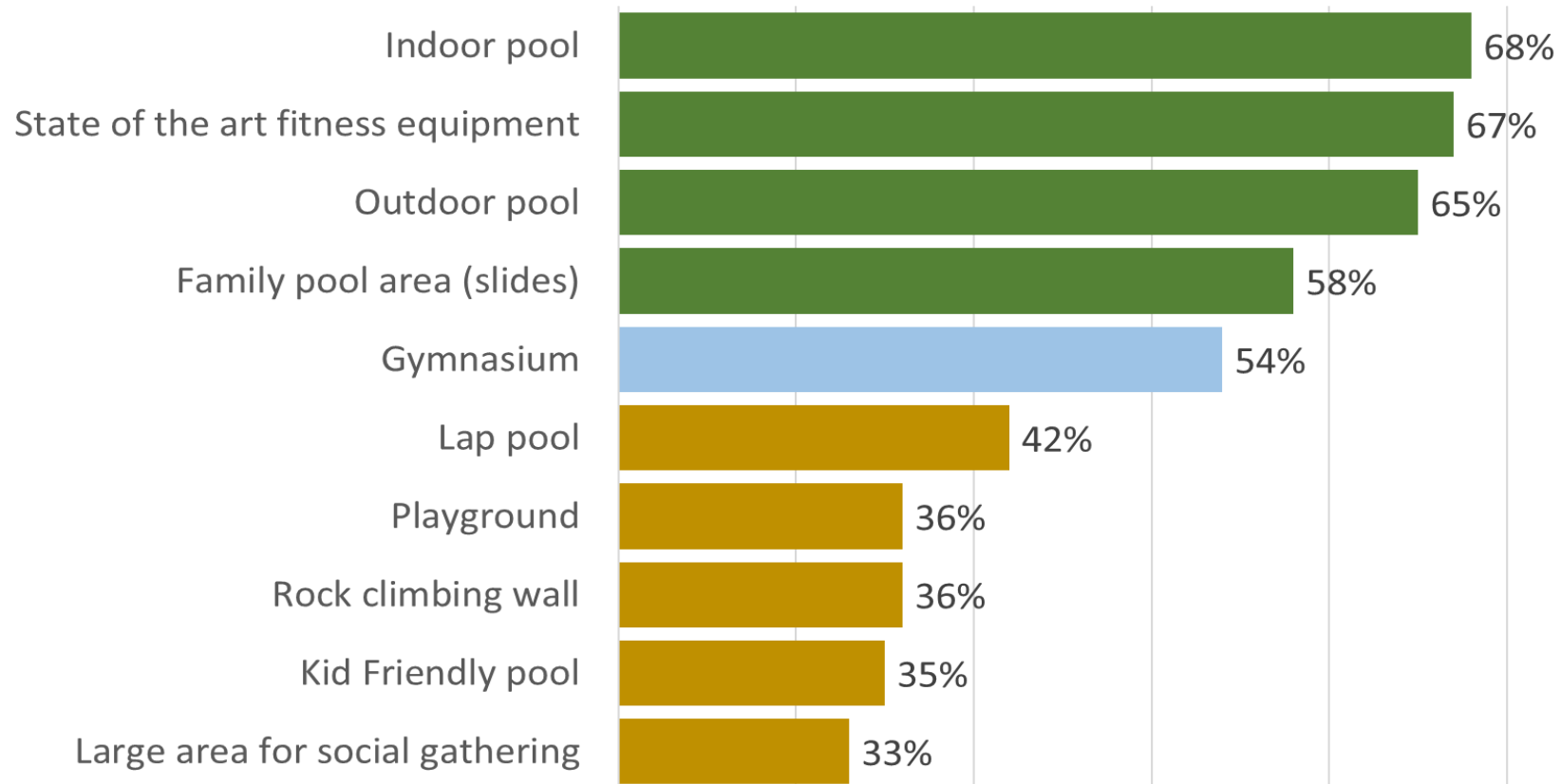
Feasibility Study Community Survey: Key Findings

Q: Are you currently a member of a health & wellness or fitness facility?



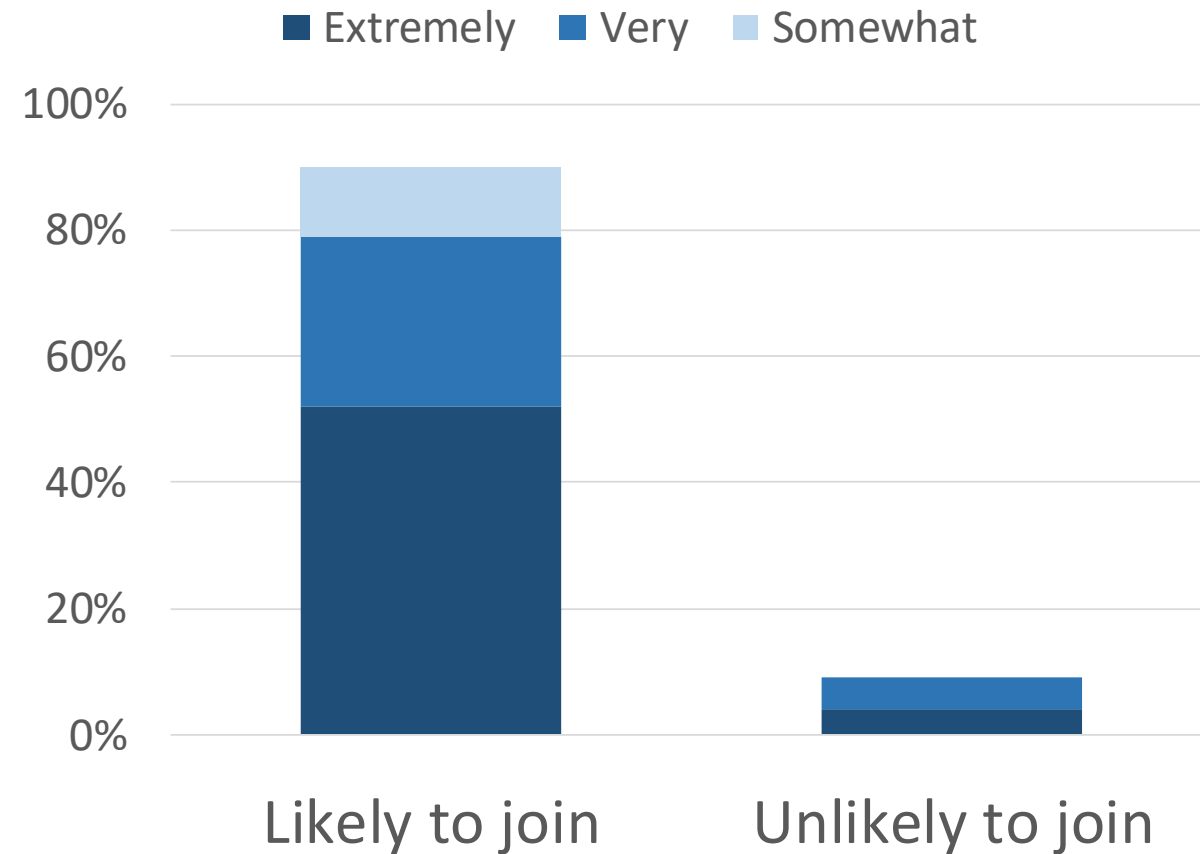
Feasibility Study Community Survey: Key Findings

Survey respondents identified their most desired amenities for community/rec center



Feasibility Study Community Survey: Key Findings

Interest in membership in a new Roxborough community/rec center



4 out of 5 survey respondents in Roxborough Village said they are “very likely” or “extremely likely” to join as a member

Also: 34% of respondents outside of Roxborough Village said they are likely to join

BACKGROUND

Roxborough Village Master Plan

Metro District Mill Levy

Rec Center Fact-finding

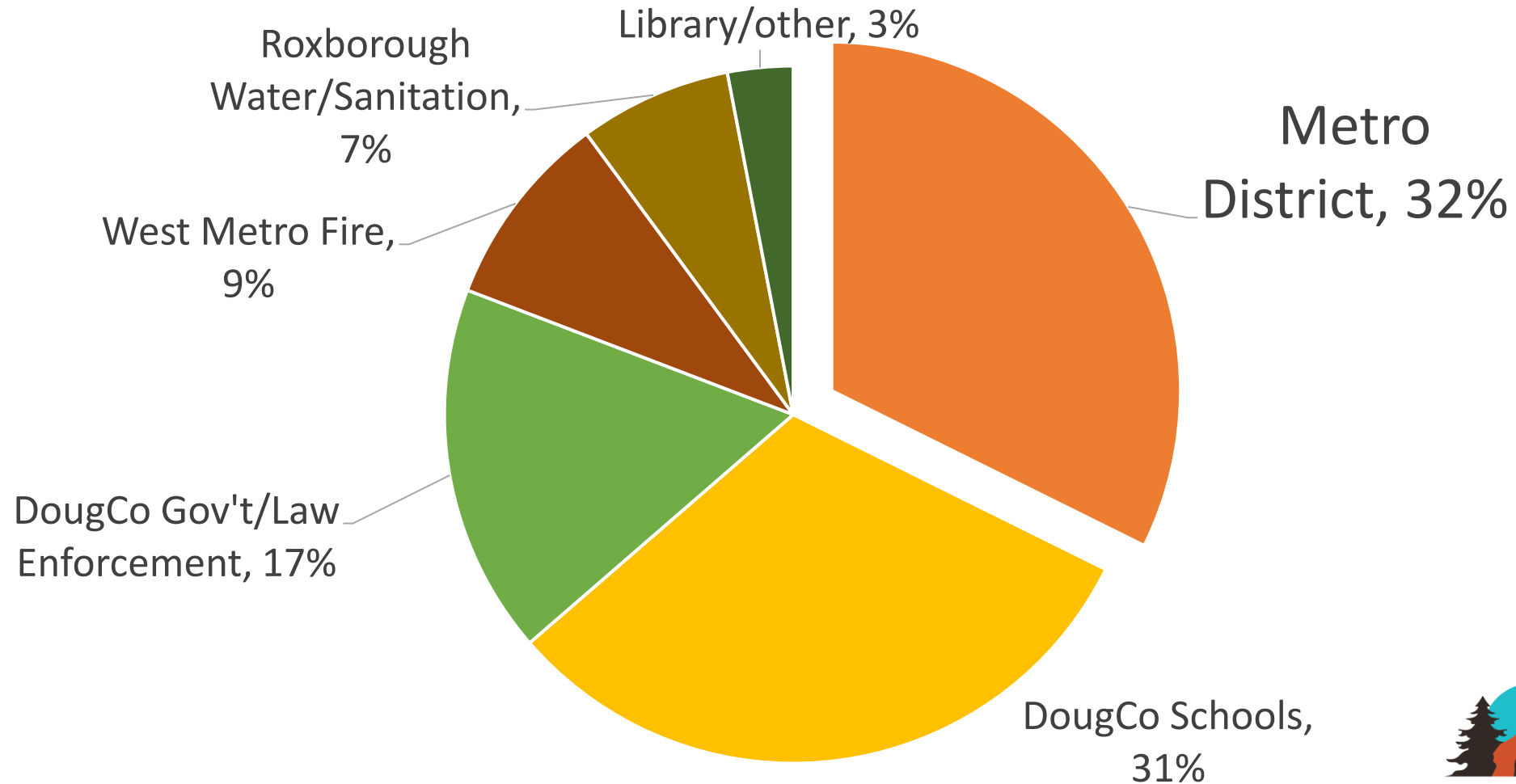


Metro District Mill Levy History

- 1985: Metro District formed to finance Roxborough Village infrastructure, and provide street improvements, parks and recreation facilities, and drainage maintenance
- 1993: Refinanced bonds after District went into bankruptcy
- 2004: Refinanced after bringing Chatfield Farms into Metro District
- 2014: Refinanced to accelerate debt service payments
- 2019: Reduced debt service mill levy
- 2021: District debt service retired (12/31/2021)

