

## **Riverdale Bluffs Public Workshop I**

### **Survey Results Summary**

We received great feedback on the future of the Riverdale Bluffs Open Space. Overall people were very supportive of the project, and are excited for the possibilities of this open space. Below is a quick assessment of the survey results.

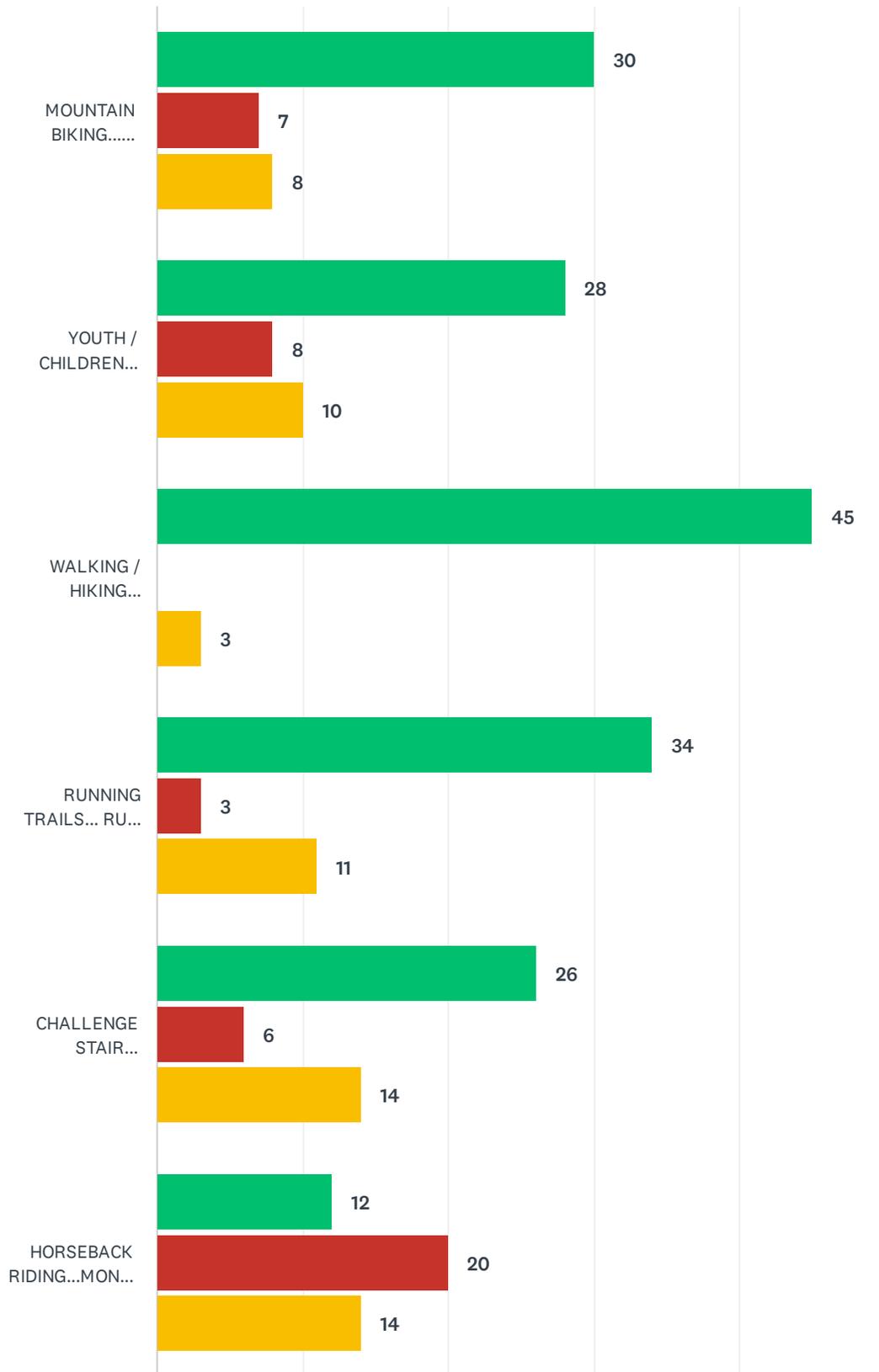
- Walking/hiking, running, and biking trails were well received.
- Small picnic areas are preferred over large picnic areas.
- There is a significant desire for art and educational interpretation, as many people mentioned in the comments section.
- Many people would like to ensure that the natural prairie landscape and wildlife will be protected.

