



Camp Creek Drainage Improvement Project
Community Meeting
December 12, 2013

Small Group Verbatim Responses

Concept	Like Best About	Why	Like Least About	Why
<p style="text-align: center;">A</p> <p style="text-align: center;">Channel Reconstruction</p> <p style="text-align: center;">Creek Stabilization</p>	<ul style="list-style-type: none"> - Appears cheaper - Keeps dimensions (width) the same - Least intrusive to Rock Ledge Ranch - Preserves parking for Rock Ledge Ranch - No Rock Ledge Ranch berms - Deeper - High walls - Best - Best choice – no retention ponds - Least visual impact upon the Park and views of the Park. Visitors would see natural landscape, not detention ponds and a bermed, dam-like road - The low impact on Garden of the Gods and its visitors - Safety features prevents cars slide down into creek - Like 	<ul style="list-style-type: none"> - Because of walls - Water flow - Looks - Least impact to visitors to Garden of the Gods - Least expensive? - Retains image of our National Natural Landmark - Retains integrity of the tunnel under 30th Street that links the Visitor Center with the Park - Stays away from retention ponds - More natural look / feel for creek in Park 	<ul style="list-style-type: none"> - <u>Ugly</u>—same as what we have - <u>Safety</u> – children and wildlife will not be able to get out - Walls – create traffic sound (road noise) - Not aesthetically pleasing - Walls on either side of ditch - Don't like walls - Ugly! - Drowning risk - Safety - Don't like walls / traffic barrier - Still open ditch - No detention ponds - Deep and steep channel walls 3 feet. Could they be decorative? - Note: Maybe...include bike lane for 31st Street similar to the one from Concept C - Not attractive / ugly – walls are ugly - Too deep - Safety due to depth - Steep walls (for kids) - No way – sterile aesthetic - Want a single span bridge, not multi span 	<ul style="list-style-type: none"> - Make walls decorative; concrete stamps or mosaic - Draining that exists in neighborhood a serious problem - Ice along walls - Ugly!! - No maintenance? - Walls keep water in the streets - Nobody in group liked this option

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<p style="text-align: center;">B</p> <p style="text-align: center;">Channel Reconstruction</p> <p style="text-align: center;">Creek Stabilization</p> <p style="text-align: center;">Detention</p>	<ul style="list-style-type: none"> - Shallower - Detention - Nothing - Detention ponds but add restoration - Solves the 3-foot wall issue - Design of channel minimized because of detention upstream - Like the dip reduction on Gateway 	<ul style="list-style-type: none"> - Not as much work to change 	<ul style="list-style-type: none"> - Cuts into parkway on east side of road - Do not like use of walls - Safety – children and wildlife - Major excavation in front of Rock Ledge Ranch - Reduces parking for events in the Ranch - How long could water remain in retention ponds—for different year floods—10, 25, 50? Water that stayed on reservoirs—will water drain? - Retention affects Rock Ledge Ranch parking - People trapped on east side by flood waters - Don't like walls / traffic barrier - <u>Don't like detention pond in parking lot</u> at Ranch - Only one wall - Retention ponds - Detracting, seemingly unnecessary large detention ponds - The impact on Garden of the Gods - The unknown issues around the trail under 30th from the Visitor Center - Effect on Gateway Trail - Part of group does not like median - Median strip because of safety issues - 3-foot wall doesn't prevent west side flooding since opening for streets (Fontmore, etc.) floods anyway - Sterile 	<ul style="list-style-type: none"> - Off balance - 10 to 11-foot berms and retention ponds in Rock Ledge Ranch - 19-foot berms and retention ponds are eyesores and detract from the natural feel of the area - The retention ponds in general - Loss of parking area for the Ranch - Mostly the retention pond just north of Gateway Road - Nobody in group liked this option