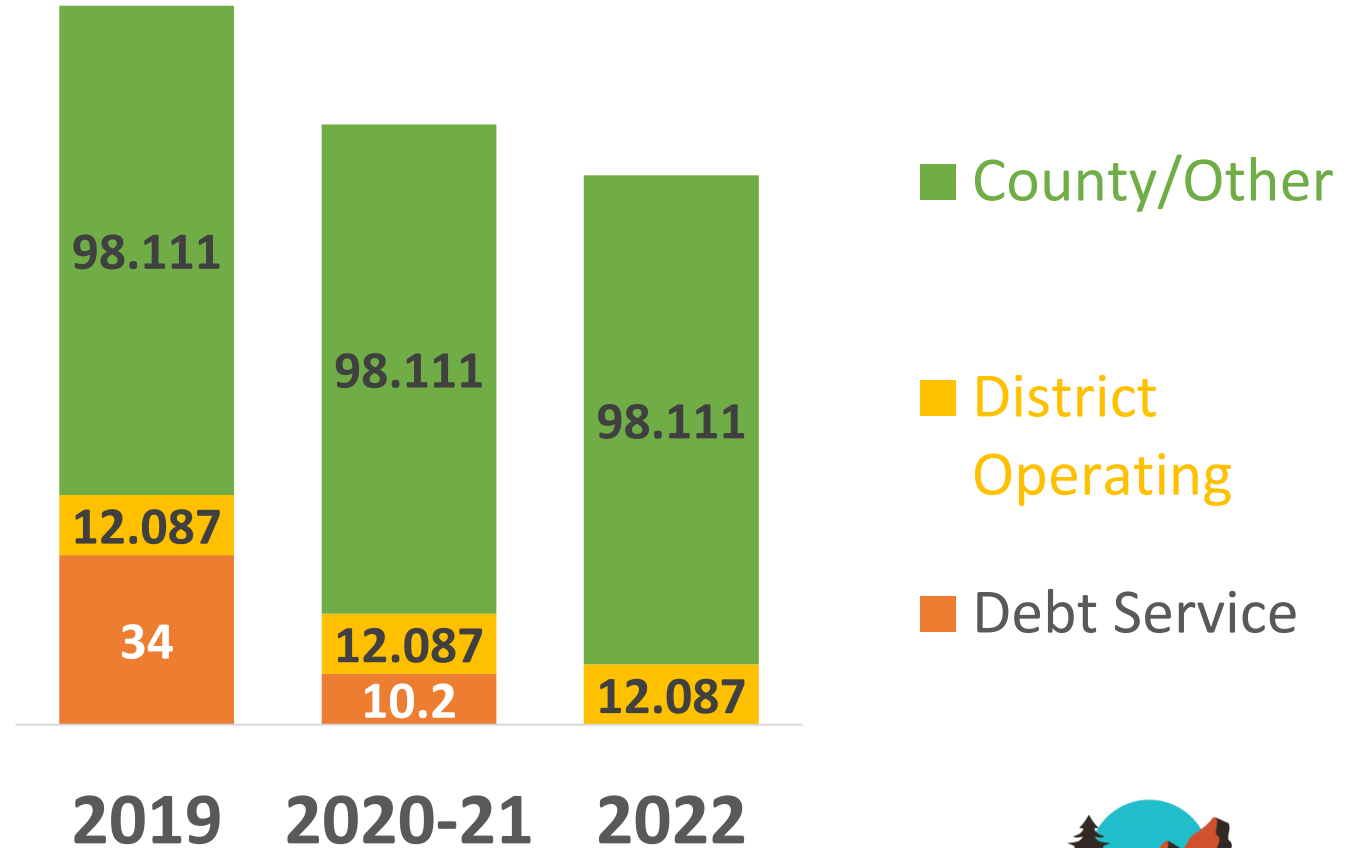
Roxborough Village Mill Levy Components

Current mill levy rates. Metro District's share includes debt service mill levy—which will be eliminated in 2022.



Roxborough Village Mill Levy Amounts

- District general operating mill levy has been set at 12.087 since 1985
- District mill levy for debt service decreased from 34 mills in 2019 to 10.2 mills in 2020 & 2021
- District's mill levy for District debt service is scheduled to be fully eliminated in 2022
- A recreation and community center would be financed through a dedicated mill levy, requiring approval of Roxborough Village Metro District voters



BACKGROUND

Roxborough Village Master Plan

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Rec Center Fact-finding



Fact-finding Steps by Metro District Board

- Commissioning Feasibility Study (early 2020)
- Board tour of facilities (October 2020)
- Selection of Perkins & Will - conceptual design (November 2020)
- Formation of Task Force (January – May 2021)



NEXT STEPS

- Meeting feedback and follow-up
 - Feedback tool for Task Force after each meeting
- Schedule meetings for March, April & May
- Team will send agenda & preliminary information one week in advance of meetings



NEXT STEPS cont'd

Your roles:

- Talk with your neighbors
- Tell us about opportunities to convey information to the community
- Refer neighbors to Roxborough Village Metro District website for information →
- Community questions & Comments: send email to info@RoxboroughMetroDistrict.org



The screenshot shows the website for Roxborough Village Metropolitan District. The header includes navigation links: ABOUT, RESIDENT RESOURCES, MEETINGS, MASTER PLAN, DISTRICT DOCUMENTS, and CONTACT US. Below the header is a photograph of several hands stacked together in a circle. The main content area has a blue background and is titled "Recreation Center Task Force". The text on the page states: "The application period for the Roxborough Village Rec Center Task Force closed on November 13th. The community-based Recreation Center Task Force will meet several times between January-May 2021, and provide their recommendations on a rec center that meets the community's needs and vision." It also includes a "Background:" section: "The Roxborough Village Metro District completed a long-range Master Plan process in 2019-2020. There was a great deal of interest from the community in exploring a recreation facility, and surveys were conducted that also indicated strong community support. Read more here in the recent [Metro District Newsletter](#)." At the bottom, it begins with "The Metro District board of directors has authorized preliminary studies to explore options and see what's possible and feasible for projects to serve the community. The Metro District board has..."



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Questions & Comments