Survey results and responses to questions are on the following pages.

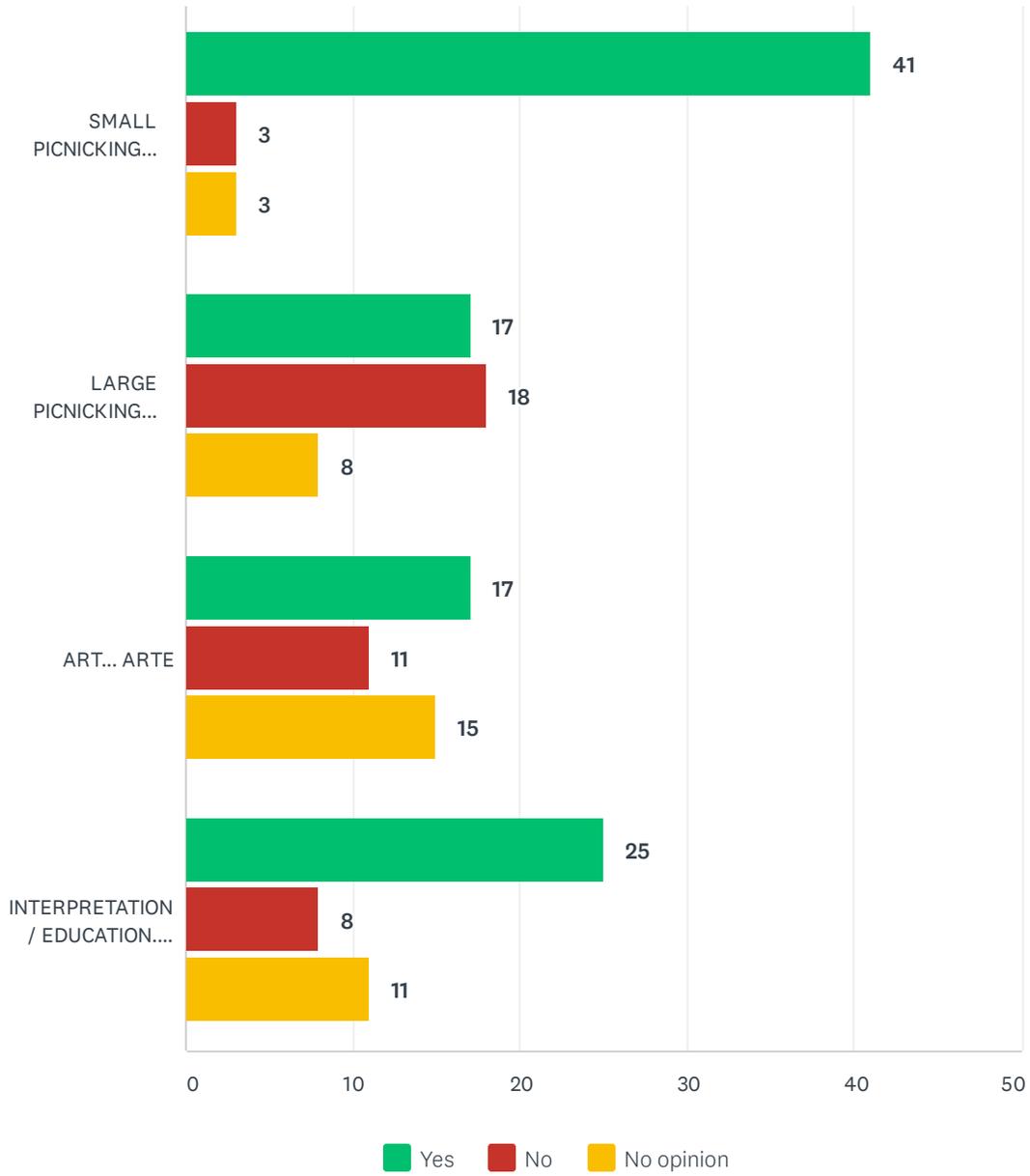
# Q1 What do you want to see at Riverdale Bluffs? ¿Qué quiere ver usted en Riverdale Bluffs?

Answered: 49 Skipped: 0

Yes No No opinion



# Riverdale Bluffs Open Space Master Plan



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	YES	NO	NO OPINION	TOTAL
MOUNTAIN BIKING... BICICLETA DE MONTAÑA	66.67% 30	15.56% 7	17.78% 8	45
YOUTH / CHILDREN BIKING... JÓVENES / NIÑOS EN BICICLETA	60.87% 28	17.39% 8	21.74% 10	46
WALKING / HIKING TRAILS... CAMINATAS / SENDERISMO	93.75% 45	0.00% 0	6.25% 3	48
RUNNING TRAILS... RUTAS PARA CORRER	70.83% 34	6.25% 3	22.92% 11	48
CHALLENGE STAIR CLIMBING... RETO DE SUBIR ESCALERAS	56.52% 26	13.04% 6	30.43% 14	46
HORSEBACK RIDING...MONTAR A CABALLO	26.09% 12	43.48% 20	30.43% 14	46
SMALL PICNICKING AREAS... PEQUEÑAS ZONAS PARA PICNICK	87.23% 41	6.38% 3	6.38% 3	47
LARGE PICNICKING AREAS... AMPLIAS ZONAS PARA PICNICK	39.53% 17	41.86% 18	18.60% 8	43
ART... ARTE	39.53% 17	25.58% 11	34.88% 15	43
INTERPRETATION / EDUCATION... INTERPRETACIÓN / EDUCACIÓN	56.82% 25	18.18% 8	25.00% 11	44

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#	DO YOU HAVE ANY ADDITIONAL COMMENTS REGARDING THESE ACTIVITIES? ¿TIENE ALGÚN COMENTARIO ADICIONAL SOBRE ESTAS ACTIVIDADES?	DATE
1	I do not enjoy bikes on the trails because they move at such a fast pace. Scary for horses.	10/27/2020 10:42 AM
2	I recommend educational interpretation of the area's geological formation; SouthPlatte River Valley formation/hydrology; Human activities in the Valley (as far back in time as is know, including pre-EuropeanAmerican settlement to present). Passive recreational activities only. Limited outdoor environmental learning activities.	10/26/2020 3:46 PM
3	The county badly needs a natural area with basic walking/biking trails. This site should include culturally relevant interpretation with information on the American Indian traditional names, uses and cultural relevance. Similarly, any Latino cultural history and Spanish translation is badly needed in our community. Please consult local people of color in the development of this site.	10/11/2020 5:20 PM
4	No	10/10/2020 10:12 AM
5	om com	10/4/2020 5:56 PM
6	Plant plenty of trees for shade and plenty of wildflowers for honey and native bees.	10/1/2020 12:24 PM
7	Colorado Parks and Wildlife has no issues with these activities unless they will pose impacts to wildlife. If the activities do pose a negative impact to the wildlife in the area of Riverdale Bluffs, then please contact us to discuss options for mitigating those impacts.	9/30/2020 5:20 PM
8	Education and awareness of shortgrass prairie ecosystems and animals is critical with so much development in the area. Would be great to involve the neighboring schools. The idea of a nature center is a good one, though there are already centers at Bluff Lake. Mountain biking is extremely disruptive to wildlife. Trails of any kind also disrupt wildlife, but are necessary to nature education and appreciation.	9/29/2020 4:28 PM
9	Not at this time but I think it's a wonderful idea to utilize a space many people can enjoy. I am a senior citizen so some activities wouldn't pertain to me.	9/29/2020 12:25 PM
10	The county has few areas that are hilly that would provide an opportunity for mountain biking and some more strenuous hiking so I would like to see that occur at this location. There already seems to be a lot of areas already, even nearby (i.e., Adams County Fairgrounds) for picnicking and children's activities.	9/29/2020 10:19 AM
11	A bike park would be a great addition much like the Valmont bike park in Boulder. If the park could be connected to the existing trail network would be great.	9/25/2020 10:45 AM
12	Shade is always important whether via trees or shade structures.	9/25/2020 9:54 AM
13	Look opportunities for a sliding hill for snow in winter and for summer as well with grassy slippery area. Look for opportunities for zip lines (small ones). Add a fast EV charger at the parking lot. Dog park?	9/25/2020 9:01 AM
14	Keep anything with tires off the land. The wheeled traffic will cut up the land.	9/24/2020 4:48 PM
15	I used to love horse back riding.. it would be wonderful if people who lived in the area were able to rent horses for rides .. as long as clean up was also part of the service.. if opened to private riders a fee would be involved for clean up	9/24/2020 4:45 PM
16	After visiting the Erie Singletrack, the Brighton/Thornton area needs this kind of space! Thanks for considering it.	9/22/2020 2:13 PM
17	This area should remain minimally altered. Protecting the natural habitat flora and fauna is critical. There are Bald Eagles, Owls, prairie dogs, snakes, coyotes (just to name the bigger critters). Too many people trampling the landscape and too much change and trampling will irreversibly damage this last remaining natural area.	9/21/2020 6:15 PM
18	Would like this area to be more for the wild life. We hope the parking will be on Riverdale not up on 136th. People who pull into the MAINTENANCE GATED AREA on 136th are not being seen by oncoming traffic.	9/17/2020 3:52 PM
19	nature play for kids?	9/17/2020 7:40 AM
20	I personally think it would be nice to have separate areas for separate activities so that you	9/16/2020 9:51 PM

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don't have to hike on the same trail where people are mountain biking or running.

21	Separating activities is sometime necessary in an area with many uses and limited real estate. An example that I have encountered in other open space parks is the equestrian/Mt. Bike conflict. There seem to be two specific sites. Consider limiting certain uses to one site or the other to avoid these conflicts.	9/16/2020 6:36 PM
22	As the Operating Manager of the Boulder Mountainbike Alliance (BMA), I'm happy to represent the mountain biking community. We are a membership organization and while many of our members live in Boulder County, other members and mountain bikers in our community come from the northern suburbs like Thornton and Brighton. Having a quality mountain bike experience on the plains will be an amazing resource for the local community. Even more so would be adding trails that could be used for the Colorado High School Cycling league - there are no mountain bike courses on the Front Range, the closest area is Frisco. Myself and Gary Moore of the Colorado Mountain Bike Association (COMBA) are happy to partner with you on your trail design. We advocate for modern designs that consider the needs of all trail users (hikers, runners, equestrians and mountain bikers) so that each group can have their desired experience, while minimizing the impact to the land and wildlife. One example of this is in the new Floyd Hill Open Space which has both hiking only trails and downhill bike trails. Another example is Erie Open Space, which has bike-optimized trails. Both COMBA and BMA are also stewardship organizations and provide thousands of hours of volunteer trail building and maintenance time for our local land managers. This is something we could potentially offer to Riverdale Bluffs if needed. I look forward to further discussion and collaboration, thank you for the great presentation. Here's more information on BMA: <a href="https://www.bouldermountainbike.org/">https://www.bouldermountainbike.org/</a>	9/16/2020 6:32 PM
23	Trails for just bikers or horses or hikers not shared	9/16/2020 6:12 PM
24	I would love to see a mountain bike park in Adams County!	9/16/2020 6:11 PM
25	I would love to see something like Erie single track or Valmont bike park. MTB needs to be its own area.. no waking or hiking on the trail system. If you did this you would get lots of volunteers to help keep this nice..	9/16/2020 5:43 PM
26	Dog park and availability of leashed dog walking on trails. Water sources for dogs.	9/16/2020 1:17 PM

**Q2 Other comments regarding Riverdale Bluffs (ideas, concerns, etc.)Otros comentarios sobre Riverdale Bluffs (ideas, preocupaciones, etc.)**

Answered: 26 Skipped: 23

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#	RESPONSES	DATE
1	These projects will the "nature" of Colorado to more participants ... both Coloradans and Visitors. In addition, I envision an economic benefit from entrepreneurs that will add products and services to each of the above Riverbluff project. GREAT JOB !!	11/14/2020 9:52 AM
2	To mix hiking trails with biking trails would present safety concerns, for the two do not mix. Witness the problems in Boulder County Open Space trails.	11/1/2020 9:39 AM
3	Keep the area as untrammled as possible. Inventory plants birds (migratory), other wildlife. Use evidence based information and technology when interpreting the area. Be able to close off area for breeding wildlife and to rest the area for over use. Keep the area in native plantings as possible	10/26/2020 3:46 PM
4	The ecological integrity of the site should be the first and foremost consideration at the bluffs. Secondly, safety, security and maintenance should be considered. Many of the county's park sites and trails are poorly maintained and rarely patrolled. Before any amenities are constructed, adequate funding for daily maintenance and security should be allocated. If funds and personnel cannot be earmarked and fully funded, leave the site natural.	10/11/2020 5:20 PM
5	Traffic concerns. There are limited ways to access this space. The addition of the schools has created a traffic concern without mitigation. The problem is compounded with the area bordering Adams county controlled area and City of Thornton with no one interested in addressing traffic which is problematic at Riverdale, 136th, and Yosemite. The regional park hasn't proposes to solve it, would like to see the traffic plan for this area considering there is access only from the north and south on Riverdale which is a rural road and 136th only from the west. The only access from the East is down riverdale or up from 124th through a horrible intersection at 128th and Riverdale. Someone needs to address access and traffic concerns in this area where there are no sidewalks and lots of children with the schools. Would love to see trail connectivity to the south platt and to points west in the city of Thornton.	10/10/2020 10:12 AM
6	c	10/4/2020 5:56 PM
7	As the open space becomes popular how will in be monitored? How will the privacy of the current residents be protected? Will current residents have direct access to the open space from their properties?	10/1/2020 12:24 PM
8	Adams County will need to examine the site for wildlife and work with CPW to mitigate any potential impacts to wildlife.	9/30/2020 5:20 PM
9	Please involve Bird Conservancy of the Rockies in your planning and stakeholder meetings. Denver Audubon serves and speaks for residents in the 7-county metro area including Adams County.	9/29/2020 4:28 PM
10	With my previous comments on the uses of the property, I would like to see the allowance for dogs on leashes with doggie poo pick-up bags at the entrance.	9/29/2020 10:19 AM
11	The county has several larger picnic areas already.	9/25/2020 10:45 AM
12	I suggest to create a demonstration site environmental friendly technology such as renewable energy display (different types of wind blades, solar panels), EV charges, rain gardens, infiltration zones, pervious pavers for parking, food compost demo, solid waste recycling opportunity, dog waste compost station, Xeriscape demo, weather station, plenty of trees and shades, fruit trees. Make a true environmental friendly open space with educational signage, challenges and scavenger hunt opportunities by using the phone. Incorporate reporting of full trash cans by residents thru the phone, as well as portable toilet maintenance. Portable toilets are ugly and smelly, any ideas on how to make this experience better? Ties to the agricultural heritage may include displays for soil types, irrigation types, agrivoitaics display, crop types, etc. Please make something fun, interactive, educational, innovative, and something we would be proud of (no pressure!)	9/25/2020 9:01 AM
13	Control the prairie dogs. They will destroy the vegetation and ultimately the property.	9/24/2020 4:48 PM
14	Security ... cameras to record any drug use or criminal activity .. monitoring the area 24/7. I have lived in this area for 30 years.. it isn't exactly safe.. even the walking trail is still a trail I won't walk with my daughter for fear of being mugged or sexually assaulted.	9/24/2020 4:45 PM
15	Disc Golf	9/24/2020 2:57 PM

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16	I think it is important that trees be planted here! More important than man made coverings. Keep the area as little 'built' up as possible	9/23/2020 7:54 AM
17	Something like Valmont Bike Park in Boulder for this area would work well. The natural slope of the land, size of the area, and location are favorable to an amenity similar to Valmont Bike Park.	9/22/2020 4:27 PM
18	Also, highly concerned with the invasion of privacy and increase of crime this will cause for the Boston Farms neighborhood. How will we be protected?	9/21/2020 6:15 PM
19	☺ What is happening with the property you purchased 9270 Riverdale? ( we weren't able to sit in on the virtual meeting yesterday and look forward to the online video.)	9/17/2020 3:52 PM
20	Suggest grouping of activity area to leave some as natural as possible.	9/17/2020 7:40 AM
21	Water, like ponds. A lot of the bodies of water in the county seem to be privately owned and/or not available to get right up to the edge. It would be nice to see more duck ponds or things like that.	9/16/2020 9:51 PM
22	In your presentation you mentioned no pump tracks but did talk about mountain bike trails. Are mountain bike "features" being considered? I'm imagining Valmont Bike Park in Boulder. What are the limitations on developing mountain bike terrain above and beyond just simple trails?	9/16/2020 6:36 PM
23	I would love to be involved in any volunteer opportunities as they arise in the development of the land.	9/16/2020 6:24 PM
24	This can generate revenue, and be self supporting.	9/16/2020 6:12 PM
25	I would love to have assurances that the wetlands/riparian areas are protected.	9/16/2020 6:11 PM
26	Restrooms with flushing toilets and sinks for hand washing.	9/16/2020 1:17 PM

# Riverdale Bluffs Public Workshop I

## Survey Questions from Public

1. **As the open space becomes popular how will it be monitored? How will the privacy of the current residents be protected? Will current residents have direct access to the open space from their properties?**
  - Monitoring public open spaces is an important objective for the County, so a new Park Rangers program is in the process of being developed to monitor all County Open Spaces, including Riverdale Bluffs.
  - Regarding privacy, the County is committed to protecting the privacy of neighbors to Riverdale Bluffs as much as possible. This will be done by maintaining buffers between trails and neighbor's properties wherever feasible. Planners are also focusing on minimizing "line-of-sight" between trails and neighbor's windows and private areas.
  - It is not anticipated that neighbors will have direct access from their properties, but rather will need to use the public access points.
  
2. **Portable toilets are ugly and smelly, any ideas on how to make this experience better?**
  - The exact type of toilet structures that will be used at the site has not been determined yet, but will probably either be portable toilets or a vault toilet system that requires pumping. The County will endeavor to make the user experience as acceptable as possible. Some methods include proper siting of facilities to direct unpleasant smells away from users as much as possible, using solar ventilation technology (for vault toilets, if used), and placing portable toilet structures in aesthetically pleasing enclosures that match the character of the site to reduce their visual impact.
  
3. **Highly concerned with the invasion of privacy and increase of crime this will cause for the Boston Farms neighborhood. How will we be protected?**
  - See response to question #1 above. We are not anticipating that a trail system will increase crime in the area.
  
4. **In your presentation you mentioned no pump tracks but did talk about mountain bike trails. Are mountain bike "features" being considered? I'm imagining Valmont Bike Park in Boulder. What are the limitations on developing mountain bike terrain above and beyond just simple trails?**
  - The development of recreational amenities needs to meet the conditions of the conservation easement that governs the use of the property. As such, improvements need to be compatible with an "open space"-focused facility. The County intends that the site should accommodate a wide range of users, including casual sight-seers, hikers, walkers, runners, and mountain bikers. Some mountain bike features are being considered, but must be compatible with the multi-user objectives of the open space.