Concept	Like Best About	Why	Like Least About	Why
<p style="text-align: center;">C</p> <p style="text-align: center;">Grass-Lined Channel</p> <p style="text-align: center;">Creek Stabilization</p> <p style="text-align: center;">Detention</p>	<ul style="list-style-type: none"> - Maintains natural creek - Safety better - Wildlife - Aesthetically pleasing - Bike trail is off 31st Street - Grass slopes appealing - Love the bicycle lane - Attractive landscaping could be great - Like trail in channel and green look but would like wider channel - Add additional width, maybe take a little more of parkway - Don't need 9-foot parking area; can include 2 feet of gutter - Recommend 4:1 side slopes for grass areas—less erosion - Like chance of additional funding for trail - Bike lane is great - Bike lane location - Possibilities of 31st Street look / feel - 3-to-1 slopes a good idea – usable space - Treats water as a natural asset and does not try to hide the creek - Bike trail next to creek – can entire base be lowered 3 feet to eliminate walls? - Not wasted if over-designed - Our choice - Good landscaping, appearance - Wider channel - Bike lane OK in channel - Like stop start flat part 	<ul style="list-style-type: none"> - Safer on 30th Street because of fewer bicycles - Look pleasing / green slopes - Trail separated from traffic - Will be more economical - Looks attractive - Detention ponds can be done <u>quickly</u> and prevent future flooding - Reduces <u>costs</u> - Better emergency access into Pleasant Valley 	<ul style="list-style-type: none"> - Concern about loss of parkway - Maintenance - Do not want to lose any of landscape area (parkway) - Major excavation in front of Rock Ledge Ranch - Reduces parking for events in the Ranch - Retention affects Rock Ledge Ranch parking - Landscaping will need maintenance - Don't like walls / traffic barrier - <u>Don't like detention pond in parking lot</u> at Ranch - Like single span bridge crossing - Open ditch - Detracting, seemingly unnecessary large detention ponds - The impact on Garden of the Gods - The unknown issues around the trail under 30th from the Visitor Center - Effect on Gateway Trail - Road crossing bikes could be difficult - 3-foot walls are ugly, maybe re-assess design flow could reduce size of wall - Dislike walls - Issue with bike path sediment - How to “jump” bike path over height of wall at bridge 	<ul style="list-style-type: none"> - Our front door is about 25 feet from the sidewalk - Eyesore - More maintenance - Use of parking lots becomes bike play area? - Ugly!!!! - 10 to 11-foot berms and retention ponds in Rock Ledge Ranch - 19-foot berms and retention ponds are eyesores and detract from the natural feel of the area

Concept	Like Best About	Why	Like Least About	Why
<p>D</p> <p>Box Culvert</p> <p>Creek Stabilization</p>	<ul style="list-style-type: none"> - Eliminates bridges - Parkway with trees and landscape - Bike lane continues to bike system - Being able to walk across street - Aesthetically pleasing - Least intrusive to Rock Ledge Ranch - Very appealing park setting in the middle of 31st Street - Attractive - No Rock Ledge Ranch berms - No detention ponds - Takes care of maximum water flow - No detention ponds - Okay. No walls on the channel - Best - The low impact on Garden of the Gods - The natural appearance - Usable space in center - Large carrying capacity - Open landscape 	<ul style="list-style-type: none"> - Looks really nice - Attractive and doesn't affect the view of the Park 	<ul style="list-style-type: none"> - Removes creek from neighborhood - Cost - Maintenance effort - Concern about 30th Street being realigned into 31st St. - Questions about sediment clogging culvert - No water for wildlife - Don't like multi-barrel box culvert. Use single span (3-sided box) - Cost? - Maintenance / inspection nightmare - It appears to be <u>very expensive</u> - Box culverts would be costly to build - How could it be maintained? - Safety issues for children wanting to explore the tunnels - Potential cost? - Potential risk to youth inside tunnels - Hides the creek - Very expensive - Loses neighborhood identity - Don't like cost potential - Build-up of debris in boxes - Safety if kids get in - Possible maintenance issues with sediment - Cost high? - Springs have no place to exit 	<ul style="list-style-type: none"> - Could plus - Expensive - Harder to clean - Could put homes in floodplain that are not now! - Concrete breaking loose

Concept	Like Best About	Why	Like Least About	Why
<p>E</p> <p>Box Culvert</p> <p>Creek Stabilization</p> <p>Detention</p>	<ul style="list-style-type: none"> - Eliminates bridges - Parkway with trees and landscape - Bike lane continues to bike system - Being able to walk across street - Aesthetically pleasing - Detention - Least intrusive to Rock Ledge Ranch - Very appealing park setting in the middle of 31st Street - Attractive - No Rock Ledge Ranch berms - Like detention area north of Gateway Road - Best of all alternatives - Raising Gateway Road - Detention ponds upstream - Good choice - Usable space in center - Separates bike path from auto traffic - Like C,D, and E - Like detention areas up north like in E 	<ul style="list-style-type: none"> - Moves larger volume of water north away from Ranch and homes - Looks nice - No walls – slight curb 	<ul style="list-style-type: none"> - Removes creek from neighborhood - Cost - Maintenance effort - Concern about 30th Street being realigned into 31st Street - Don't like multi-barrel box culvert. Use single span (3-sided box) - Want all retention ponds - Maintenance - Retention ponds impact visitor access to the Park from the Visitor Center - Box culverts would be costly to build - How could it be maintained? - Safety issues for children wanting to explore the tunnels - Detention ponds - The retention pond just north of Gateway Road - Hides the creek – kills the identity of the neighborhood - Not many people would use creek - Don't like cost potential - Build-up of debris in boxes - Safety if kids get in - Bridges and walls are sterile - Street lights needed 	<ul style="list-style-type: none"> - Out of view - Easier to maintain - Could put homes in floodplain that are not now! - No access on Gateway Trail to central Garden - Concrete that looks like stone or put nice bridges

Our group particularly likes the following element(s) and would like to have it/them included in any solution:

- Cast stone versus ugly concrete
- Detention towards the north of canyon—liked E
- Fill in dip to Gateway and change road to White House (Rock Ledge Ranch)
- The whole ditch being covered – we love it!
- Getting the area out of the 100-year floodplain
- Love the drainage detention upstream (all up and down)
- Plan [Concept] A covered
- Upstream detention – natural amenities that can be used
- Sediment deposition area in northern part
- Idea of using other funding sources – GOCO, ecosystem restoration funding source
- Detention ponds, especially smaller / shallower south of Gateway Road
- Keep costs down – can do quicker
- The lowest visual impact to Garden of the Gods
- Concepts A and D are leading ideas currently – for Garden of the Gods section
- Creek stabilization
- The least impact to the Park
- The detention pond all the way to the north near sediment is okay
- Smaller channels of Camp Creek as designed in Concept A would better manage money and aesthetic of Pleasant Valley and protect parking at Ranch
- Keep landscape area (parkway)
- Protection of children and wildlife
- Retention above Gateway Road
- Parking lanes
- Landscaping
- Continuous bike trail system – off-street
- Containing or eliminating 100-year floodplain

Our group particularly dislikes the following element(s) and would NOT like to have it/them included in any solution:

- Dislike multi span bridges – need single span
- No metal guards decorative railing
- No lighting—need to plan lighting
- Dislike walls because of graphite and maintenance
- We hate the open concept because of maintenance issues
- Dislike the walls
- Concern about bike crossings for [concepts] D and E
- Box culverts
- The retention pond just north of Gateway Road and the potential impacts on visitors to Garden of the Gods
- We dislike the idea of people who knowingly built in a floodplain, forcing big changes in appearance to a National Natural Landmark
- The retention ponds in the parking area of Rock Ledge Ranch would turn into bike ramps / jumps
- Detention ponds, particularly the ones shown in the Rock Ledge Ranch parking lot and immediately west of the Visitor Center
- Gateway Road looking like a dam
- Don't like any detention on either side of Gateway Road, hence A and D are best options
- Huge, hideous concrete walls
- Rock Ledge Ranch retention ponds
- Rock Ledge Ranch retention ponds would eliminate bike path extension at Rock Ledge Ranch
- Berms north of Gateway Road and catch basins at Rock Ledge Ranch does not preserve the historic integrity of the Garden or Rock Ledge
- Depth of Concept A – safety issue
- Concrete channel
- Concrete channel tends to attract graffiti

Additional comments submitted:

- Our group's goal: Protect the neighborhood with the least impact possible in the Park
- Sediment deposition zone good
- Detention ponds good idea if treated as a natural amenity with grass and people can use
- Please consider 31st Street as a gateway to Ute Pass and Garden of the Gods
- Is there consideration for animal crossings to get out of canal (kids also!)?
- Combine concept B and E drainage detention. It's not just Pleasant Valley; downstream issues with Fountain Creek and Monument Creek – think ahead!
- Need a great stormwater drainage system
- Project needs to be designed with possibility of using other funding option[s]
- Important to get some temporary relief ASAP and move project along. Don't over-study!
- If walls along 31st Street channel are higher, please texturize them to discourage graffiti
- Comment regarding underground water: My father lives at 714 N. 31st. He has a French drain along north side of his basement with a sump pump. There is a steady flow from the sump pump.

Drawings submitted:



