Parks & Open Space
5201 St. Vrain Road • Longmont, Colorado 80503
303.678.6200 • POSinfo@bouldercounty.org
www.BoulderCountyOpenSpace.org

NOTICE OF POSAC EXECUTIVE SESSION

As part of its annual retreat, the Boulder County Parks & Open Space Advisory Committee (POSAC) will hold an executive session, which will be closed to the public, on Saturday, Feb. 22 at 9 a.m. at the Goodhue Farmhouse at Carolyn Holmberg Preserve at Rock Creek Farm. The executive session will provide an opportunity for POSAC members to discuss properties currently under negotiation.

Due to the confidential nature of the purchase of private property, this will be a closed meeting attended by POSAC members and relevant Boulder County Parks & Open Space staff. No final decisions will be made in this meeting; any final decisions regarding the purchase or sale of property will be subject to the public process at future POSAC and Board of County Commissioners meetings. The public portion of the retreat will immediately follow.

NOTICE OF POSAC PUBLIC MEETING

POSAC will hold its annual retreat, which will be open to the public, on Saturday, Feb. 22, from approximately 9:40 a.m. to 1 p.m. at the Goodhue Farmhouse at Carolyn Holmberg Preserve at Rock Creek Farm, located at 2005 S. 112th St., Broomfield. POSAC members and Parks & Open Space staff will discuss projects, goals, and policies. The retreat will not provide an opportunity for public comment.

Members of the public who would like to attend the retreat should contact Renata Frye at rfrye@bouldercounty.org so staff will have an accurate count.

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Agenda for POSAC Retreat
February 22, 2020
9 a.m. to 1 p.m.
Goodhue House
Carolyn Holmberg Preserve at Rock Creek Farm

Suggested Timetable:

8:30 a.m. *Meet for coffee and pastries*

9:00 a.m. 1. **Real Estate Priorities Executive Session**
Presenter: Janis Whisman
(This discussion will be closed to the public)

9:40 a.m. 2. **Implementing Better Agricultural Practices**
Presenter: Blake Cooper

10:15 a.m. Break

10:30 a.m. 3. **How Parks & Open Space Strives to be a Good Neighbor**
Presenters: Jeff Moline, Al Hardy, Blake Cooper, Therese Glowacki, and Janis Whisman

11:15 a.m. 4. **Developing Trail Connectivity with Municipalities**
Presenter: Jeff Moline

11:45 a.m. Short break and reassemble for a working lunch

12:00 p.m. 5. **How Can We Make the POSAC Orientation Better?**
Presenters: Renata Frye and Vivienne Jannatpour

12:15 p.m. 6. **2020 Preview**
Presenter: Jeff Moline

1:00 p.m. 7. **Adjourn**

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PARKS & OPEN SPACE ADVISORY COMMITTEE RETREAT

TO: Parks & Open Space Advisory Committee

DATE: February 22, 2020

AGENDA ITEM TITLE: Real Estate Priorities Executive Session

PRESENTER: Janis Whisman, Real Estate Division Manager

ACTION REQUESTED: Information Only

This will be an executive session (closed to the public) because it will involve confidential real estate matters and negotiations relating to potential open space acquisitions.

When POSAC is ready to enter into executive session for this topic, a member of POSAC should make the following motion:

> I move that POSAC enter into executive session in accordance with CRS 24-6-402(4)(a) for the purpose of discussing confidential real estate matters and negotiations relating to potential open space acquisitions.

During this executive session, POSAC members should ask any questions they may have about specific properties that are of interest to them for potential future open space. Property-specific questions cannot be addressed during open session of POSAC retreats, where confidential negotiations cannot be divulged.

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PARKS & OPEN SPACE ADVISORY COMMITTEE RETREAT

TO: Parks & Open Space Advisory Committee

DATE: February 22, 2020

AGENDA ITEM TITLE: **Implementing Better Agricultural Practices**

PRESENTER: Blake Cooper, Agricultural Resources Manager

ACTION REQUESTED: Information Only

We will cover past and existing efforts at improved agricultural practices on open space, including:

- Carbon Sequestration - We won't retrace the recent report on the CSU demonstration plots, but we will look at some efforts planned for 2020.

- Cover Cropping - Past and Future
    - Becky – Aerial seeding, fall 2018
    - ERTL and other property 2020 plans

- Pollinator Habitat – Past Studies and Pending Projects
    - Swanson
    - Sisters of St. Francis / Alcorn

- Revised GE Transition – Update on where we are currently and where we are heading. This will include efforts at on farm experiments slated for 2020.

- New technologies that support better and more sustainable farming practices
    - Water-use efficiency efforts – Ongoing and Future
    - Precision Ag – Potential to optimize farm inputs

If we have time, I will provide a brief update on the 2019 farm economy and agriculture revenues in Boulder County.

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PARKS & OPEN SPACE ADVISORY COMMITTEE RETREAT

TO: Parks & Open Space Advisory Committee

DATE: February 22, 2020

AGENDA ITEM TITLE: How Parks & Open Space Strives to be a Good Neighbor

PRESENTER: Jeff Moline, Al Hardy, Blake Cooper, Therese Glowacki, and Janis Whisman

ACTION REQUESTED: Information Only

Division managers from Resource Planning, Recreation & Facilities, Agricultural Resources, Resource Management, and Real Estate will discuss issues that most frequently come up from neighbors of our open space. Responses vary, but the county Vision Statement of "As trusted stewards of Boulder County's future, we provide the best in public service." guides us in striving to meet the needs of our neighbors in the best way possible.

Boulder County Parks & Open Space has hundreds of neighbors. These key constituents are often grateful abutting open space for the values it brings them, such as wildlife viewing, enhanced vistas, rural living, access to trails, etc. At times, however, there are activities that occur on open space which negatively impact their quality of life. These come in the form of parking overflow that impacts their home access, smells and noise from agricultural activities, wildlife such as prairie dogs that cross property boundaries, changes in forest stands that they might not agree with, and many more.

In all work we do at BCPOS, we strive to be a good neighbor. In 2005 we conducted a survey of neighbors of open space to see whether they benefited from open space and in what ways. We also asked about our communication practices with neighbors and gleaned information about how best to let them know when significant changes were coming their way, such as a prescribed fire on open space. A link to the study is included in the packet materials.

Managers will each present a few examples of the ways BCPOS interacts with neighbors, from the purchase to the management of our open space. Bring your questions.

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PARKS & OPEN SPACE ADVISORY COMMITTEE RETREAT

TO: Parks & Open Space Advisory Committee

DATE: February 22, 2020

AGENDA ITEM TITLE: Developing Trail Connectivity with Municipalities

PRESENTER: Jeff Moline, Resource Planning Manager

ACTION REQUESTED: Information Only

Boulder County Parks & Open Space (BCPOS) has worked closely with municipalities throughout the history of the department to develop trail connectivity across the county. One of the reasons we've been able to accomplish this collaboration is the annual request for open space and trails we send to each municipality. This effort not only identifies the specific locations to target for mutual goals, but additionally, it fosters communication that allows the staff of our department to build and maintain good relationships with the open space or planning staffs at all of the municipalities in the county. At the retreat we'll spend some time discussing the variety of programs and techniques that we use to create trail connectivity.

One prominent example of "collaboration on connectivity" is the county's regional trail program, perhaps the best example of the county and towns working together to successfully plan and build multiuse paths that connect many locations and sites, including towns. One of the principal examples that I am most familiar with has been the development of the Coal Creek/Rock Creek Regional Trail. Begun in 1990, this project started slowly with several isolated segments in different jurisdictions. With the completion of the Eastern Link Trail in the 2013, the trails along the creeks were connected in the Two Creeks Open Space and extended to the communities of Erie and Broomfield County as well. This well-used trail is both a recreational and commuter facility and has led to the development of other trail segments on jointly-owned open space (the Mayhoffer 15 and Harney-Lastoka properties) that work to connect neighborhoods and portions of towns to the regional trail.

Additionally, the department has collaborated with municipalities to create the St. Vrain Greenway project, the LoBo Regional Trail, and we are now working on connections to the Rocky Mountain Greenway. Along with municipalities, we work with other agencies as well such as the U.S. Forest Service to develop trail connections in the mountains between existing trails on federal public lands—such as the Tolland trail project.

One of the Board of County Commissioner's Strategic Priorities (Objective 2b) for BCPOS is "Collaborate with the Transportation Department and municipalities to create more trail connectivity among municipal neighborhoods, local open spaces, and regional trails through a Regional Plains Trail Connectivity Plan." With the Transportation and Planning divisions

in the new Community Planning and Permitting Department we will be engaging the towns and the public to help us develop this plan. In conjunction with this effort, we will be updating the Trails Element of the Boulder County Comprehensive Plan as well.

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PARKS & OPEN SPACE ADVISORY COMMITTEE RETREAT

TO: Parks & Open Space Advisory Committee

DATE: February 22, 2020

AGENDA ITEM TITLE: Improving POSAC Orientation

PRESENTERS: Renata Frye and Vivienne Jannatpour

ACTION REQUESTED: Information Only

We are taking a fresh look at POSAC Orientation would like to get your feedback on what is most helpful, what can be eliminated, and what should be added. Please look at the attached current table of contents and consider the following questions:

In-person Orientation:

- What should be provided and reviewed in person at the orientation? Proposed:
  - Parks & Open Space department overview
  - Open Space Element of the Boulder County Comprehensive Plan
  - Boulder County Personnel & Policy Manuel Section Number 1.6 Eligibility for Membership on County Boards and Commissions
  - POSAC Bylaws
  - POSAC Process, based on Robert's Rules of Order
- What can be eliminated or provided as a resource to be reviewed individually?
- What should be added to be reviewed in person?

Information Resources:

- What should be included in the list of resource webpage links? Is online okay, or are paper copies important? Proposed direct links:
  - POSAC
    - Current agenda and archived video, audio, and minutes
    - Member bios and photos (we are planning to post biographies and photos on the POSAC page. Any concerns or objections?)
    - Guidelines for public participation
  - Open Space Funding Sources
  - Acres of Open Space
  - Parks & Open Space Rules and Regulations
  - Open Space Maps

    - Management Plans and Policies
    - Calendar of Events
    - Parks & Open Space Email Updates (option to sign up for news, events, social media posts)

- What other resources would be helpful?

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PARKS & OPEN SPACE ADVISORY COMMITTEE RETREAT

TO: Parks & Open Space Advisory Committee

DATE: February 22, 2020

AGENDA ITEM TITLE: 2020 Preview

PRESENTER: Jeff Moline, Resource Planning Manager

ACTION REQUESTED: Information Only

As in years past, POSAC's agenda docket for 2020 will include a mix of informational topics along with items that will require a recommendation to the Board of County Commissioners. As our staff and partners perform research, management, and monitoring on our open space, we look for opportunities to share that information with POSAC in order to supply the board with the background and context to help review proposed management plans, property acquisitions, budget proposals, and other project and program requests. We try to time and tailor the informational topics so that they can inform the committee's consideration of upcoming recommendation requests.

This will be an interesting year. It has been six and a half years since the September Floods and while there are still some large recovery projects in progress, many of the sites have been repaired and revegetated for several years now; later in the year staff will organize a site visit to see these sites. In addition, there will be a few more upcoming flood projects to review. However, as years distance us from that disaster and disturbance, more and more of the department is returning to non-flood work. So, the committee will see a variety of trail plans and projects, wildlife and property management plans, as well as the plans for a couple of high priority departmental initiatives: the Climate Adaptation and Mitigation Plan as well as the Cultural Responsiveness and Inclusion Strategic Plan. The year will also include the usual annual updates about departmental programs and projects such as our Parks Open Space Improvement Program.

Beyond those matters discussed above, the list below includes some of the likely items that will come before the committee which will need a recommendation:

a. Red Hill elk herd management
b. Update to Ron Stewart Preserve @ Rabbit Mountain elk management
c. Niwot Ditch Limited Impact Special Use application
d. Update to Boulder County Comprehensive Plan Trails Element
e. Plains Regional Trails Master Plan
f. Carolyn Holmberg Preserve @ Rock Creek Farm management plan update
g. Ron Stewart Preserve @ Rabbit Mountain management planning

Other topics that are informational and will be scheduled as time allows this year include:

- Rocky Mountain Greenway and Rocky Flats-federal land access program grant
- Zapf property management planning
- POS Strategic Plan
- Recreational preferences study of people with disabilities
- Preble's data analysis five-year study

Nature as Your Neighbor:
Results of the 2005 Survey of Adjacent Landowners

Prepared for Boulder County Parks and Open Space

Stacey Schulte
Planning Alternatives
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Boulder, CO 80306
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December 27, 2005

ABSTRACT

The following report describes the results of a study conducted on behalf of Boulder County Parks and Open Space to assess the attitudes of adjacent landowners and the exchange of information between the department and these residents. The study was conducted in the fall of 2005. Four hundred questionnaires were sent with a response rate of 71%. Results show that residents are generally happy with living next to open space primarily because open space provides rural landscape/lifestyle, land protection and wildlife viewing. Neighbors do experience some problems mostly related to visitor activity and weeds. They would like to be more informed about POS activities but have generally received a timely response to past inquiries.

INTRODUCTION

Thousands of county landowners live adjacent to Boulder County Parks and Open Space (POS) properties. POS's planning and management decisions impact these owners and their property. Decisions about access, natural resource management, recreation, and other issues affect the daily life of adjacent residents. The department hears from many adjacent landowners in public forums during the planning process but less frequently after management plans have been implemented.

PURPOSE & OBJECTIVES

To fulfill POS's policy of being a "good neighbor" the department undertook a survey of adjacent residents to understand how management issues affect these stakeholders. The study gathered baseline information about the impact of POS management on adjacent landowners and their property as well as information about the ongoing exchange of information between these landowners and the department. This was an exploratory project designed to *(1) Understand how various management and use issues impact adjacent neighbors and their property; and (2) Assess communication between neighbors and the department.*

BACKGROUND

The study, funded by the small grant program, was conducted by Stacey Schulte, a land use researcher in Boulder, and supervised by Pascale Fried, Education and Outreach Coordinator at POS. The proposal, survey and report were developed by Ms. Schulte in the fall of 2005 with the input of POS staff.

LITERATURE REVIEW

The past ten years has seen a dramatic increase in the focus placed on adjacent landowners as stakeholders in public lands management. A large body of literature documents the critical role of understanding the needs and opinions of adjacent landowners. These studies emphasize on-going communication between managers and landowners as a means of reducing conflict (Yaffee and Wondoleck, 2000; Brunner, et al., 2004).

The results of other studies on the attitudes of landowners adjacent to public land show that residents are generally very happy with living next to trails and open space and feel their quality of life is improved as a result. The most common complaints among owners are trespassing, privacy issues, litter, noise, dogs, and parking problems (Eppley Institute for Parks and Public Lands, 2001; Benton County, 2000; Schenectady County Department of Planning, 1997). No known studies address adjacent land owners and non-use issues such as natural resource management and wildlife on municipal open space. Some of these issues are addressed in the literature on federal public lands concerning issues such as wildlife and endangered species. Such studies indicate that adjacent land owners feel that their property is greatly affected by the quality of public lands management but they rarely voice concerns or comments (Kneeshaw, et al., 2004; Brunson and Shindler, 2004).

The majority of literature regarding property adjacent to municipal open space deals with property values and fear of crime in anticipation of adjacent property being opened to the public. Fears of crime are continually disproved after a property is open (for examples see, Carlson, 2000; Conservation Fund, 1995). Almost all studies that examine property values close to open space and trails show relatively higher assessed values and sale prices (Faushold and Lilieholm, 1996).

SUMMARY OF KEY FINDINGS

1. The average adjacent resident feels satisfied with how living next to open space affects them and their property, and they take advantage of living adjacent by visiting the property frequently.

2. While adjacent residents are frequent visitors of open space, what they value most is that open space provides land protection, elements of rural living and connection to wildlife. With the exception of recreation, neighbors of agricultural-leased properties rate most benefits more highly than neighbors of public open space.

3. Weeds and problems related to visitors are the most frequently cited problems neighbors experience. Complaints about trash, trespassing, parking and noise were cited as problems that have in many cases gotten worse over time.

4. Although agricultural-leased properties are closed to the public, many neighbors visit these properties. Many neighbors do not know that these properties are closed to the public.

5. Adjacent residents do not feel very informed about the management of adjacent properties but they would like to be more informed. They would most like to get information via mail or email. A significant number of residents have been in contact with POS in the past and have generally gotten a timely response.

METHODS

SURVEY DESIGN AND SAMPLING

The questionnaire was designed by Stacey Schulte in collaboration with POS staff. Please see Appendix H for the questionnaire. A sample was taken of residential properties adjacent to POS properties. The sample was divided between agricultural-leased lands and public open space relative to proportions of POS land ownership – approximately one-third agricultural and two-thirds public open space. Because agricultural-leased lands have a much higher proportion of adjacent land owners, only a sample of these neighbors were selected. The sample represents neighbors of high, medium and low intensity of agricultural activity. All public open space neighbors were included. A list of adjacent landowners was obtained from the POS GIS department. The final recipient list included only those adjacent lands that were classified as residential by the Boulder County Assessor.

DATA COLLECTION PROCEDURE

Three mailings were sent to recipients beginning in mid-September. A questionnaire and cover letter was mailed, followed by a thank you/reminder postcard one week later and a replacement questionnaire one week after that. All questionnaires were coded and matched to adjacent property for analysis. Of 400 questionnaires mailed, 27 were returned for wrong addresses. The overall response rate was 71% - a very good rate for a mail survey (see Table 1). Although there may be some common characteristics of non-respondents (i.e. no strong feelings about adjacency, didn't know they lived next to open space) a high response rate creates a good basis for drawing inferences to the total population of adjacent landowners. Surveys were coded and analyzed using Microsoft Access and the statistics program SPSS.

Table 1: Questionnaire Respondents by Property

Property	Number of recipients	Number of respondents	Percent responding
Agricultural-leased lands			
Alcorn II	5	4	0.80
Alexander Dawson	22	18	0.82
Deberry	4	2	0.50
Ertl	17	14	0.82
Imel	9	6	0.67
Leonard	7	5	0.71
Lohr	15	11	0.73
Mayhoffer Complex	31	20	0.65
Montgomery Farm	7	5	0.71
Pallizzi, Eddy and Holderby	7	4	0.57
Sisters of St. Francis	8	2	0.25
Total	*132*	*91*	*0.69*
Public Open Space			
Anne U. White Trail	16	11	0.69
Bald Mountain Scenic Area	8	7	0.88
Betasso Preserve	41	28	0.68
Caribou Ranch Open Space	3	1	0.33
Carolyn Holmberg Preserve	1	1	1.00
Flagg Park	1	1	1.00
Hall Ranch	27	24	0.89
Heil Valley Ranch	20	16	0.80
Lagerman Reservoir	6	5	0.83
Lefthand Valley Grange	20	12	0.60
Legion Park	1	0	0.00
Mud Lake	15	11	0.73
Pella Crossing	11	5	0.45
Rabbit Mountain	4	4	1.00
Twin Lakes	24	18	0.75
Walden Ponds	7	2	0.29
Walker Ranch	36	26	0.72
Total	*241*	*172*	*0.71*
Grand total	***373****	***263***	***0.71***

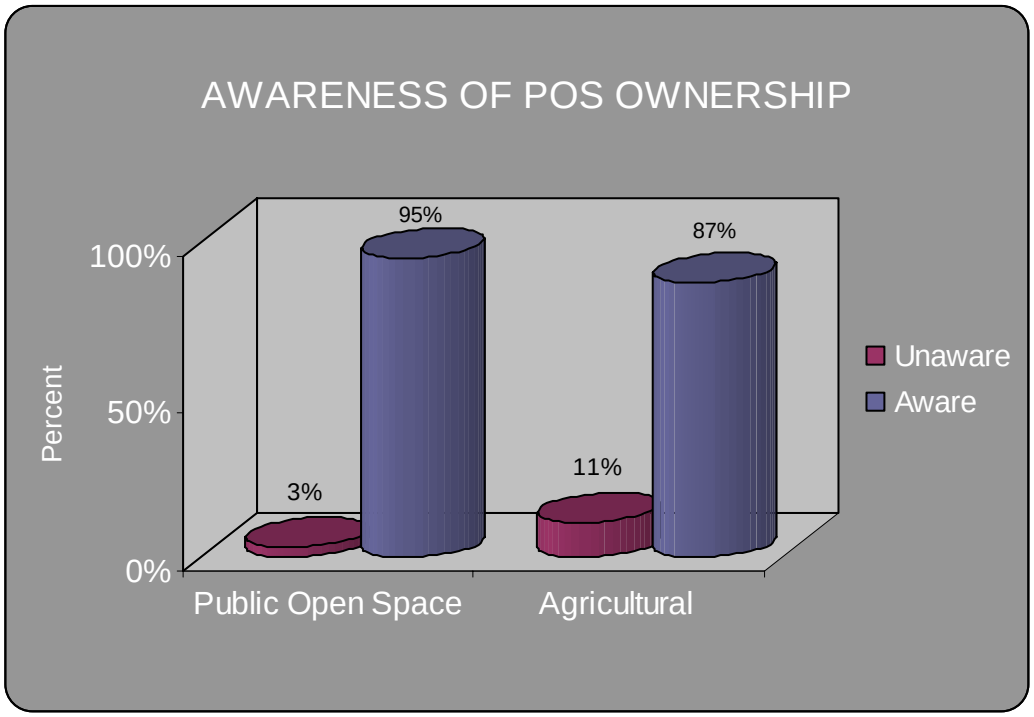
*Of 400 questionnaires mailed, 27 were returned because of wrong addresses.

ANALYSIS

AWARENESS OF POS

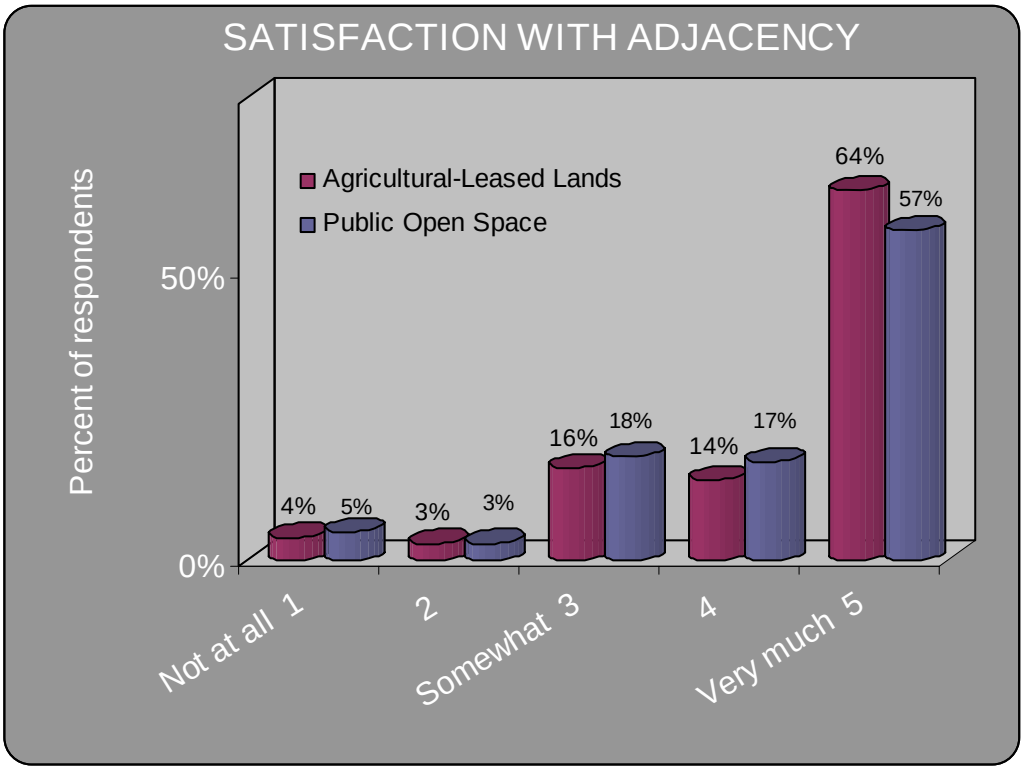
Question 12. Before reading this survey, were you aware that Boulder County Open Space bordered your property?

The vast majority of respondents were aware that POS property bordered their land. More people who live next to agricultural-leased lands were unaware of POS and several neighbors of agricultural-leased lands called to ask where POS land was in relation to them. It is possible that a higher percentage of non-respondents are unaware of POS and therefore uninterested in returning the questionnaire.



Question 10. Overall, are you satisfied with how living next to open space affects you and your property?

On average residents are satisfied with living next to open space. Less than 10% of respondents are less than "somewhat satisfied." The average score of satisfaction on a 5-point scale (where 1 is lowest satisfaction and 5 is highest) is 4.18 for those living adjacent to agricultural-leased lands and 4.32 for those living next to public open space. Overall neighbors of agricultural-leased properties are less satisfied but they have a higher instance of being "very satisfied" than neighbors of public open space.



POSITIVE ASPECTS OF LIVING NEXT TO OPEN SPACE

Positive aspects of adjacency were measured in two ways – an open-ended question (see Table 2) and a rating of six positive aspects (Table 3). Overall wildlife, rural landscape and land protection are the most significant benefits to neighbors. Increased property value was least frequently cited as a benefit. The greatest disparity in benefit to neighbors of agricultural-leased lands and of public open space is recreation, since agricultural-leased lands are closed to the public. Neighbors of agricultural-leased properties value scenic views and night sky more highly.

Table 2 categorizes the open-ended responses to the following question: *In what ways are you or your property positively affected by living next to this open space property?* Responses to this question fell into five main categories: (1) Wildlife, (2) rural landscape & lifestyle, (3) land protection, (4) Access/recreation, and (5) increased property value. As opposed to responses to other open-ended categories, these responses were very similar to each other. Most frequently cited was the enjoyment of wildlife, either viewing wildlife or know that it has protected habitat. The second most frequently cited positive aspect relates to qualities of living in a rural landscape, like views, privacy and quiet. Neighbors also value knowing that the rural landscape they enjoy is permanently protected from development. Neighbors of public open space enjoy access to recreation, mostly hiking and walking. Lastly, many people commented (usually in conjunction with other positives) on the increased property values associated with adjacency. *See Appendix A for full categorized transcription of open-ended comments on page 22.*

Table 2: Positives of Adjacency: Frequencies of Open-Ended Responses

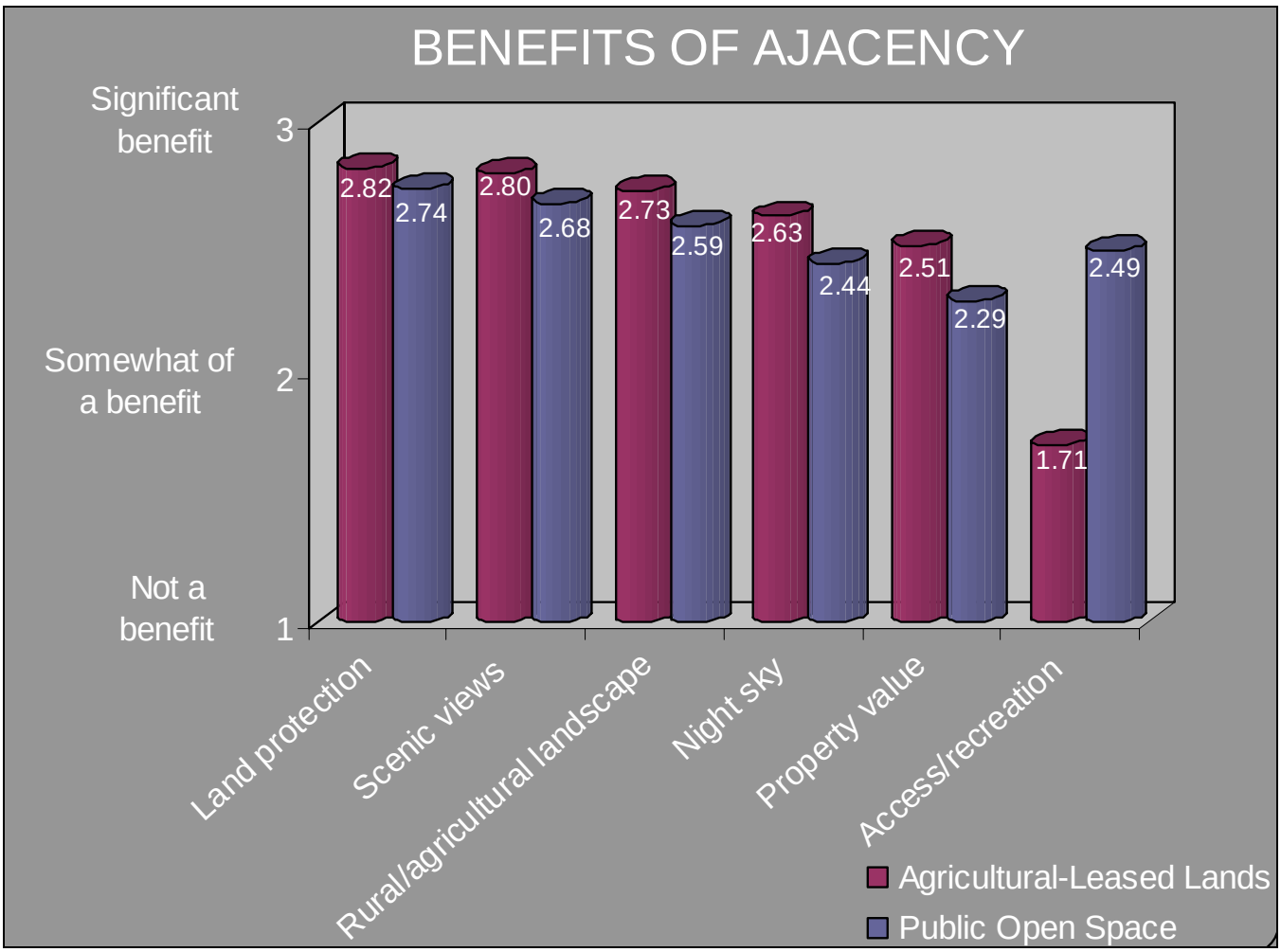
	Agricultural leased lands	Public Open Space	Total # of respondents
Wildlife viewing & habitat protection	14	36	50
Rural landscape & lifestyle	27	22	49
Land protection	8	31	39
Access/recreation	2	16	18
Increased property value	5	3	8

Question 9: Please rate the following potential benefits associated with living next to this open space property?

Not a benefit =1, Somewhat of a benefit = 2, Significant benefit =3

Table 3: Average Score of Benefits of Adjacency

	Agricultural	Public Open Space	Total
Land protection	2.82	2.74	2.77
Scenic views	2.80	2.68	2.74
Rural/agricultural landscape	2.73	2.59	2.64
Night sky	2.63	2.44	2.50
Property value	2.51	2.29	2.36
Access/recreation	1.71	2.49	2.23



NEGATIVE ASPECTS OF LIVING NEXT TO OPEN SPACE

Negative aspects of adjacency were measured in two ways – an open-ended question (see Table 4) and a rating of six negative aspects (Table 6). Problems associated with visitors were the largest category of complaints. Complaints about trash, trespassing, noise, parking, and dogs account for almost 50% of open-ended responses, mostly by neighbors of public open space. Weeds are cited as the most severe problem when respondents ranked categories (Table 5 and figure X). The most significant differences between agricultural and public open space are trespassing, which is a bigger problem for neighbors of public open space, and farm/ranch activity, which is problem for neighbors of agricultural-leased properties.

Table 4 categorizes the open-ended responses to the following question: *In what ways are you or your property negatively affected by living next to this open space property?* Responses to this question fell into five main categories: (1) Problems with visitor activity, (2) Weeds, (3) Wildfire risk, (4) Prairie dogs, and (5) Mosquitoes. Problems with visitors was by far the most frequently cited complaint of neighbors, including trespassing, dogs, trash, noise and traffic. Many people are worried about wildfire being started by park users. Weeds are a problem equally for neighbors of agricultural-leased lands and public open space. Finally, some residents of properties in the eastern county (agricultural-leased lands and public open space) have problems with prairie dogs and mosquitoes. *See Appendix B for full categorized transcription of open-ended comments on page 39.*

Question 7. In what ways are you or your property <u>negatively</u> affected by living next to this open space property?

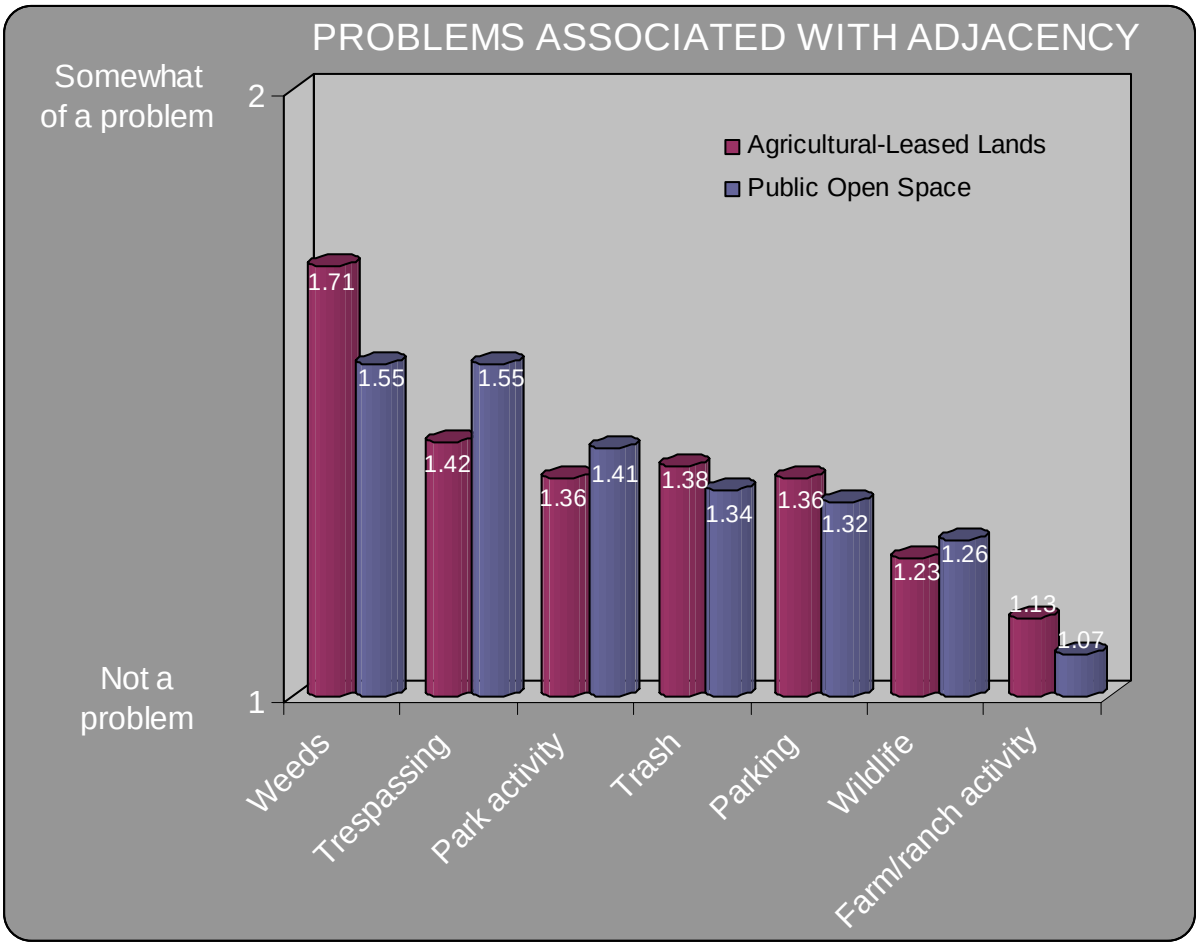
Table 4: Negatives of Adjacency: Frequencies of Open-Ended Responses

	Agricultural leased lands	Public Open Space	Total # of respondents
Park visitor activity	16	48	64
Weeds	9	11	20
Wildfire danger	1	14	15
Prairie dogs	7	3	10
Mosquitoes	2	3	5

Question 8. Please rate the following <u>potential problems</u> associated with living next to this open space property?
Not a problem =1, Somewhat of a problem =2, Significant problem =3

Table 5: Average Score of Problems

	Agricultural	Public Open Space	Total
Weeds	1.71	1.55	1.61
Trespassing	1.42	1.55	1.50
Park activity	1.36	1.41	1.39
Trash	1.38	1.34	1.36
Parking	1.36	1.32	1.33
Wildlife	1.23	1.26	1.25
Farm/ranch activity	1.13	1.07	1.09


PROBLEMS ASSOCIATED WITH ADJACENCY
Somewhat of a problem
Not a problem
2
1
Agricultural-Leased Lands
Public Open Space
1.71
1.55
1.42
1.55
1.36
1.41
1.38
1.34
1.36
1.32
1.23
1.26
1.13
1.07
Weeds
Trespassing
Park activity
Trash
Parking
Wildlife
Farm/ranch activity

VISITATION AND ATTITUDE ABOUT CLOSED PROPERTIES

In order to understand how neighbors feel about public access to adjacent properties, they were asked to indicate how often they visit the property and their opinion about public access. All agricultural-leased properties are closed to the public[1] and all public open space properties are open to the public. The questionnaire asked respondents two questions to find out if they know if the property adjacent to them is open or closed.

> *Question 1. In the past year, about how often have you visited the open space property adjacent to your home? (Possible choice — "no public access")*
>
> *Question 5. If you live next to a property that is closed to the public, please tell us how you feel about that policy (Are you glad it is closed? Do you wish it was open to the public?)*

Seventy percent of neighbors to agricultural-leased lands know the property is closed to the public and 30% (by not responding to Question 5[2]) may think it is open. Only 34 neighbors responded in Question 1 that there is no access. Forty percent of neighbors visit at least once a year and the majority of these people visit at least once a week. The following is a summary of the relationship between visitation and attitude about public access found in Table 6.

- Of the 84 agricultural neighbors who responded to the survey, 34 visit the property at least once a year.
- Of those 34 who visit, 18 know that the property is closed to the public. Twelve of the 18 visit at least once a week.

[1] All agricultural properties are closed with the exception of Carolyn Holmberg preserve at Rock Creek Farm. There is only one neighbor of this property.
[2] These people may have missed Question 5 or did not respond because they did not think a question about a closed property was applicable to them.

Table 6: Visitation & Knowledge of Public Access Among Neighbors of Agricultural-Leased Lands

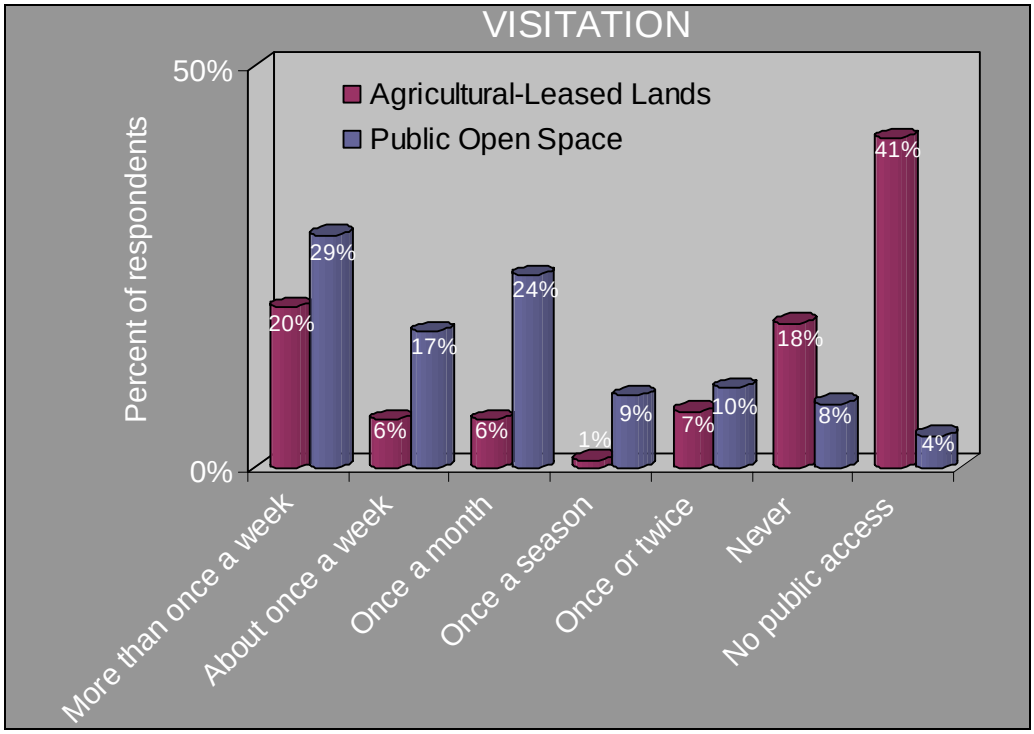
Opinion about living next to closed property		Neighbors who visit at least once a year	Neighbors who do not visit	Total
Know that property is closed	•Glad it is closed	13	25	38
	•Not glad closed	5	15	20
	•Other	2	1	3
	Total	*20*	*41*	*61*
May not know property is closed*	•No response	12	5	17
	•Other response	3	2	5
	Total	*15*	*8*	*22*

**No response to question 5 indicates respondents do not know property is closed*

All public open space properties are open to the public. Among neighbors of public open space, 45% visit once a week or more, 70% visit at least once a month, and 87% visit at least once a year. Although all public open space properties are open to the public, some respondents indicated in Question 5 that they think the property is closed. Thirty-nine people responded in Question 5 that they live near closed property, though only 7 people responded, in question 1, that public access is not permitted (Table 7). Open-ended comments indicate that these neighbors are referring to the lack of access directly from *their property,* seasonal closures or restricted activities (like hunting) rather than that the property as a whole is closed to the public. *See Appendix C for full categorized transcription of open-ended comments on page 44.*

Table 7: Visitation & Knowledge of Public Access Among Neighbors of Public Open Space

Response to closure question		Number of respondents
Responded that they live adjacent to closed property	Glad it is closed	27
	Not glad it is closed	11
	Total	39
Other	No response	100
	Other response	20
	Total	120


VISITATION
50%
0%
Percent of respondents
Agricultural-Leased Lands
Public Open Space
20%
29%
6%
17%
6%
24%
1%
9%
7%
10%
18%
8%
41%
4%
More than once a week
About once a week
Once a month
Once a season
Once or twice
Never
No public access

OBSERVED CHANGES ON PROPERTY

While many people noted that they have seen few changes over the years, the biggest change that residents have seen over the years is an increase in problems associated with visitors, including traffic and trash. Table 8 categorizes the open-ended responses to the following question: *What types of changes have you seen at the adjacent open space property since you have lived at this address?* Responses to this question fell into five main categories: (1) Increased visitor activity, (2) Infrastructure changes/improvements, (3) Weeds/vegetation, (4) More prairie dogs, (5) More/less wildlife and (6) Increased wildfire danger. Observed changes were split rather evenly between negative and positive changes. Positive changes most frequently regard improvements in trails and facilities and increase in wildlife. Negative observed changes have to do mostly with increased use including trail destruction, trespassing and traffic. The remaining comments were problems associated with wildlife, prairie dogs, wildfire danger and weeds. *See Appendix D for full categorized transcription of open-ended comments on page 53.*

Question 11. What types of changes have you seen at the adjacent open space property since you have lived at this address?

Table 8: Observed Changes: Frequencies of Open-Ended Questions

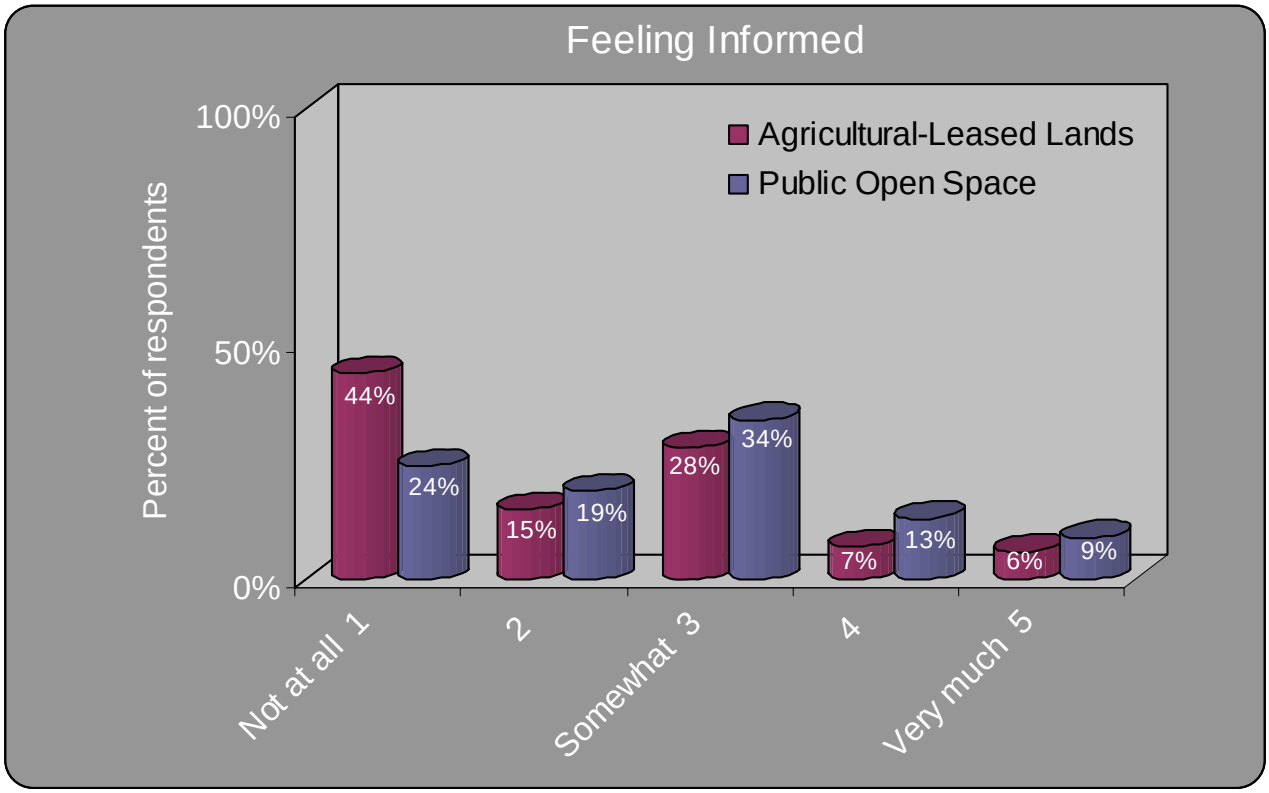
	Number of respondents
	All properties
Increased visitor activity & trespassing	42
Infrastructure & management	35
Vegetation management	12
Wildfire danger	10
Prairie dogs	8
Changes in wildlife numbers	7
Other	40

INFORMATION EXCHANGE

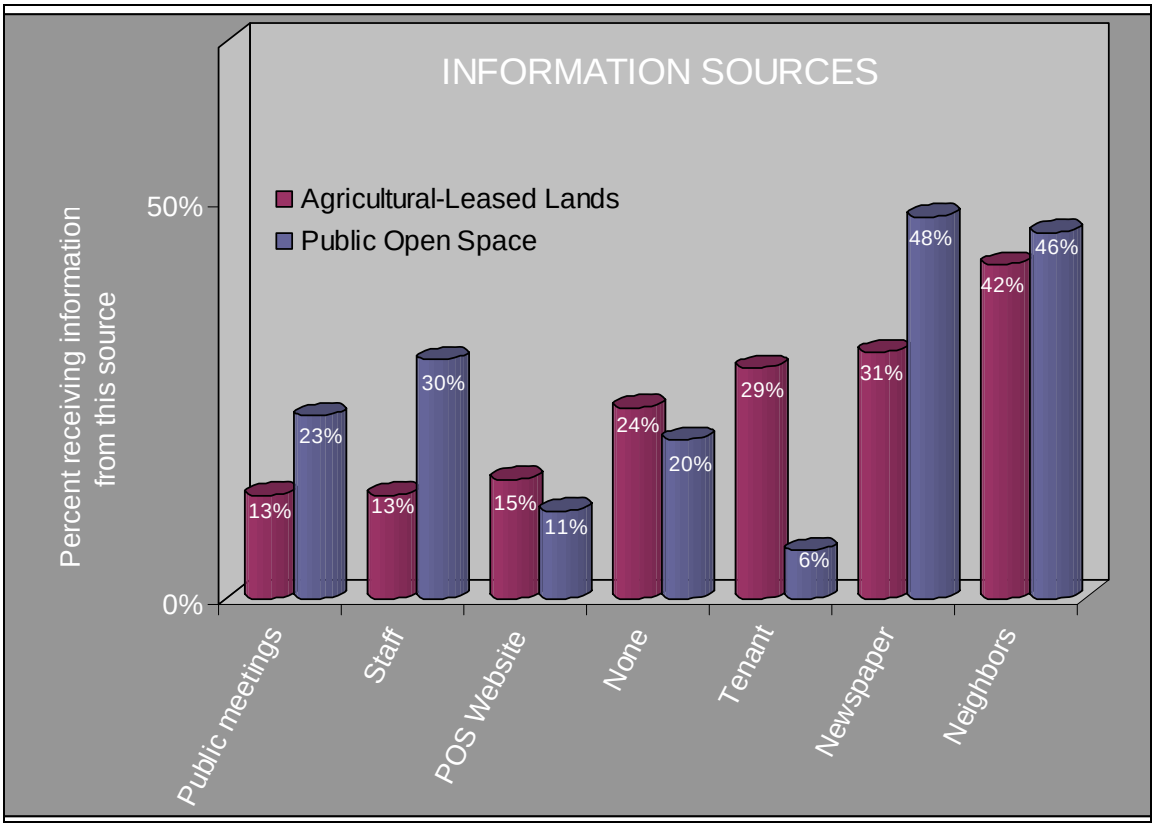
Current and desired information

Neighbors of public open space feel substantially more informed than neighbors of agricultural-leased properties. On a scale of 1-5 (with 1 being not at all informed and 5 being very informed) the average score for neighbors of agricultural-leased properties was 2.17 versus 2.64 for neighbors of public open space. In general neighbors feel somewhat informed but the overwhelming majority (85%) of both groups would like more information about POS management. Currently, information is most frequently gathered from newspapers, neighbors and tenants. A small percentage of residents get information directly from POS, including staff, meetings or the website. Most people would prefer to receive information via the mail or email. Several people indicated in the "other" category that they get information from a community newsletter or HOA – an indication of a possible way to provide future information.

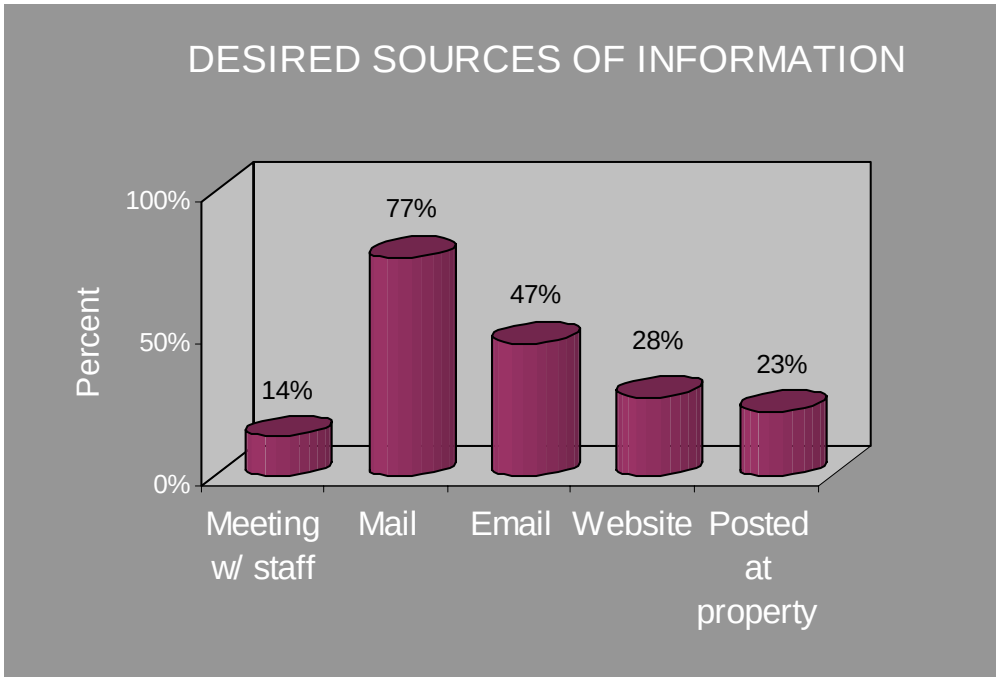
Question 13. How informed do you feel about the management of the adjacent open space property?



Question 14. Where do you get information about the adjacent open space property?



Question 16. What would be the best way to provide you with information about the adjacent open space property?



Past communication with POS

Over 33% of respondents, or 80 people, said that they have contacted POS. More neighbors of public open space (36%) than neighbors of agricultural-leased properties (27%) have contacted POS. The reasons were highly variable, but the largest categories were problems associated with law enforcement and vegetation management (Table 9). Other reasons for contacting POS include reporting various problems, asking about property lines, and requesting general information. *See Appendix E for full categorized transcription of open-ended comments on page 62.*

Question 17. Have you contacted Boulder County Parks and Open Space for any reason?

Table 9: Reasons for Contacting POS in the Past

	Number of respondents
Law enforcement issues	18
Vegetation management	14
Parking/Roads	11
Wildlife/livestock	8
Volunteering	6
Wildfire danger	5
Trail concerns and questions	5
Prairie dogs	4
Other	31

DEFINITION OF GOOD NEIGHBOR

Question 19. What does it mean to you to be a good neighbor to open space?

Almost all respondents feel that they have a responsibility to be a good neighbor to open space. The definitions of "good neighbor" indicate that neighbors of agricultural-leased lands and public open space alike view these properties as important elements of the ecosystem. Most respondents defined being a "good neighbor" as respecting various elements of open space including wildlife, visitors, and the land -- for example, not building illegal trails. A large number of people had a more active definition of being a good neighbor, including cleaning up trash, educating visitors, being "eyes and ears," and patrolling the property. A smaller group of people said maintaining their own property and managing their pets is the best way to be a good neighbor. Very few people had anything negative to say or did not feel that they have a role as a neighbor to open space. *See Appendix F for full categorized transcription of open-ended comments on page 68.*

ADDITIONAL COMMENTS

Question 20. Please let us know any additional ideas, comments or questions you have about living next to Boulder County Open Space.

The additional comments indicate that many neighbors have detailed knowledge about activities related to open space. Most respondents had some type of question or suggestion. These range from suggestions for trails and other improvements to questions about future plans. Many people had complaints ranging from law enforcement issues to fire mitigation. Many people used this space to compliment BCPOS and emphasize the value they receive from being a neighbor of open space. *See Appendix G for full categorized transcription of open-ended comments on page 78.*

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Appendix A
POSITIVE ASPECTS OF ADJACENCY

The following is a categorized list of open ended comments to the question:

In what ways are you or your property <u>positively</u> affected by living next to this open space property?

See page 9 for a summary of comments.

Please note that where a comment addressed more than one category, the full comment is listed in each category.

Positive Aspects of Adjacency: Rural landscape/lifestyle
• Abundance of wildlife. Silence.
• Access to trails for hiking and biking. Less traffic/noise/light pollution.
• All sorts of ways, especially the natural buffer, also seeing people enjoy, and enjoying ourselves, the outdoors.
• An open space view from our backyard. Park for grandkids.
• Beautiful fields of corn, sunflowers and wheat.
• Beautiful views. No possibility of building.
• Beauty, hiking, wildlife, serenity.
• Beauty, wildlife, fewer human neighbors, stars in the sky visible.
• Beauty. Assurance that land will never be developed.
• Because no one can build on the space next to the reservoir, our homes enjoy a clear, unblocked, uncluttered view of the mountain range. Even though homes have been built on the other side of us where cows and corn were when we moved in, we have that one.
• Because there are no houses and our south view is open.
• Better view, more wildlife.
• Breathtaking views without seeing homes.
• Country living. My job’s in Denver. I wouldn't go through the hassle of commuting to Denver if it weren't for open space.
• Direct connection to nature/quiet space! Fresh air/great views/wildlife.
• Easy access from our house to trail and frequently see wildlife which is great! Lots of deer and fox. We have also seen mountain lions which has been very exciting. I like having the quiet and beauty that open space provides to me.
• Easy access to trails for walking and running. Able to feel less crowded by neighbors. Quiet. Able to enjoy wildlife.
• Everyday I see and hear coyotes and foxes. I watch beautiful raptors hunting prairie dogs. I love that they have a safe place to continue their species. The quiet and privacy is very special.
• Fantastic view! No traffic noise.
• Feeling of living in country even though house is part of a development.
• Feeling of space. Viewing birds and wildlife.
• Great view of the mountain!
• Higher property value. Good views. Closer to nature. Isolated from rest of residential area.
• Hiking, beauty, wildlife, knowledge those future generations will have this space that we and our children have.

• I am able to get my exercise by walking or running on a regular basis. Also the beautiful scenery really enhances my quality of life.
• I enjoy walking the twin lakes trail nearly daily. I love the quiet, the open space, the trees, and the wildlife.
• It makes the area seem more rural.
• I retain the view of the mountains and do not have other housing/noise. The wildlife is abundant.
• I think the view is incredibly beautiful and peaceful.
• I would prefer looking at open space land rather a subdivision.
• Increased property value. Rural feel of area. Privacy.
• Increased value for sales. A delight for visitors to our home. Assist for some wildlife. Magnificent mountain views that delight us everyday! Limits density in area, so traffic is modest. Smells wonderful when it rains. My wife just called me to look at
• Incredible scenery and productive farmland add to the quality of life just for us who live adjacent to the property, but to the thousands who live adjacent of cars that pass by on US 287, Daily!
• It gives us the feeling of more space. We moved to Niwot from Pine, CP where we had 5 acres, so space and nature is very important to us. We enjoy the breaker the open space provides.
• It has made my property more valuable and has retained the awesome view of the Front Range.
• It improves the value of our property. We enjoy watching the wildlife that are not disturbed by people. We enjoy the view and don't have to pay taxes on it.
• It is pleasant watching cows and horses.
• It is very quiet and peaceful.
• It makes our property unique by ensuring that there is rural scenery and protection against over-development.
• It's beautiful! It's wild, and it's a gift to the community that we can help safeguard.
• It's gorgeous, accessible for hiking, and won't ever be developed privately-it doesn't get any better than that. I believe it has a very positive influence on our property value.
• It's very quiet. I enjoy some of the wildlife.
• It's very quiet. Lots of wildlife.
• Land without houses or human influence is always a joy and I believe our property benefits from this wilderness.
• Less crowding, better views, and quieter.
• Let me count the ways…borrowed views, canoeing, fishing, walking, no neighbors, no light pollution, less traffic, less noise, access to nature, increased property value.
• Lots of privacy-no development nearby, easy access to hiking.
• Maintains rural setting and quiet of the country side supports the ecological balance in the plains/mountain transition region.

• Natural Setting, No homes behind or adjacent to our home, birds using the pond.
• Nice to know it won't be developed (hopefully), enjoy the openness. Kids like the cows/horses grazing there.
• Nice view.
• No development 'next door'. We moved to the country for a reason. Our property value increased. More wildlife is closer. Until CAD showed up we had a herd numbering around 25. Quiet and dark.
• No development; easy access to hiking, running, biking; wildlife; sense of calm; a feeling of investments in protecting open space from destructive behavior.
• No developments, county rural atmosphere, wildlife viewing, easy hiking access.
• No homes are built between our lot and the mountains. Open space in between allows us a mountain view. Wildlife viewing: coyotes, eagles, rattlesnakes, flowers.
• No homes surrounding us. Access both visually and physically to beautiful open space.
• No houses in my view.
• No housing developments. Wildlife in the area. Solitude. Views. Less traffic, less light pollution.
• No more homes can be built, keeping the area more rural.
• No neighbors, no noise, lots of wildlife.
• No neighbors.
• No noisy neighbors to the south.
• Open space-no homes/businesses. Walking area.
• Open view of mountains.
• Open views.
• Open views, wildlife, quiet park for kids to play.
• Peace and quiet. Lots of wildlife.
• Peace and quiet.
• Personal use of open space. Increases property value. Less feeling of congested living. Good for the environment.
• Privacy, wildlife, a close-in view but rural atmosphere, quiet, constant reminder to respect and appreciate the land and the wildlife.
• Protects our views; keeps rural feel.
• Quiet and private. No light pollution.
• Quiet at night, no lights at night. No threat of developing that area.

• Quiet beautiful setting for our family. We love having the wildlife around. Our son learns to appreciate wildlife and nature and want to protect it.
• Quiet, beautiful view, but more importantly, a knowledge- a constant awareness- that such spaces are preserved.
• Quiet, get to watch wildlife closely. Eagles, coyotes hawks, foxes, prairie dogs.
• Quiet, unpopulated, no lights, scenic.
• Quieter space around home. Less light pollution, less pollution. Place to snowshoe and sled. Place to WALK DOGS, etc.
• Quietness of the forest. Unobstructed views. Wildlife!! Wildflowers. Birds, Deer, Elk, Bears, Foxes.
• Quiet-no wood burning stoves-easy access to trail-good views.
• Quiet, no traffic, private.
• Spiritually, emotionally, peace of mind.
• The open space prevents building next to my property and provides a view of natural beauty.
• The quiet and solitude are one of the reasons we moved here. Being next to open space provides us with privacy and beauty. We also enjoy hiking, running, and biking out our back door.
• The view is lovely and we enjoy walking out the back into fields.
• The views are wonderful. We enjoy the wildlife, birds, foxes, I'm glad they pasture cattle and horses in the winter. I'm thankful that our county values open space.
• There are no neighbors to the west of my home.
• View corridor is preserved.
• View, birds, space for all to breathe and enjoy. There is more benefit to inaccessible open space to more people than to users who usually make it worse for everybody else.
• View.
• Views and privacy.
• Views are great/privacy/wildlife.
• Views, wildlife, privacy, quietness.
• Views, wildlife, quiet=value.
• Views. Space.
• We enjoy the beautiful scenes and quiet and privacy.
• We enjoy walking on the perimeter of the farmers’ fields
• We like the view, and the wildlife that we see.
• We love the open space. We were both raised in a rural (farming) community and would like the area to stay that way.

• We love the view and personal access from our property.
• We purchased our home because of the open space behind us. It adds beauty and value.
• We would not live here if there were development on this property. It is a beautiful buffer between our property and the city of Longmont!
• Well- open space! Wildfires, flora and fauna, have a space to breath.
• Wildlife and scenery.
• Wildlife use. Views. Wildlife viewing. Preservation and habitat. Quiet. Increase property value. Scenery.
• Wildlife, farming, views are all positive. I grew up in the country on a farm and open space keeps me close to my roots.
• Wildlife, privacy and out-our-backdoor recreation.
• Wildlife, views, privacy, sense of isolation, peace, everything about it is positive.
• Wonderful amenity! We run, bike, picnic. Just a sense of having space to breath.
Positive Aspects of Adjacency: Habitat Preservation & Wildfire Viewing Opportunities
• Abundance of wildlife. Silence.
• Beauty, hiking, wildlife, serenity.
• Beauty, wildlife, fewer human neighbors, stars in sky visible.
• Better view, more wildlife.
• Direct connection to nature/quiet space! Fresh air/great views/wildlife.
• Dog walking, running, viewing wildlife (lifestyle, quality of life, stress relief).
• Eagle, wildlife.
• Easy access from our house to trail and frequently see wildlife which is great! Lots of deer and fox. We have also seen mountain lions which has been very exciting. I like having the quiet and beauty that open space provides to me.
• Easy access to trails for walking and running. Able to feel less crowded by neighbors. Quiet. Able to enjoy wildlife.
• Everyday I see and hear coyotes and foxes. I watch beautiful raptors hunting prairie dogs. I love that they have a safe place to continue their species. The quiet and privacy is very special.
• Feeling of space. Viewing birds and wildlife.
• Good places to hike. Protected wildlife right here.
• Hiking, beauty, wildlife, knowledge that future generations will have this space that we and our children have.
• I enjoy walking the twin lakes trail nearly daily. I love the quiet, the open space, the trees, and the wildlife.
• I retain the view of the mountains and do not have other housing/noise. The wildlife is abundant.

• I think established trails will make my access safer. I like the idea of being able to walk into town on public trails. I am wildlife lover. This area is incredibly rich in wild animals. I am constantly amazed by the diversity of the species in this area.
• Increase in value; peace of mind that no one will build next to us; love watching the animals.
• Increased value for sales. A delight for visitors to our home. Assist for some wildlife. Magnificent mountain views that delight us everyday! Limits density in area, so traffic is modest. Smells wonderful when it rains.
• It improves the value of our property. We enjoy watching the wildlife that are not disturbed by people. We enjoy the view and don't have to pay taxes on it.
• It's open land with wildlife. I enjoy the foxes, coyotes, owls and birds.
• It's very quiet. I enjoy some of the wildlife.
• It's very quiet. Lots of wildlife.
• Keeps home development from the backside of my property. We see lots of deer.
• Lots of wildlife on the south side of my property.
• Love the wildlife.
• Maintains wildlife department. Can hike without driving anywhere. Assures fewer neighbors, less impact on the land.
• Natural Setting, No homes behind or adjacent to our home, birds using the pond.
• No development 'next door'. We moved to the country for a reason. Our property value increased. More wildlife is closer. Until CWD showed up we had a herd numbering around 25. Quiet and dark.
• No development; easy access to hiking, running, biking; wildlife; sense of calm; a feeling of investments in protecting open space from destructive behavior.
• No developments, county rural atmosphere, wildlife viewing, easy hiking access.
• No homes are built between our lot and the mountains. Open space in between allows us a mountain view. Wildlife viewing: coyotes, eagles, rattlesnakes, flowers.
• No housing developments. Wildlife in the area. Solitude. Views. Less traffic, less light pollution.
• No neighbors, no noise, lots of wildlife.
• Open space buffers, limits development. Easy access to open space and recreation. Increased wildlife in the area.
• Open views, wildlife, quiet park for kids to play
• Peace and quiet. Lots of wildlife.
• Personally it is very satisfying to see the open space and accompanying wildlife. Economically it adds value to our home.
• Privacy, wildlife, a close-in view but rural atmosphere, quiet, constant reminder to respect and appreciate the land and the wildlife.
• Quiet beautiful setting for our family. We love having the wildlife around. Our son learns to appreciate wildlife and nature and want to protect it.
• Quiet, get to watch wildlife closely. Eagles, coyotes hawks, foxes, prairie dogs.

• Quietness of the forest. Unobstructed views. Wildlife!! Wildflowers. Birds, Deer, Elk, Bears, Foxes.
• Seeing free roaming wildlife. Knowing there will be no building behind and above us.
• The land will never be developed. Wildlife protected.
• The open space property protects me from the building and erosion above my property. I enjoy the wildlife here.
• The views are wonderful. We enjoy the wildlife, birds, foxes, I'm glad they pasture cattle and houses in the winter. I'm thankful that our county values open space.
• There is no development and the area is still frequented by wildlife.
• Variety of nature life. Chance to teach children about farming.
• View, birds, space for all to breathe and enjoy. There is more benefit to inaccessible open space to more people than to users who usually make it worse for everybody else.
• Views, wildlife, quiet=value.
• We have no development behind our home. It is quiet, we get to see wildlife and we can enter the open space through our property.
• We like the view, and the wildlife that we see.
• Well- open space! Wildfires, flora and fauna, have a space to breath.
• Wildlife and scenery
• Wildlife use. Views. Wildlife viewing. Preservation and habitat. Quiet. Increase property value. Scenery.
• Wildlife, farming, views are all positive. I grew up in the county on a farm and open space keeps me close to my roots.
• Wildlife, privacy and out-our-backdoor recreation.
• Wildlife, views, privacy, sense of isolation, peace, everything about it is positive.
• Wonderful walkways, wildlife, community resource (many people from the community walk the trails).
Positive Aspects of Adjacency: Land Protection
• Access to recreation. Provides buffer from industrial area and residences.
• Access, less houses built because of open space.
• All sorts of ways, especially the natural buffer, also seeing people enjoy, and enjoying ourselves, the outdoors.
• Assurance that the land next to us won't be developed for housing.
• Beautiful views. No possibility of building.
• Beauty. Assurance that land will never be developed.
• Because no one can build on the space next to the reservoir, our homes enjoy a clear, unblocked, uncluttered view of the mountain range. Even though homes have been built on the other side of us where cows and corn were when we moved in, we have that one.

• Because there are no houses and our south view is open.
• Country living. My job’s in Denver. I wouldn't go through the hassle of commuting to Denver if it weren't for open space.
• Great access to trails year round. Limits housing development.
• Hopefully there won't be any houses built around us. This is an agricultural area and want it to stay this way.
• Increase in value; peace of mind that no one will build next to us; love watching the animals.
• It makes our property unique by ensuring that there is rural scenery and protection against over-development.
• It prevents buildings from developing the land and putting a strain on water and sewer treatment plants.
• It provides a buffer between my house and other homes. I like to hear the children play. I like the open space.
• It won't be developed.
• It's nice to be able to enjoy and use open space trails. It's also nice to know that the land won't be developed.
• Keeps home development from the backside of my property. We see lots of deer.
• Keeps homes away and protects our view of Umian Reservoir.
• Knowing no one can build. Land protected. Use of open space.
• Lack of adjacent development.
• Land without houses or human influence is always a joy and I believe our property benefits from this wilderness.
• Limits development.
• Limits uncontrolled growth not in the interest of those living nearby.
• Lots of privacy-no development nearby, easy access to hiking.
• Natural Setting. No homes behind or adjacent to our home, birds using the pond.
• Nice to know it won't be developed (hopefully), enjoy the openness. Kids like the cows/horses grazing there.
• No additional homes
• No building can occur.
• No development 'next door'. We moved to the country for a reason. Our property value increased. More wildlife is closer. Until CWD showed up we had a herd numbering around 25. Quiet and dark.
• No development.
• No development. We can use it.
• No development; easy access to hiking, running, biking; wildlife; sense of calm; a feeling of investments in protecting open space from destructive behavior.
• No developments, county rural atmosphere, wildlife viewing, easy hiking access.

• No homes are built between our lot and the mountains. Open space in between allows us a mountain view. Wildlife viewing: coyotes, eagles, rattlesnakes, flowers.
• No homes surrounding us. Access both visually and physically to beautiful open space.
• No houses in my view.
• No housing developments. Wildlife in the area. Solitude. Views. Less traffic, less light pollution.
• No more homes can be built keeping the area more rural.
• No threat of home development and road maintenance.
• Nobody builds around us.
• Nobody can build next to me.
• Not sure. Will never be developed.
• Open space buffers, limits development. Easy access to open space and recreation. Increased wildlife in the area.
• Proximate and ease of access, assurance that it won't be built upon.
• Quiet at night, no lights at night. No threat of developing that area.
• Quiet, beautiful view, but more importantly, a knowledge- a constant awareness- that such spaces are preserved.
• Seeing free roaming wildlife. Knowing there will be no building behind and above us.
• The land will never be developed. Wildlife protected.
• The open space prevents building next to my property and provides a view of natural beauty.
• The open space property protects me from the building and erosion above my property. I enjoy the wildlife here.
• There is no development and the area is still frequented by wildlife.
• There is no present possibility of a house being put above ours.
• To us a barrier to growth and development.
• Undeveloped open space in addition to that on my property and contiguous neighbors' properties.
• We have no development behind our home. It is quiet, we get to see wildlife and we can enter the open space through our property.
• We know that the property won't be developed.
• We would not live here if there were development on this property. It is a beautiful buffer between our property and the city of Longmont!
• Wildlife use. Views. Wildlife viewing. Preservation and habitat. Quiet. Increase property value. Scenery.
• Wonderful to have land that won't be developed, that's protected better a hiker than houses.
Positive Aspects of Adjacency: Access/recreation
• Beauty, hiking, wildlife, serenity.

• No development; easy access to hiking, running, biking; wildlife; sense of calm; a feeling of investments in protecting open space from destructive behavior.
• We go there to hike, occasionally x-c ski and to view nature. It is both a physical and spiritual benefit.
• Wonderful amenity! We run, bike, picnic. Just a sense of having space to breath.
• All sorts of ways, especially the natural buffer, also seeing people enjoy, and enjoying ourselves, the outdoors.
• I'm able to enjoy the trail for running.
• Lots of privacy-no development nearby, easy access to hiking.
• We love the view and personal access from our property.
• Positive energy. We love to see our neighbors living an active lifestyle.
• It's gorgeous, accessible for hiking, and won't ever be developed privately-it doesn't get any better than that. I believe it has a very positive influence on our property value.
• The open space is really sort of a finger that connects two larger bodies of open space. I like it; I think it is a positive integration of the green space with neighborhoods.
• Let me count the ways…borrowed views, canoeing, fishing, walking, no neighbors, no light pollution, less traffic, less noise, access to nature, increased property value.
• Personal use of open space. Increases property value. Less feeling of congested living. Good for the environment.
• Maintains wildlife department. Can hike without driving anywhere. Assures fewer neighbors, less impact on the land.
• Dog walking, running, viewing wildlife (lifestyle, quality of life, stress relief).
• A nice hike to a nice park/open space. Sometimes one parent drove up with picnic food etc. The rest hiked.
• Open space-no homes/businesses. Walking area.
• I think established trails will make my access safer. I like the idea of being able to walk into town on public trails. I am wildlife lover. This area is incredibly rich in wild animals. I am constantly amazed by the diversity of the species in this area.
• Use it a lot for recreational purposes.
• The Anne U. White Trail is professionally improved and maintained, which is an advantage compared to an unimproved unmaintained 'social' trail.
• Wildlife, privacy and out-our-backdoor recreation.
• Value of house, hiking and biking.
• Wonderful walkways, wildlife, community resource (many people from the community walk the trails).
• Quiet-no wood burning stoves-easy access to trail-good views.
• Easy access to nature and hiking trails.
• Easy access (walking distance) to a trailhead.

• Proximate and ease of access, assurance that it won't be built upon.
• It is nice to be able to walk a trail out the back door. It also has a positive effect on property value.
• It's nice to be able to enjoy and use open space trails. It's also nice to know that the land won't be developed.
• Close and easy access to walking trail.
• Access, less houses built because of open space.
• Quieter space around home. Less light pollution, less pollution. Place to snowshoe and sled. Place to WALK DOGS, etc.
• No developments, county rural atmosphere, wildlife viewing, easy hiking access.
• Open space buffers, limits development. Easy access to open space and recreation. Increased wildlife in the area.
• Access to recreation. Provides buffer from industrial area and residences.
• The quiet and solitude are one of the reasons we moved here. Being next to open space provides us with privacy and beauty. We also enjoy hiking, running, and biking out our back door.
• Direct connection to nature/quiet space! Fresh air/great views/wildlife
• Great access to trails year round. Limits housing development.
• Close access to hiking trails.
• I enjoy walking the twin lakes trail nearly daily. I love the quiet, the open space, the trees, and the wildlife
• Easy walk to the trailhead.
• Hiking, beauty, wildlife, knowledge that future generations will have this space that we and our children have.
• Good places to hike. Protected wildlife right here.
• We have hosted high school cross country running 'parties' that go for runs on open space. We run and bike on open space often.
• Immediately on trails.
• Knowing no one can build. Land protected. Use of open space.
• I have a huge backyard!
• Good hike close to home.
• Easy access to trails for walking and running. Able to feel less crowded by neighbors. Quiet. Able to enjoy wildlife.
• I have a great place to hike and mountain bike.
Positive Aspects of Adjacency: Property Values
• Enhances the entire community, which in turn increases the value of property in the area. Living near the open space greatly improves our sense of community and overall enjoyment of living here. Enjoying nature at its best.

• It's gorgeous, accessible for hiking, and won't ever be developed privately-it doesn't get any better than that. I believe it has a very positive influence on our property value.
• We purchased our home because of the open space behind us. It adds beauty and value.
• Wildlife use. Views. Wildlife viewing. Preservation and habitat. Quiet. Increase property value. Scenery.
• It improves the value of our property. We enjoy watching the wildlife that are not disturbed by people. We enjoy the view and don't have to pay taxes on it.
• Let me count the ways…borrowed views, canoeing, fishing, walking, no neighbors, no light pollution, less traffic, less noise, access to nature, increased property value.
• Personal use of open space. Increases property value. Less feeling of congested living. Good for the environment.
• Views, wildlife, quiet=value.
• It has made my property more valuable and has retained the awesome view of the Front Range.
• Presumably it may help property values over time.
• Higher property value. Good views. Closer to nature. Isolated from rest of residential area.
• More appealing for resale
• Increase in value; piece of mind that no one will build next to us; love watching the animals
• Resale.
• Value of house, hiking and biking.
• No development 'next door'. We moved to the country for a reason. Our property value increased. More wildlife is closer. Until CWD showed up we had a herd numbering around 25. Quiet and dark.
• Might increase property value.
• Personally it is very satisfying to see the open space and accompanying wildlife. Economically it adds value to our home.
• It is nice to be able to walk a trail out the back door. It also has a positive effect on property value.
• Increased value for sales. A delight for visitors to our home. Assist for some wildlife. Magnificent mountain views that delight us everyday! Limits density in area, so traffic is modest. Smells wonderful when it rains.
• It enhances my lifestyle and probably raises its value.
• Increased property value. Rural feel of area. Privacy.
• Property value.

Positive Aspects of Adjacency: Other
• As a family we are encouraged to live on open space.
• Because is open space
• Before John Hall sold the ranch his livestock grazed on our property because there were no fences. The overgrazing compromised our property, but it rebounded within several years.
• Connecting Heil and Hall will be a positive enhancement opening miles of trails.
• Enhances the entire community, which in turn increases the value of property in the area. Living near the open space greatly improves our sense of community and overall enjoyment of living here. Enjoying nature at its best.
• I don't believe that there is any
• I just like the idea of natural areas. I think it good for the environment and people
• I love it.
• In ways I don't even want to talk about. My life journey is almost over. We little people don't have a voice so it doesn't matter. I don't want anymore questionnaires.
• Incredible scenery and productive farming add to the quality of life not just for us who live adjacent the property, but to the thousands of cars that pass by on US 287, daily!
• Isn't a factor.
• It extends my property.
• It makes a very nice backyard.
• Nearby activity.
• No effect.
• No more cows in my yard
• No positives
• None that I can determine.
• None.
• None.
• Not sure how the property is affect. We certainly enjoy the close proximity to open space. If we were to sell I'm sure there would be people who would consider our location a positive asset and those who wouldn't like it.
• Open space is lovely but there is a alley with green grass and stone wall in closed back side of high plains. Supposedly private. But I wrote you about the new neighbors on end unit trespassing with dog and yelling wearing down the grass.
• Preferable to golf course.
• Protect from haphazard development, loud motorized recreation, good views, quiet as a natural resource.

• Sense of community.
• Since the property has been purchased, the farmer leasing the property has done a wonderful job of keeping it up. Prior to the lease several people tried to farm it and when didn't know how or just couldn't manage. The property was unkempt, weed infested
• Speeding traffic, fire hazard
• Afraid someone is going to hit one of my cows, people can't read the signs.
• The property has been taken care of much better than when it was private. The county has more resources than a private party.
• There are no positive ways.
• There has been no change to the affect I have with open space purchasing the property. The ditch company owned it prior so I still had access to this property.
• Variety of nature life. Chance to teach children about farming.
• We are across from the fence of the trail and so far have had no problems.
• We are not!

Appendix B
NEGATIVE ASPECTS OF ADJACENCY

The following is a categorized list of open ended comments to the question:

In what ways are you or your property negatively affected by living next to this open space property?

See page 11 for a summary of comments.

Negative Aspects of Adjacency: Park Visitor Activity	*Property name*
• Free dump, free shooting range.	*Alcorn II Ag*
• People often trespass or stop on open space in front of my property at all hours of the day and night.	*Alexander Dawson*
• People trespass onto our property. Noise from shouting. Fire danger increased due to smoking.	*Anne U. White*
• People do travel up into my property past a warning sign. I am concerned when I see cigarette butts on the Anne White trail- about fire, as there is a steep chimney coming up into my property	*Anne U. White*
• Loose dogs trespass on our property. Visitors drive past our property to the trailhead, find the 5 parking spaces taken and zoom back to the intersection of pinto dr. And wagon wheel gap rd., endangering other pedestrians especially those with children.	*Anne U. White*
• Increased wildfire risk (via smoking, illegal campfires), trespassing, stray dogs, noise.	*Anne U. White*
• Loud hikers. Minor affect.	*Bald Mountain*
• Dogs chasing deer-although bald mountain has a leash law, it isn't enforced.	*Bald Mountain*
• Very infrequent and people walking through my property.	*Betasso Preserve*
• Trespassers across foot of driveway. Bikers that are aggressive and verbally abusive as you turn into your driveway off busy highway. Concerns of hitting them. Trash along area. Transients come off open space onto property.	*Betasso Preserve*
• Trespassers	*Betasso Preserve*
• Transient population, illegal camping trespass onto private property. Cyclists using my property as a public bathroom.	*Betasso Preserve*
• Too many bikers.	*Betasso Preserve*
• Some noise problems but no bad.	*Betasso Preserve*
• Occasional trespassers. In the summer there are overnight campers that may build illegal fires.	*Betasso Preserve*
• Mountain bikers have been very intrusive.	*Betasso Preserve*
• Mountain bikers coming on to property. Causing deep ruts.	*Betasso Preserve*
• Bicycles have eroded all trails and built illegal trails so that private property is being destroyed. Also horse people are jeopardized for access and it was Ernie Betasso's wish for horses to be able to use this property.	*Betasso Preserve*
• Bicycles are destroying the environment, old existing trails, coming onto private property.	*Betasso Preserve*
• Increase traffic on road, illegal parking on road making passing difficult, parking on our property and trespassing from our property to open space.	*Caribou Ranch*
• Ditch riders throw debris and garbage onto our property and leave it there.	*Deberry Ag*

• When open space people want to access it, sometimes they drive over our land w/out permission; cows and horses sometimes knock down the dividing fence (that is minor)	*Ertl Ag*
• The bulls have stretched our woven-wire fence, they broke through the fence and some one repaired it. Now we are infested with prairie dogs.	*Ertl Ag*
• Trespass, absence of traditional usage such as hunting, under administration management., impact on my ability to develop my property (vacant) due to such politically correct notions of 'view shed' and how the public might feel about what I do with what I o	*Hall Ranch*
• People urinate, etc. On our property. Noise wakes us up early morning. Increased traffic. Area is not patrolled for parking violations as was promised-we ended up calling the sheriff-bikers in dark-dangerous-other priorities of after hour open space 'poll	*Hall Ranch*
• People trespass on private property. Open Space doesn't control weeds.	*Hall Ranch*
• Noise, traffic, dust, rules increase	*Hall Ranch*
• Increased traffic on our road which is dirt. Has caused dust clouds in the summer months as well as deteriorated surface conditions leading to run off of gravel across our property.	*Hall Ranch*
• A few bikes have come through traffic on Apple Valley Road	*Hall Ranch*
• Traffic. Bikers. Significant increase of human (rangers, studies) use of the property.	*Heil*
• People drive by or park next to my property looking for access to Heil Valley; in some cases people walk across my property to access Heil even though there is no public access here.	*Heil*
• Many people come up road to get to it- some disobey rules.	*Heil*
• Kids party in cul-de-sac which borders open space. Other than that, it is a plus	*Heil*
• Increased property value=increased property taxes. Idiot hikers getting lost and trespassing.	*Heil*
• Excess traffic and people who might destroy property	*Heil Valley*
• Prairie dogs have come onto our property because open space doesn't seem to make improvements to the fences, trash removal, weeds.	*Imel Ag*
• People may walk through our property directly. Unleashed dogs run through our yard currently.	*Imel Ag*
• The trail is adjacent to our property so we have a lot of pedestrian and bike traffic. We would love some trees to create some privacy.	*Lefthand*
• When people make noises after dark. Bringing things like paint guns and dogs off leash and trash.	*Lohr/mcintosh*
• Some noise from public using the trails.	*Lohr/mcintosh*
• Prairie dogs encroachment on city lots. Need to contain them. Now putting trails in which will bring in trash, off-road vehicles, etc. Despite the rules dog owners never leash their dogs. Lohr Farm about to become county's biggest dog run. Good bye to wildlife.	*Lohr/McIntosh*

• Mice, bags.	*Mayhoffer-Singletree Ag*
• People loiter at Jeni Hammen Lake	*Montgomery Farm*
• Don't particularly care for the amount of pedestrian and bicycle traffic on the access path to our home. Also, vehicles parking in front of our house to use the path.	*Montgomery Farm*
• Occasionally some one hiking the social trail near my house strays on to my property. This is more than offset by the convenience of the trail leading toward the o.s.	*Mud Lake*
• Dogs off leash, traffic in an otherwise quiet spot. But overall very little is negative about it.	*Mud Lake*
• Trespassing, night use including firework, drinking parties on occasion	*Pella Crossing*
• People not obeying the times posted for use. I do not like them behind our house at 5:00 am and way after dark. Would be nice if a big open space sign could be posted on west side of 75th at Bella.	*Rabbit Mountain*
• Some dog owners have no control over their dogs. They go everywhere and often chase ducks and other wildlife.	*Twin Lakes Trail*
• Middle of the night noisy visitors.	*Twin Lakes Trail*
• Increased noise and traffic behind the house.	*Twin Lakes Trail*
• Public disrespects private property rights. Weeds and rodents are NOT controlled.	*Walden Ponds*
• Walker Ranch Trail. Increased traffic/trash dumped along road/speeding cars carrying the mountain bikers.	*Walker Ranch*
• Trespassing and people breaking the rules (dogs off leash, chasing wildlife)	*Walker Ranch*
• Trespassers. Invasive species moving in from open space to private property because they are not controlled on open space. Knapweed, mistletoe, pine needles.	*Walker Ranch*
• Traffic on Flagstaff, litter, cigarette butts thrown out.	*Walker Ranch*
• Occasional trespassing by open space visitors.	*Walker Ranch*
• More traffic. Trails on weekends used LOTS by hikes and bikes.	*Walker Ranch*
• More traffic near our property, cars and mtn bikes. More traffic=more noise=more dust. Also, these is a lot of knapweed in the open space below us. Also the occasional lost hiker/biker, but that affects up, not the property.	*Walker Ranch*
• More traffic during busy use season	*Walker Ranch*
• Increased traffic. Impact of too many users, noise, crime, trash. Parking problems.	*Walker Ranch*
• Increased traffic. Impact of too many users, noise, crime, trash. Parking problems.	*Walker Ranch*
• Increased traffic (both pedestrian and vehicular), occasional trash dumping, occasional activities of 'fringe elements' i.e. Paintball enthusiasts, suicide.	*Walker Ranch*
• I don't think we are negatively affected. We may occasionally get a trespasser who doesn't realize the boundary, but that hasn’t been a problem.	*Walker Ranch*

Negative Aspects of Adjacency: Weeds	
• Weeds- minor issue. Prairie dogs.	*Alexander Dawson*
• Weeds!	*Alexander Dawson*
• Mistletoe travels onto our land.	*Bald Mountain*
• The county and/or farmers do not control noxious weeds so I end up with a lot of weeds in my yard	*Ertl Ag*
• Blowing dust, weeds.	*Ertl Ag*
• The weeds and dust can be irritating. Also occasionally smell from irrigation.	*Ertl Ag*
• People trespass on private property. Open Space doesn't control weeds.	*Hall Ranch*
• Weeds spread from open space to my property.	*Imel Ag*
• Prairie dogs have come onto our property because open space doesn't seem to make improvements to the fences, trash removal, weeds.	*Imel Ag*
• Bind weed vine coming into our yard. Raccoon getting into bird feeders.	*Lefthand Valley Grange*
• Weeds and mosquitoes.	*Leonard Ag*
• It has open standing water-swampy stagnant-had to call mosquito control. There are many dead trees that look terrible. These are uncontrollable weeds which are not taken care of.	*Leonard Ag*
• Horse being in weeds and flies. Traffic if usage gets high.	*Mud Lake*
• The county does not take care of its forest, i.e.; noxious trees, poison ivy, weed control is nonexistent!	*Pella Crossing*
• POS does terrible job controlling noxious weeds. Park wildlife resources managed by politics not science. Ignores groups that relocate prairie dogs into area. POS has not maintained springs as open water so wildlife come onto my ranch for water.	*Rabbit Mountain*
• Sometimes maintenance needs to be done more frequently i.e., mowing, weeding, and mosquitoes.	*Twin Lakes Trail*
• Public disrespects private property rights. Weeds and rodents are NOT controlled.	*Walden Ponds*
• Knapweed and other invasive weeds.	*Walker Ranch*
• More traffic near our property, cars and mtn bikes. More traffic=more noise=more dust. Also, there is a lot of knapweed in the open space below us. Also the occasional lost hiker/biker, but that affects up, not the property.	*Walker Ranch*
• Trespassers. Invasive species moving in from open space to private property because they are not controlled on open space. Knapweed, mistletoe, pine needles.	*Walker Ranch*

Negative Aspects of Adjacency: Wildfire Danger	
• Traffic and parking on a quiet street. Our biggest fear is fire caused by careless hikers.	*Anne U. White*
• Trespassers. Worry about someone starting a wildfire.	*Anne U. White*
• High risk of fire caused by smokers on the trail.	*Anne U. White*
• Fire risk is a huge disadvantage to proximity to open space with public access. Trailhead parking overflows onto county roads, increasing congestion. Trails are more crowded with public access, vs. Private trails.	*Anne U. White*
• People do travel up into my property past a warning sign. I am concerned when I see cigarette butts on the Anne White trail- about fire, as there is a steep chimney coming up into my property	*Anne U. White*
• People trespass onto our property. Noise from shouting. Fire danger increased due to smoking.	*Anne U. White*
• Higher potential for fire because of the numbers of people accessing trails when it is really dry and high fire season. We live on the Anne U. White.	*Anne U. White*
• Fire danger, concern about mountain lions, especially with children in the neighborhood.	*Betasso Preserve*
• Fire risk.	*Betasso Preserve*
• Since there is no livestock to graze the weeds and grass they grow very tall and in a dry season they create a fire danger.	*Heil Valley*
• Potential fire hazard.	*Lefthand Valley Grange*
• Dog owners do not pick up their dogs waste. County has not posted signs regarding pick up dog waste, nor are bags available. Grass is not cut regularly posing fire danger.	*Lefthand Valley Grange*
• Higher risk of mountain lions/bears coming to our house. Higher risk of uncontrolled fire impacting house.	*Mayhoffer Ag*
• Not really-fire danger from visitors	*Walker Ranch*
• Traffic on Flagstaff, litter, cigarette butts thrown out.	*Walker Ranch*

Negative Aspects of Adjacency: Prairie Dogs	
• Negative effects are the hundreds of prairie dogs and the area by us is eaten down to dirt and the dogs have moved in on us.	*Alexander Dawson*
• Weeds- minor issue. Prairie dogs.	*Alexander Dawson*
• The bulls have stretched our woven-wire fence, they broke through the fence and some one repaired it. Now we are infested with prairie dogs.	*Ertl Ag*
• The occasional loose cow from the ranches leasing the open space. No biggie really. Prairie dogs everywhere. Worried about the plague.	*Ertl Ag*
• Prairie dog population is out of control. Dust is becoming a problem due to lack of vegetation, due to prairie dog overpopulation	*Imel Ag*

• Prairie dogs have come onto our property because open space doesn't seem to make improvements to the fences, trash removal, weeds.	*Imel Ag*
• The prairie dogs have destroyed the land they are on and are trespassing and destroying my private property and causing health issues by giving fleas to my dog and children.	*Lagerman Reservoir*
• Boulder County is poor steward of wildlife on open space, namely prairie dogs. Excess prairie dogs migrate to adjacent properties. The control of prairie dogs populations on private property is costly.	*Lagerman Reservoir*
• Prairie dogs.	*Lagerman Reservoir*
• Prairie dogs!!!	*Lohr/McIntosh*

Negative Aspects of Adjacency: Mosquitoes	
• I would like the property to be covered by the mosquito control people.	*Alexander Dawson*
• Weeds and mosquitoes.	*Leonard Ag*
• It has open standing water-swampy stagnant-had to call mosquito control. There are many dead trees that look terrible. These are uncontrollable weeds which are not taken care of.	*Leonard Ag*
• Mosquitoes make enjoying the land nearly impossible in Twin Lakes area.	*Twin Lakes Trail*
• Sometimes maintenance needs to be done more frequently i.e., mowing, weeding, and mosquitoes.	*Twin Lakes Trail*

Appendix C
ATTITUDES ABOUT ACCESS

The following is a categorized list of open ended comments to the question:

If you live next to a property that is closed to the public, please tell us how you feel about that policy (Are you glad it is closed? Do you wish it was open to the public?)

See page 13 for a summary of comments.

Agricultural neighbors who visit - Glad it is closed	
• It is rented to a farmer so I am assuming that it is closed to the public. I'm glad it is closed to the public. I enjoy living next to farm land	*Alcorn II Ag*
• Glad it's closed.	*Alexander Dawson*
• Don't want it available to the public.	*Deberry Ag*
• It is farmland, so it needs to be closed.	*Ertl Ag*
• The property is Ag so it is closed to the public. I do not wish it was open due to the problems with additional people over usage, trash, destruction, loss of bird habitat.	*Ertl Ag*
• Do not wish it to be open to public.	*Leonard Ag*
• It would depend on why the property was not accessible and where the property was.	*Lohr/McIntosh*
• Glad it is closed. It gives the wildlife a safe place to flourish.	*Lohr/McIntosh*
• The property behind us to the north is proposed to have a parking lot and rest rooms- I do have concerns about this being open to the public.	*Lohr/McIntosh*
• I'm glad that it is physically closed to the public. It allows for native plant growth and a healthy habitat for coyotes, foxes, rabbits and prairie dogs. It also allows cattle grazing.	*Mayhoffer Ag*
• I feel very appreciatative that the open space adjacent to my property is closed to the public. It needs to stay wild.	*Mayhoffer-Singletree Ag*
• Glad it is close	*Pallizzi Ag*
• There are no signs so I'm not really sure if it is closed-but they put up a gate that is open all the time- so I assume it is closed. I don't think it would make to much difference if it were open. Only a couple of us on the road walk on the dirt road re	*Sisters of Saint Francis Ag*

Agricultural neighbors who visit - Not glad it is closed	
• I realize the property is being is being actively farmed but it would nice if people could access the roads by foot/bike/horseback.	*Ertl Ag*
• All the open space is purchased by the people. How could it be closed. Loss of tax revenue should be enough.	*Alcorn II Ag*
• I wish there was access.	*Mayhoffer Ag*
• I have no problem.You mean Property should be open to the Public?	*Mayhoffer-Singletree Ag*

Agricultural neighbors who visit - Other	
• The property is farmed and is closed to the public. There is an access road for the gas well, I have permission form the leaseholder to walk on the road.	*Alexander Dawson*
• It depends on whether the public will intrude on our property. I raise protected Raptors and unleashed dogs can kill them.	*Imel Ag*
• I'm not sure if it's closed to the public.	*Imel Ag*
• It is leased to a neighbor for grazing cattle. Part is open to the public. Both resources are good for everyone.	*Leonard Ag*
• I don't now if it is opened or closed- I use several other areas instead.	*Mayhoffer-Singletree Ag*

Agricultural neighbors who Do NOT visit - Glad it is closed	
• We do not know if the property is open or closed to the public. We hope it is closed	*Alexander Dawson*
• We are glad it is closed	*Alexander Dawson*
• We are glad the surrounding property is closed. We believe wildlife use and people use must be balanced- some areas must remain closed.	*Alexander Dawson*
• This is fine as is!	*Alexander Dawson*
• It's a working farm. Needs to stay closed.	*Deberry Ag*
• Glad it's closed and undisturbed.	*Ertl Ag*
• I am fine with it being agricultural.	*Ertl Ag*
• We're extremely glad it's closed to the public. It is used for grazing and at different times during the year there are cows or horses grazing on it.	*Ertl Ag*
• Glad it is closed	*Ertl Ag*
• Paid $50,000 extra for property because it had no public access.	*Ertl Ag*
• I think the best use is continued agriculture and oil. But a picnic area off north 115th would allow others to share the beauty. Also short trail access on the established farm roads would be a nice addition.	*Ertl Ag*
• Very pleased. It is farmed beautifully and diligently by the Laber family.	*Ertl Ag*
• I'm glad it is closed to public. We've lived on agriculture property for over 20 years. We enjoy the peace and quiet. We would NOT want people around more than they already is.	*Imel Ag*
• The way it is set up- the pastures and hay fields- it should be closed to the public. Also lots of glass, trash, barbed wire- potentially dangerous stuff. Lot of prairie dogs, coyotes, eagles, hawks- their home.	*Imel Ag*
• It is a working farm. It should stay that way.	*Imel Ag*
• This property is not suited for the public. It is farmland. We would like it available to the neighbors not the public.	*Leonard Ag*

• Happy! Glad Lohr/Macintosh closed-wetlands. Major shore bird nesting and habitat.	*Lohr/McIntosh*
• I like seeing the cow grazing and the land being used for farming. So I am glad that is closed	*Lohr/McIntosh*
• Don't care	*Mayhoffer-Singletree Ag*
• Yes, glad it is closed.	*Mayhoffer-Singletree Ag*
• A farmer leases the open space and farms it.	*Montgomery Farm*
• Glad it is closed	*Pallizzi Ag*
• Glad that it is closed.	*Pallizzi Ag*
• I am glad it is closed	*Pallizzi Ag*

Agricultural neighbors who Do NOT visit - Not glad it is closed	
• It is open space, how can it be closed to the public	*Alcorn II Ag*
• Should be open.	*Alcorn II Ag*
• The property is used for agriculture so I understand why it is closed. However, I do feel that every effort should be made to provide access to parks and open space property-for example, a perimeter trail	*Alexander Dawson*
• It would be nice if horse people could ride down there instead of on the roads. People drive on this road like it's the 287. Dangerous for riders and walkers. Because there are no houses and our south view is open.	*Alexander Dawson*
• The farm fields need controlled access but it would be nice to have access to the wet lands (again, controlled, maybe only one 'viewing dock' and no dogs).	*Alexander Dawson*
• Limited hiking and biking on established paths would be good. But no hunting please	*Alexander Dawson*
• We have horses, so it would be nice to ride once and awhile on the property. Sombrero grazes their horses on the property in the winter.	*Ertl Ag*
• I suppose I'm glad because the open space isn't good for much more than grazing cattle. In principle though I wouldn't mind if it were open to the public.	*Ertl Ag*
• Why have open space if it isn't open space?	*Leonard Ag*
• Yes, it should be open to the public. It shouldn't have barbed work fence around it.	*Leonard Ag*
• Part of it will be open to public when McIntosh Lake Trail is completed. I will be glad of this and probably walk the trail more once/week.	*Lohr/McIntosh*
• Wish it was open.	*Lohr/McIntosh*
• I would like to ride my horse back there.	*Lohr/McIntosh*
• Leased to farmer for agricultural use-good. Lost hunting privilege (no fire arms on open space-bummer!).	*Montgomery Farm*

Agricultural neighbors who Do NOT visit - other	
• Protect tracts of agricultural land that would otherwise be used for development	*Ertl Ag*
• No feeling either way.	*Imel Ag*
• While there is no gate there is also no sign granting access or noting it is open space. It would appear to be private property.	*Sisters of Saint Francis Ag*

Public Open Space Neighbors: Glad it is closed	
• Yes there is a portion boarding the Anne White Trail that is closed which is good, as it leads onto my property. Though signed, people travel on it anyway into my property	*Anne U White*
• I support this idea of closure to the public. This area is particularly dangerous. It is wonderful to have areas protected from public use, for wildlife, birds, plants.	*Betasso*
• I'm glad the property is closed to the public as it gives the wildlife a place to inhabit since the south end of the ranch has been developed	*Hall ranch*
• I am glad it is closed.	*Hall ranch*
• I am glad that it is closed. I bought my property knowing it was closed and the riparian corridor that should remain closed	*Hall ranch*
• I live nest to BLM Land which is next to Heil ranch- I'm glad it's closed!!	*Hall Ranch*
• Should remain closed.	*Hall ranch*
• Very glad it is closed.	*Hall ranch*
• Closed because of the eagles nests and road is not maintained -so traffic could be a problem.	*Heil Valley*
• Glad that it is closed to camping (campfires).	*Heil Valley*
• I'm glad it is now closed. I'm not looking forward to having strangers near my home. I moved up here to get away from people and close neighbors.	*Heil Valley*
• I am very glad that a large part of Heil is closed to the public. I feel strongly that wildlife need to left alone and protected.	*Heil Valley*
• Yes I am glad it is closed. We enjoy our privacy.	*Heil Valley*
• I live close to caribous ranch and my wife and I are both understanding of the need for the part year closure	*Mud Lake*
• Keep it closed.	*Mud Lake*
• It is closed to the public-wildlife area. Good policy to have a buffer zone between homes.	*Pella Crossing*
• Part of my ranch is on Mossrock Dr. near Neal Open Space parcel on Indian Mountain. I would like it open to the public and used for future Lyons to Rabbit Mountain trail.	*Rabbit Mountain*

• Glad it is closed.	*Twin Lakes*
• Glad the homestead at Walker Ranch is open only intermittently.	*Walker Ranch*
• I am glad the land south of South Boulder Creek, from Walker Ranch to Eldo has no access (formal) from Walker Ranch or Eldo Park.	*Walker Ranch*
• Portions of the burn area are closed to the public. That appears to be a good decision for the sake of erosion control and plant regeneration.	*Walker Ranch*
• Private/closed property should be private/closed property. I'm fine with this.	*Walker Ranch*
• There is no trailhead but my property adjoins open space. Would not like public access next to my home.	*Walker Ranch*
• I'm sure you have your reasons for closing properties.	
• I don't live near a closed property but I support closing land for wildlife protection.	

Public Open Space Neighbors, Not Glad it is closed (insert note about access) -	
• No. There is a city property next to ours that would create more trespassing problems, fire rings etc.	*Betasso*
• I am comfortable having it opened. It is closed now adjacent to me.	*Hall Ranch*
• I feel that if hikers (no bikes) were allowed to use the access road through the closed area it would be fine.	*Hall Ranch*
• Property purchased with public funds should be open to the public on a walk in basis. No bikes or horses to minimize wildlife disturbance.	*Hall Ranch*
• I wish it was open. 1) People use it anyways-we know because we see evidence of footprints, etc. It would be good if it was legal. It's also different to determine what's open and what isn't. 2) we do recognize the importance of protecting nesting site	*Heil Valley*
• Open to the public.	*Heil Valley*
• The property I live adjacent to has no public access; access is only though private property. I am happy public access is planned.	*Heil Valley*
• But I can say I feel open space should be open to the public!	*Left hand Grange*
• It should be open to some hunting, rather than let the division of wildlife slaughter all the deer and let the meat go to waste and some of the wounded dying a slow agonizing death on my land.	*Rabbit Mountain*
• I strongly think that open space property that is paid for by taxes should be open to hiking to the public.	*Walker Ranch*
• Wish it was open with more trail/access.	*Walker Ranch*

Appendix D

OBSERVED CHANGES

The following is a categorized list of open ended comments to the question:

What types of changes have you seen at the adjacent open space property since you have lived at this address?

See page 16 for a summary of comments.

Observed changes: Increased visitor activity & trespassing	*Property Name*
• They built a road through it connecting Emery St/Pike Rd to US287 and Pike Rd. There is a lot more traffic than before.	*Alcorn II ag*
• The Anne U. White has been discovered! The parking on Wagon Wheel Gap is the biggest problem and has the most impact.	*Anne U. White*
• Much more traffic on trail.	*Anne U. White*
• More people use the A.U. White Trail. Reduced designated parking spaces have resulted in a big problem for trail head neighbors.	*Anne U. White*
• Chaotic parking at the trailhead and along Pinto dr. has been changed to a few designated parking spaces at the trailhead with chaotic parking now moved to the intersection of Pinto dr. And Wagon Wheel Gap rd.	*Anne U. White*
• Overuse of main trail-erosion.	*Bald Mountain*
• Not much. We are on the less used northern border. Mountain bikers trespassing have been the biggest problem.	*Betasso Preserve*
• New buildings. Maintenance of roads and trails. Lots more traffic, visitors.	*Betasso Preserve*
• More people have been using the trail. Especially bikers. Overall I think most people respect each other and the environment.	*Betasso Preserve*
• Bicycles have made numerous destructive trails also gone onto private property and destroyed trails and landscape.	*Betasso Preserve*
• Increase in trespass and no increase in police.	*Betasso Preserve*
• Bikers from canyon to path at trail head by tunnel leave so much trash and interfere with traffic.	*Betasso Preserve*
• Bike trails bring heavy use at times. Main trail moved away from our adjacent property. Building of facilities on sugarloaf side.	*Betasso Preserve*
• Bicycles have destroyed trails that Betasso made 75 years ago. Neighbors used these and there was no damage at all.	*Betasso Preserve*
• Parking and more people.	*Hall Ranch*
• Increased use.	*Hall Ranch*
• Increased noise.	*Hall Ranch*
• Increase of use. Especially bikes.	*Hall Ranch*
• Further incursions by the public on my property-trespass.	*Hall Ranch*
• Developed trails, opened more areas, significant increase in usage.	*Hall Ranch*
• A lot more people on the land than before. Excess traffic now exists from people trying to get to the open space.	*Hall Ranch*
• A growing parking lot and a lot more traffic.	*Hall Ranch*
• Traffic.	*Heil Valley*

• Physically, not much. There are more people around studying and shooting the deer. There is much more wildlife, especially mountain lions and elk… a few more bear visits. Wildlife refuge signs went up behind the house. More controversy over the open space	*Heil Valley*
• More use of the land, i.e. Logging, driving gator, bicyclists, trapping/collaring wildlife.	*Heil Valley*
• Increased traffic. Very nice hiking and biking trails.	*Heil Valley*
• More people. More dogs.	*Lohr/McIntosh*
• More use.	*Mayhoffer-Singletree ag*
• People.	*Pella Crossing*
• More traffic.	*Pella Crossing*
• More cars and people.	*Pella Crossing*
• Less hiking near property line, intern less trespassing	*Pella Crossing*
• More foot traffic.	*Twin Lakes Trail*
• Increase in number of users.	*Twin Lakes Trail*
• Groomed trails, signs put up, many more people with more dog poop left behind.	*Twin Lakes Trail*
• Natural/human induced forest fire. Increased use of trails.	*Walker Ranch*
• More trespassing, dogs off leash.	*Walker Ranch*
• More crowded-bicycles on Flagstaff extremely dangerous! Cars are passing on curves. Someone will be killed.	*Walker Ranch*
• Increased use.	*Walker Ranch*
• Increased use leading to increased traffic and significant erosion on trails.	*Walker Ranch*
• Increase use by mountain bikers.	*Walker Ranch*

Observed changes: Infrastructure improvements/changes & land management	
• Much better maintained than then in private hands.	*Alexander Dawson*
• It was a gravel operation when we bought our property. Now it is a lake and fields of grass and much improved.	*Alexander Dawson*
• Originally it was closed to bikers. It is now closed to them. Maintenance of trail is better.	*Anne U. White*
• They have started to do more focused management which is good.	*Bald Mountain*
• Trail maintained better. A new bathroom and benches.	*Betasso Preserve*
• Trail and facility improvements and increased use.	*Betasso Preserve*
• More aggressive bikers even on no bike days. Less respect in general for the preservation of the land. More wildlife-more mountain lions.*Better care of open space by county.	*Betasso Preserve*

• I've seen the closure of trails leading from Four Mile Canyon into the park.	*Betasso Preserve*
• Hiking and biking path was added. Horses?	*Betasso Preserve*
• Betasso now closed to bikers 2x a week. We like that, it's nice to know we can hike there w/out cyclists and the addition of the Canyon link trail.	*Betasso Preserve*
• New fencing.	*Ertl ag*
• New fences, more grazing. Not much change really.	*Ertl ag*
• The parking lot has been improved. The trail has been connected to the other side.	*Hall Ranch*
• Developed trails, opened more areas, significant increase in usage.	*Hall Ranch*
• Construction of parking lot, trails and improvement of dirt portion of road access to trailhead.	*Hall Ranch*
• Physically, not much. There are more people around studying and shooting the deer. There is much more wildlife, especially mountain lions and elk… a few more bear visits. Wildlife refuge signs went up behind the house. More controversy over the open space.	*Heil Valley*
• Boulder County cleared noxious trees last month	*Lefthand Valley Grange*
• New fencing. New covey- but was grazed. Off and no not benefits to wildlife.	*Leonard ag*
• Trail development	*Lohr/McIntosh*
• Possible park trail.	*Lohr/McIntosh*
• More buildings.	*Mayhoffer-Singletree ag*
• Changes in trail system-many single track mtn. Bike trails-favorites have been closed.	*Mayhoffer ag*
• Trails development and general maintenance improvements.	*Mud Lake*
• Trails building open space recreation getting organized, cleanup in process.	*Mud Lake*
• New trails.	*Mud Lake*
• Nature trails have been developed and a parking area is available far from any of the homes in the area.	*Mud Lake*
• Development of trail network. Huge cleanup.	*Mud Lake*
• Improvement of facilities.	*Pella Crossing*
• Enormous increase in noxious weeds. Better behavior from park visitors. Improved enforcement of dog leash ordinance. Increase in land ownership by POS (now own 3 times as much land).	*Rabbit Mountain*
• Trails have been developed.	*Twin Lakes Trail*
• New roads to trails, but a slight drop-off in some of the kids resources they b built (rope swings have been taken down).	*Twin Lakes Trail*
• Trail established, prairie dogs moved, regular patrols.	*Twin Lakes Trail*

• Path has been improved and bridge over irrigation ditch.	*Twin Lakes Trail*
• New all weather trail, bridges over irrigation ditches, development of Twin Lakes; more frequent moving of green belt.	*Twin Lakes Trail*
• Groomed trails, signs put up, many more people with more dog poop left behind.	*Twin Lakes Trail*
• Construction of trails with bridges and of picnic area. Some weeds are less of a problem now as various formerly disturbed areas have been and undisturbed for a fairly long time.	*Twin Lakes Trail*
• Trail maintenance is good. None really.	*Walker Ranch*
• Some cutting, tree thinning, brush removal, knapweed mitigation, trail maintenance, post-fire work.	*Walker Ranch*
• More knapweed in open space. Better signage as to trails and where bikers/hikers are or need to go. Still doesn't stop everyone from getting lost-but you can't predict or defend against those that can't or won't read.	*Walker Ranch*

Observed changes: Vegetation Management	
• Removal of Russian olive trees was very positive land action.	*Alexander Dawson*
• Dead trees being cut down. Irrigation/water way being widened.	*Alexander Dawson*
• Cut down Russian olives - Good.	*Alexander Dawson*
• Much more traffic on trail.	
• Much more poison ivy- I don't know how to explain that one buts it's true.	*Anne U. White*
• None. But there is a large Dwarf Mistletoe infestation that concerns me.	*Betasso Preserve*
• None- I still have to call the county to have them come and trim the bushes so there is not an accident on the corner where we live.	*Imel ag*
• Cutting Russian olive trees. Changed the landscape.	*Lefthand Valley Grange*
• Russian olive trees/bushes were removed.	*Lefthand Valley Grange*
• Boulder County clear noxious trees last month.	*Lefthand Valley Grange*
• It has become increasingly overgrown and unkempt.	*Leonard ag*
• Not very good noxious weed control.	*Lohr/McIntosh*
• More weeds. More pests- prairie dogs. More regulation. More desire to buy our property for open space.	*Mayhoffer-Singletree ag*
• They quit using it for grazing horses and cows.	*Mayhoffer ag*
• More weeds.	*Pella Crossing*

• Enormous increase in noxious weeds. Better behavior from park visitors. Improved enforcement of dog leash ordinance. Increase in land ownership by POS (now own 3 times as much land).	*Rabbit Mountain*
• More knapweed in open space. Better signage as to trails and where bikers/hikers are or need to go. Still doesn't stop everyone from getting lost-but you can't predict or defend against those that can't or won't read.	*Walker Ranch*
• There are many more weeds-sad.	*Walker Ranch*
• More dead to dying trees, more invasive weeds; fire hazard to our neighbor. It's all getting worse.	*Walker Ranch*
Observed changes: Wildlife	
• I have seen development creep up to the very edges of open space with no buffers for wildlife. People (some individuals) don't want wildlife in their backyard but I do. I worry that wildlife are losing their habitat that I thought was open space.	*Anne U. White*
• More sightings of mountain lions.	*Betasso Preserve*
• More aggressive bikers even on no bike days. Less respect in general for the preservation of the land. More wildlife-more mountain lions. *Better care of open space by county.	*Betasso Preserve*
• There are fewer night hawks this year. The fox is healthier. There may be a connection.	*Hall Ranch*
• Physically, not much. There are more people around studying and shooting the deer. There is much more wildlife, especially mountain lions and elk… a few more bear visits. Wildlife refuge signs went up behind the house. More controversy over the open space	*Heil Valley*
• More wild animals because safety bothered by man	*Heil Valley*
• The fox left.	*Lefthand Valley Grange*

Observed changes: Prairie Dogs	
The pasture is gone. It needs to be cleared of 'the dogs' and reseeded to a reusable pasture again.	*Alexander Dawson*
• Prairie dogs have returned. I don't know if they were moved here or came on their own. Country trucks drive around on the property. Groups of kids came out. I think they were counting something.	*Ertl ag*
• Disappearance of prairie dog community.	*Hall Ranch*
• Prairie dogs destroying green meadows and leaving only thistles.	*Heil Valley*
• None. Unmanaged prairie dog colony and subsequent plague related die off.	*Imel ag*
• It has significantly changed. No longer productive grazing due to prairie dog population. Looks more like the moon during dry summer months.	*Imel ag*

• The grasses are gone because of the prairie dogs eating it.	*Lagerman Reservoir*
• More pests- prairie dogs.	*Mayhoffer-Singletree*

Observed changes: Wildfire	
• Increased wildfires because of no grazing. But ignored response to fires.	*Heil Valley*
• None, although Heil Ranch has been developed as far as biking/hiking trails, and it has been thinned out after the fire. Some things need to be left alone.	*Heil Valley*
• Overgrowth grasses-potential for fire.	*Heil Valley*
• Better fire mitigation-which saved us all!	*Walker Ranch*
• Fire mitigation.	*Walker Ranch*
• More dead to dying trees, more invasive weeds; fire hazard to our neighbor. It's all getting worse.	*Walker Ranch*
• Natural/human induced forest fire. Increased use of trails.	*Walker Ranch*
• Scaring of mountain sides by September 2000 Walker Ranch wildfire, significantly decreased the quality of principle views onto and over Walker Ranch for the next 50-100 years, also produced recreational value and interest.	*Walker Ranch*
• The 2000 walker ranch fire changed the looks of much of the open space. Why that area is still closed to the public. I'm sure the embers are out by now.	*Walker Ranch*
• Upgraded trails, fire mitigation.	*Walker Ranch*

Observed changes: Other	
• ***Public Open Space***	
• Closure by biking, greater enforcement.	*Anne U. White*
• Not many problems and a nice park out of Boulder for mountain people.	*Betasso Preserve*
• None. But there is a large Dwarf Mistletoe infestation that concerns me.	*Betasso Preserve*
• More aggressive bikers even on no bike days. Less respect in general for the preservation of the land. More wildlife-more mountain lions.*Better care of open space by county.	*Betasso Preserve*
• Natural gas well approximately 600ft. behind my house. But no problem so far.	*Carolyn Holmberg Preserve*
• Very little access trails move in the other direction.	*Hall Ranch*
• The cattle are gone.	*Hall Ranch*
• More weeds.	*Hall Ranch*

• Physically, not much. There are more people around studying and shooting the deer. There is much more wildlife, especially mountain lions and elk… a few more bear visits. Wildlife refuge signs went up behind the house. More controversy over the open space	*Heil Valley*
• Meetings to put trails and trailheads close to us and more loops around existing trails that have already negatively impacted elk migration when the first tracks were put in. More trails, more negative impact on elk migration and mountain lion activity.	*Heil Valley*
• Have it so we can bike with our dogs.	*Heil Valley*
• Trails have been re-routed away from sensitive wildlife and or repair areas. Often mine pits have been filled in. Fences installed (good).	*Mud Lake*
• Many of us took truckloads of trash out of this space.	*Mud Lake*
• Different types of crops. Relocation of 17th ave.	*Mud Lake*
•Pella wasn't open until 1997 so we had 4 years without any park visitors. Now there are many visitors but most are friendly and polite. The open space has mothered and naturalized and each year we are more delighted to live next to this wonderful park.	*Pella Crossing*
•Loss of wildlife, unabated noise, trash loss of our livestock, higher vet bill, no privacy, screaming children, dogs off leashes, and we were burgled within months of it opening.	*Pella Crossing*
•Too many dogs off leashes or 3-7 on leashes with one.	*Twin Lakes Trail*
•Still water, because there is such an issue with West Nile we are afraid. We have significant amount of standing water. This leaves us with a large amount of gnats and mosquitoes.	*Twin Lakes Trail*
•People technically are not allowed to fish but people do, I think that's ok. I feel like people should be allowed to take canoes out on to twin lakes.	*Twin Lakes Trail*
•Tremendous fluctuation of water levels in ponds; fishing prohibition on Boulder Creek due to New Zealand snails.	*Walden Ponds*
•No irrigation, no crops, all weeds, rodents overrunning, topsoil gone, dust blowing.	*Walden Ponds*
•The new power line poles being installed will significantly impact our views. This is a negative to our property value.	*Walker Ranch*
•Gross Reservoir open to public boating.	*Walker Ranch*
Agricultural-Leased Lands	
•Myriad gravel trucks going town my road who they're "restricted" from doing so.	*Alexander Dawson*
•Dead trees being cut down. Irrigation/water way being widened.	*Alexander Dawson*

•Fence built, cows /horses added. Occasionally they escape and we have been the ones to get them back and contact the owners.	*Deberry ag*
•Proposed oil/gas drilling is not consistent w/rural open space.	*Ertl ag*
•Proposed oil drilling is not consistent/rural open space.	*Ertl ag*
•More intense agricultural use- I support this because it is a source of funds, not just an expense. Oil well drilling- same comments as item #6. Center pivots helped reduce erosion.	*Ertl ag*
•Fencing installed. Land for grazing horses, cattle.	*Ertl ag*
•Different crops and grazing animals at different times.	*Ertl ag*
•They have planted grass crops, but very hard to grow. At least it keeps the dirt down. They had cows on it for awhile.	*Leonard ag*
•Some homes have been built near the open space	*Leonard ag*
•Changes coming by opening closed/fenced land to people and their dogs. Will disrupt whole ecosystem.	*Lohr/McIntosh*
•A lot of unused equipment has been stored back there. Large trees and woodcutters no longer going on back there.	*Lohr/McIntosh*
•None. Town of Superior erected an ugly blade chain link fence around reservoir.	*Mayhoffer-Singletree ag*
•None, some landscaping along the roadway.	*Mayhoffer-Singletree ag*
•No water tank for grazing cattle so no mosquitoes and no threat of west Nile virus. More green and beautiful wild flowers with more rain.	*Mayhoffer-Singletree ag*
•Have not been here that long.	*Montgomery Farm*
•Nursery moved in	*Pallizzi ag*

Appendix E
REASONS FOR CONTACTING POS

The following is a categorized list of open ended comments to the question:

Have you contacted Boulder County Parks and Open Space for any reason?

See page 19 for a summary of comments.

Reason for Contacting POS: Law enforcement issues	*Property name*
•Our personal home is also next to open space. The farmer's crops were being damaged by kids.	*Alexander Dawson*
•Poachers. The response was very slow.	*Alexander Dawson*
•Huge number of bikes approx. 1988 until closed to bikes came through our property to connect to Sunshine canyon from Anne U. White trail. We counted 50 people on a single weekend.	*Anne U. White Park*
•Trespassing and fire mitigation and signage.	*Anne U. White Park*
•Dog and other wildlife protection issues.	*Bald Mountain*
•To address problem of bicycles.	*Betasso Preserve*
•Aggressive bikers. A property owner in neighborhood 'felled trees' after a foul interaction and bikers leaving posters.	*Betasso Preserve*
•Trespass/illegal campers.	*Betasso Preserve*
•Prohibits use of open space by others, trespass.	*Hall Ranch*
•Fires, vandalism, trespassers.	*Heil Valley*
•Don't know how to get to the correct person to report my complaints about dog waste and weeds.	*Lefthand Valley Grange*
•Kids building ramps (for bikes) in open space.	*Lohr/McIntosh*
•I informed about vehicle trespass. I asked about survey tape.	*Mud Lake*
•There was a problem with unleashed dogs at one time.	*Pella Crossing*
•Land acquisition, dogs not on leash and coming into our property.	*Pella Crossing*
•Complaining about rude people walking around the lake.	*Twin Lakes Trail*
•Regarding trespassers. Mountain bikers and fish people coming in from Walker Ranch.	*Walker Ranch*
•Probably I just called 911. A couple of times to report accidents or people driving jeeps where they shouldn't be.	*Walker Ranch*

Reason for Contacting POS: Vegetation management	
• A tree fell over my fence line from open space once. I needed to get it removed. The arborist I talked to was extremely responsive and helpful.	*Alexander Dawson*
• To talk about the mistletoe.	*Bald Mountain*
• To cut down dead trees.	*Bald Mountain*
• Mistletoe infestation	*Betasso Preserve*

• Tree cutting/trimming adjacent to (and or) my property	*Betasso Preserve*
• Not much need. Except the bushes needing trimmed	*Imel Ag*
• Bind weeds control.	*Lefthand Valley Grange*
• Don't know how to get to the correct person to report my complaints about dog waste and weeds.	*Lefthand Valley Grange*
• To complain about weeds and prairie dogs	*Mayhoffer-Singletree Ag*
• Asked if we could have a downed tree for fire wood- they said no.	*Twin Lakes Trail*
• Delays in mowing behind property. Burning slash dangerously.	*Twin Lakes Trail*
• Weed control, where to drop off my bags of knapweed (72 this summer!)	*Walker Ranch*
• Info on weed management	*Walker Ranch*
• Weed mitigation, fire mitigation	*Walker Ranch*

Reason for Contacting POS: Parking, Roads, etc.	
• Many, many times in the past to discuss lack of structured parking road signage along Pinto dr., road maintenance due to increased traffic and lack of access for the fire trucks.	*Anne U. White Park*
• With regards to placement of original parking lot and moving it away from neighbors, placement, design of caretaker's residence.	*Caribou Ranch Open Space*
• We'd like to see an access trail connecting Four Mile Canyon dr. To Betasso Open Space. We believe this would become a much used access to the loop trail.	*Betasso Preserve*
• I contacted them about Antelope Rd. And it was fixed shortly (a great job too!).	*Hall Ranch*
• Road Status	*Hall Ranch*
• Issues with road have been discussed in depth with County Road Dept.	*Hall Ranch*
• Putting blacktop road by the house.	*Heil Valley*
• Dealing with Longmont parking. Trails around Macintosh. Who has jurisdiction?	*Lohr/McIntosh*
• Allow an access road for the new Provenance development.	*Montgomery Farm*
• Signs along 75th. Also we were told we could get a pedestrian crossing sign which we never did get. Ones that are like the ones along 63rd by Coat Lake.	*Rabbit Mountain*
Speeding cars/trash.	*Walker Ranch*
Reason for Contacting POS: Wildlife/Livestock	
• I contacted DOW for rubber buckshot in case of mountain lions.	*Betasso Preserve*
• Escaped animals.	*Deberry Ag*

• Animals have gotten out and onto 95th st. I usually contact the sheriff.	*Ertl Ag*
• Report loose cattle.	*Ertl Ag*
• Removal of deer carcass.	*Ertl Ag*
• Issues with grazing cattle, water tanks, rancher using our fire hydrant.	*Mayhoffer-Singletree Ag*
• To report unusual bird sightings.	*Walden Ponds*
• Twice for wounded deer.	*Walker Ranch*

Reason for Contacting POS: Volunteer	
• To volunteer with trail building and sightings of mountain lions.	*Betasso Preserve*
• Access to restore/vegetate old prairie dog town.	*Heil Valley*
• To volunteer as an open space watchdog. After that initial contact, which was well received no one has ever called us.	*Heil Valley*
• Participate in hosting program.	*Lohr/McIntosh*
• To volunteer for planning committee.	*Twin Lakes Trail*
• To organize tree planting along trail about 10 years ago.	*Twin Lakes Trail*

Reason for Contacting POS: Wildfire risk	
• Trespassing and fire mitigation and signage.	*Anne U. White Park*
• To ask about the BLM land (now open space), to ask about trailhead signs, to ask about cooperative wildfire thinning.	*Anne U. White Park*
• Wildfire risk.	*Anne U. White Park*
• Weed mitigation, fire mitigation.	*Walker Ranch*
• To obtain info on remedial action/reforestation after 2000 Walker Ranch wildfire.	*Walker Ranch*

Reason for Contacting POS: Trails concerns or questions	
• Boulder Creek redesign project. We would like to see it happen.	*Alexander Dawson*
• Access trail to Heil, Hall Ranch trail.	*Hall Ranch*
• For updates when trailhead was put in and to be done on the road.	*Hall Ranch*
• Hall, Heil, Caribou Ranch Trail plans.	*Hall Ranch*

• To object to more trails through the riparian environment on South St. Vrain.	*Hall Ranch*

Reason for Contacting POS: Prairie Dogs	
• Considering prairie dog situation.	*Alexander Dawson*
• Fugitive dust problem due to prairie dog population.	*Imel Ag*
• Would it matter? B.C. is pro- prairie dog.	*Lagerman Reservoir*
• To complain about weeds and prairie dogs.	*Mayhoffer-Singletree Ag*

Reason for Contacting POS: Other	
Public Open Space	
• To notify department of damage to facility.	*Bald Mountain*
• Problems have arisen.	*Betasso Preserve*
• Reported power poll cross bar broken. Wires hanging, reported bikes trying to get out through to four mile canyon (no access) because of BCPOS map error.	*Betasso Preserve*
• To ask questions specific to my property or to request other contact information.	*Heil Valley*
• I called prior to one of the early meetings with staffers. I have been unable to attend subsequent meetings, so, unfortunately, I don't feel very well informed.	*Heil Valley*
• To find out about meetings.	*Heil Valley*
• I assumed they would not be responsive.	*Lefthand Valley Grange*
• To rent a shelter on Flagstaff.	*Lefthand Valley Grange*
• To verify that conservation easements of Nederland open space were given to BCPOS.	*Mud Lake*
• Prior to purchasing home to find out what the property would be used for.	*Mud Lake*
• Questions about property line and location of fences.	*Pella Crossing*
• Sheriff.	*Pella Crossing*
• I had questions about the health of my lake/pond.	*Pella Crossing*
• To get reason they paid 'building lot' price for a non-buildable parcel. Considered sale of Rabbit Mtn. Overlook that I own (top of mtn.) to POS. I rejected.	*Rabbit Mountain*
• Mosquitoes.	*Twin Lakes Trail*
• Asked about the ditch maintenance and debris removal.	*Twin Lakes Trail*
• Only contact has been at public meetings that we are invited to attend.	*Walker Ranch*
• Injured mtn. Biker needed evacuation. I actually call the sheriff but open space also responded.	*Walker Ranch*

• Report problems or issues on the property.	*Walker Ranch*
Agricultural- Leased lands	
• Why can't hunters use property?	*Alcorn II Ag*
• A small strip of land adjacent to my property was sold to a neighbor	*Alexander Dawson*
• I had questions about the new fence installed this year.	*Alexander Dawson*
• To get info: DS planning prior to purchasing home.	*Alexander Dawson*
• Boundary information.	*Deberry Ag*
• When I was buying the property to ensure that it was open space.	*Ertl Ag*
• To see if we had access for horse riding.	*Ertl Ag*
• Mosquito larvae on property.	*Leonard Ag*
• We have a conservation easement.	*Leonard Ag*
• Controlled burning of trash on my property.	*Lohr/McIntosh*
•Recreation maps.	*Mayhoffer-Singletree Ag*

Appendix F
DEFINITION OF GOOD NEIGHBOR

The following is a categorized list of open ended comments to the question:

What does it mean to you to be a good neighbor to open space?

See page 20 for a summary of comments.

Good Neighbor: Respect the wildlife, land, rules and visitors	
Public Open Space	
• Following rules of the open space. We leash our dog on it. Also we help pick up trash if we find it. Reporting any concerns.	*Anne U. White*
• Cooperative with county.	*Anne U. White*
• Leave it as you find it.	*Anne U. White*
• Mutual respect.	*Anne U. White*
• To put wildlife first-not to have any outdoor domestic animals. To care for weeds and not to plant exotics.	*Bald Mountain*
• Keep up our land the way we found it.	*Bald Mountain*
• Be aware of wildlife to not attract them to our home.	*Betasso Preserve*
• Leave no trash, treat with respect, don't add 'social' trails, report any problems, respect other users.	*Betasso Preserve*
• Stay on designated trails and roads. Help keep area clean.	*Betasso Preserve*
• Not using social trails and not planting invasive plant species.	*Betasso Preserve*
• Respect the land and wildlife, but also enjoy it with friends and increase awareness of this natural resource.	*Betasso Preserve*
• Not to abuse privilege	*Betasso Preserve*
• Respect the space, the land and the opportunity to have ones own safety respected. To encourage positive use! To respect the wildlife while maintaining safety.	*Betasso Preserve*
• To respect the property.	*Betasso Preserve*
• We are very happy to cooperate with open space personnel or rangers at any time.	*Betasso Preserve*
• Not to encroach on the property or let pets run loose on the property.	*Betasso Preserve*
• To protect and respect the wildlife we live in.	*Betasso Preserve*
• Be respectful of wildlife and peace.	*Betasso Preserve*
• As being a good neighbor anywhere. Not to attract wild animals with food or garbage.	*Betasso Preserve*
• Being a steward to the land and respecting plants and wildlife within the area. Appreciating the blessing of living in such an amazing area.	*Hall Ranch*
• Protect it.	*Hall Ranch*
• Responsibility of leaving the place cleaner than I found it. Volunteering.	*Hall Ranch*
• Observe usage rules for open space.	*Hall Ranch*

• Respect wilderness	*Hall Ranch*
• I respect the environment we all share	*Hall Ranch*
• Respect the land and its inhabitants	*Heil Valley*
• To respect its purpose and usage.	*Heil Valley*
• Respect for nature.	*Heil Valley*
• I try to be respectful of the animals. This is one reason I don't have a dog. I also never use pesticides and am very careful about my garbage. It makes me happy that other will be able to enjoy this area.	*Heil Valley*
• Important to keep the wildlife safe	*Heil Valley*
• Be good stewards.	*Lagerman Reservoir*
• Respect the rules.	*Lagerman Reservoir*
• Respect it, help take care of it, support those who manage it.	*Lefthand Valley Grange*
• Respecting that the open space belongs to everyone so people need to pick up after themselves and their pets.	*Lefthand Valley Grange*
• Live green in order to not disturb the ecosystem.	*Mud Lake*
• Being respectful to the open space and wildlife which inhabit and migrate to the area.	*Mud Lake*
• Respecting the rights of others to use open space for recreational activities and helping to maintain the space for future use.	*Mud Lake*
• Be friendly to hikers even when they cut across my pasture land.	*Rabbit Mountain*
• Be friendly to users.	*Rabbit Mountain*
• To be responsible in using the space to help keep it free of litter, and to keep dogs and other pets under control and not allow cats to roam and kill birds.	*Twin Lakes Trail*
• Tread lightly, pick up any trash, repair footbridges that the county ignores, quietly.	*Twin Lakes Trail*
• Remain mindful of litter and pick it up when seen. Try to stay on trails.	*Twin Lakes Trail*
• Respect of the environment!	*Twin Lakes Trail*
• Leave it as you find it and be understanding to the many uses people enjoy in open space.	*Twin Lakes Trail*
• Use it in the ways it is intended. Don't trash it.	*Twin Lakes Trail*
• Not abuse it and obey rules like dog on a leash. We have a small dog and sometimes don't use it because of the larger dogs off-leash that are dangerous to her.	*Twin Lakes Trail*
• To be eyes and ears for monitoring appropriate activities since we're here; to be respectful; to communicate about potentially conflicting issues. But basically I feel like a caretaker.	*Walden Ponds*

• You're asking what my responsibilities are? Treat the property with respect, clean up after myself and help with maintenance.	*Walker Ranch*
• Respect the natural environment and minimize the human impact.	*Walker Ranch*
• Respect and appreciation. Sometime volunteer.	*Walker Ranch*
• Respect to the beautiful piece of property next to ours. We are privileged to be in such a beautiful neighborhood.	*Walker Ranch*
• Honoring all rules, boundaries, and respecting the land.	*Walker Ranch*
• Respectful use of space	*Walker Ranch*
• To follow the rules and respect the land.	*Walker Ranch*
Agricultural leased lands	
• Respect.	*Alcorn II Ag*
• Abide by rules.	*Alexander Dawson*
• Respect open space and leave it undisturbed.	*Alexander Dawson*
• I watch out for any use of the road that doesn't seem appropriate.	*Alexander Dawson*
• Respect to it's purpose e.g. Respecting animals and wildlife; preventing fires; not disposing of trash.	*Ertl Ag*
• Respect the property, wildlife etc.	*Ertl Ag*
• Very important. I had worked at Gate Mills Land Conservancy in Ohio before moving to Colorado. Proper care of Open Space is very important.	*Ertl Ag*
• Respect the property.	*Ertl Ag*
• Managing space in an ecologically sound manner.	*Imel Ag*
• I truly enjoy open space. My concern is that the proposed trail may go through our backyard and Carmel easement.	*Imel Ag*
• Protect nature.	*Lefthand Valley Grange*
• Respect for nature and wildlife	*Lohr/McIntosh*
• To protect nature.	*Lohr/McIntosh*
• Be able to share the land use. Enjoy as well as maintain the land for everyone to enjoy.	*Lohr/McIntosh*
• To respect the space for the way it is being used.	*Lohr/McIntosh*
• Respect rules. Be courteous.	*Lohr/McIntosh*
• Respecting the wildlife.	*Lohr/McIntosh*
• Respecting management policies. Letting Boulder staff know if a problem exists. Participating in planning sessions. Being informed.	*Mayhoffer Ag*
• Respect any regulations.	*Mayhoffer Ag*

• Leave the land untouched.	*Mayhoffer Ag*
• Keep it clean/don't over use it.	*Mayhoffer-Singletree Ag*
• Protect the animals and natural landscape.	*Mayhoffer-Singletree Ag*
• Don't pollute it or modify it. Keep it clean and accessible.	*Mayhoffer-Singletree Ag*
• Respectful of land and its unique value to current and future generations.	*Mayhoffer-Singletree Ag*
• Mutual respect of each others property.	*Mayhoffer-Singletree Ag*
Good Neighbor: Act as caretaker /Report illegal activity and problems	
Public Open Space	
• To be gracious and welcome to visitors, recognizing that everyone has the right to enjoy this beautiful trail.	*Anne U. White*
• Keeping the open space clear of trash and well-managed through open communication. The Anne U. White is a gem in the BCPOS that was a secret for a long time. We are glad that BCPOS is addressing the problems associated with growing pains' and being discover	*Anne U. White*
• Leave it undisturbed. Report any problems.	*Bald Mountain*
• To help protect it from abuse.	*Betasso Preserve*
• To protect, use and enjoy.	*Betasso Preserve*
• Abide by the park rules; report illegal and or dangerous behavior (particularly with regards to parking and trespassing).	*Caribou Ranch Open Space*
• I think we all should be good neighbors, we must preserve land and wildlife for future generations.	*Hall Ranch*
• I'm aware of any activities of mine that might jeopardize the open space, i.e.; fire safety, owning livestock, type of pets, land use.	*Hall Ranch*
• Responsibility of leaving the place cleaner than I found it. Volunteering.	*Hall Ranch*
• Treat it as if I were its main caretaker.	*Hall Ranch*
• Keep informed. Help patrol area.	*Hall Ranch*
• Respect the laws. Pick up any trash. Be open minded and share our ideas and concerns.	*Heil Valley*
• A good neighbor to open space respects the land and wildlife. I walk the road and bordering property removing leafy spurge, knapweed, etc.	*Heil Valley*
• Be alert for fire-report misuse be open to plans	*Heil Valley*

• Be ready to help report or put out a fire when a stupid person set it!	*Heil Valley*
• I walk the area adjacent to my property and pick up trash that blows in. I chase away anyone tries to access the open space here and tell them where access points are.	*Heil Valley*
• Take care of the land.	*Heil Valley*
• If there was an organized clean up, my family would assist. I suppose it would be good to be better informed.	*Lagerman Reservoir*
• Pick up after my dog. Pick up trash. Report suspicious activity. Enjoy it.	*Lefthand Valley Grange*
• We look at the land near us as part of our responsibility. We are near a pond, we have kept it clear, clearing trash etc. In the winter we have warned people about dangers on the ice.	*Lefthand Valley Grange*
• To exert peer pressure on abusers. To bring them into compliance on usage, no atvs, etc.	*Mud Lake*
• My wife and I frequently pick up trash, we act as eyes and ears for staff and offer input at meetings. We also explain OS. Policies to visitors who are uniformed.	*Mud Lake*
• Respecting the rights of others to use open space for recreational activities and helping to maintain the space for future use.	*Mud Lake*
• Protecting the space.	*Mud Lake*
• It means keeping an eye on the park, picking up trash, encouraging others to use the park.	*Pella Crossing*
• To observe activities and notify sheriff	*Pella Crossing*
• Provide oversight of POS management decisions so that the environment and public use are benefited. I watch for problems and notify POS when concerns found. I mange my ranch for wildlife better than POS	*Rabbit Mountain*
• Pick up trash. Let people walk through my yard to gain access. Don't get mad at dogs running loose (most are well behaved).	*Twin Lakes Trail*
• Pick up trash. Let people walk through my yard to gain access. Don't get mad at dogs running loose (most are well behaved).	*Twin Lakes Trail*
• Report major problems. Be an 'open space vigilante'. Picking up trash.	*Twin Lakes Trail*
• Occasionally I pick up dog droppings (beyond what our dog leaves).	*Twin Lakes Trail*
• To be aware and concerned citizen-steward of precious and irreplaceable natural commons: 1.To make my use near zero impact. 2. To observe other use of the open space and report significant misuse to proper authorities: Parks and open space or the sheriff.	*Walker Ranch*
• Try to keep weeds off my property so they don't spread to open space, keep trash in garage so wildlife isn't affect. When I hike I stay on trails. Try to help those that get lost.	*Walker Ranch*
• I see it as an important asset for all the residents of the county. As a neighbor and taxpayer I will assist in stewardship as a natural environment as well as protect it from misuse.	*Walker Ranch*
• By keeping an eye on the property, we can help protect it.	*Walker Ranch*

Agricultural leased lands	
• Respecting the farmer by not allowing my children to run through his fields.	*Alcorn II Ag*
• I pick up trash, water heaters, recycle debris.	*Alcorn II Ag*
• Observe and report activity on property. Respect borders and not use is not open. Help maintain if necessary.	*Alexander Dawson*
• Report any big problems so that a big problem doesn't happen.	*Ertl Ag*
• Watching that the property is used for its inherited purpose.	*Ertl Ag*
• Watching that the property is used of its intended purposes	*Ertl Ag*
• We feel it is our duty to inform you if an animal gets out, especially if it is on the road, or knocks down a fence. We hope this helps and a response is timely. We'd also like to know if things change at the property.	*Ertl Ag*
• Report problems.	*Leonard Ag*
• Conduct activities in such a way that the public can enjoy the open space properly.	*Leonard Ag*
• To report unauthorized use, weeds or any weed problems.	*Leonard Ag*
• Picking trash up when I see it. Not planting any weed plants which could spread. Supporting open space in general.	*Leonard Ag*
• Watch that it is not being abused in anyway.	*Leonard Ag*
• We don't let weeds, trash or dogs unto the protected area. We try to educate the neighbors to respect nature. Not much of it left.	*Lohr/McIntosh*
• Obeying rules. Informing you of violations. Respect wildlife that lives there. Being careful of starting fires and let trash blow into it.	*Mayhoffer-Singletree Ag*
• Pick up trash (esp. Dog poop). Keep noise level of dogs down.	*Mayhoffer-Singletree Ag*
• Help the county and keep it open space.	*Mayhoffer-Singletree Ag*
• Pick up trash (esp. Dog poop). Keep noise level of dogs down.	*Mayhoffer-Singletree Ag*
• Picking up the trash that people dump.	

Good Neighbor: Maintain one's own property/mitigate fire danger	
• Maintain my property so it doesn't adversely affect open space-communicated with the farmers and be helpful when possible.	*Alexander Dawson*
• Maintain the values implicit in open space onto my property too.	*Anne U. White*
• I work to improve the health of our property and mitigate fire dangers. Hopefully that will protect the open space as well.	*Hall Ranch*

• I maintain my property in an ecologically consistent basis with its natural environment.	*Hall Ranch*
• Keeping it clear when we see garbage. Keeping our property clear of wildlife attracting problems. Also, using it! Also, making note of any dangerous problems within the open space.	*Mud Lake*
• To keep my property in good beautiful condition.	*Pella Crossing*
• It means a lot. My family tries our best to be a good neighbor. We mow our own path to the open space.	*Twin Lakes Trail*
• Good neighbors manage their property or sell it to someone who can manage the property (weeds, rodents).	*Walden Ponds*
• To protect our property in the same manner the open space is: noxious weed, fire mitigations, etc.	*Walker Ranch*
• Pull our own weeds. Call in potential fire dangers.	*Walker Ranch*
• To manage my acreage so its health is always improving so it does not negatively affect open space surrounding me.	*Walker Ranch*
• Provide fire mitigation on my own property.	*Walker Ranch*

Good Neighbor: Other	
Public Open Space	
• It means it is a valuable resource that almost does not exist on the Front Range anymore. I value open space for my own recreational use but not at the expense of the wildlife! I like co-existing with the wildlife and seeing them and knowing there is some.	*Anne U. White*
• See item 17 and 18. In that respect open space has not been a good neighbor. You have the same problem on Bald Mountain.	*Betasso Preserve*
• I just like the fact that I have open space next to my house.	*Betasso Preserve*
• A very desirable thing.	*Betasso Preserve*
• No negative impact.	*Betasso Preserve*
• To appreciate my property and the open space.	*Hall Ranch*
• Personnel turnover so a continuing education process.	*Heil Valley*
• Nothing.	*Heil Valley*
• It keeps our property open since we purchased it because it was open.	*Heil Valley*
• Communication is key to any good relationship. It seems we have no communication. I think we can do better than this.	*Heil Valley*
• Explain the question.	*Lefthand Valley Grange*
• Make proper use of the area.	*Lefthand Valley Grange*

• Very important- it's a privilege to have open space behind us.	*Lefthand Valley Grange*
• Not sure.	*Mud Lake*
• Realize that the open space is not mine alone and that its management must meet various needs.	*Mud Lake*
• We try to be good neighbors to all our neighbors.	*Pella Crossing*
• In an agricultural area, open space should remain agricultural. Then everyone is a good neighbor.	*Pella Crossing*
Agricultural leased lands	
• Field that are farmed and space for wildlife.	*Alexander Dawson*
• This space should be restored to its original rural pasture and native plant situation. Also flood control should be worked on. Don't try to manipulate the river for some ones idea of what's 'beautiful' and unnatural. Leave it alone'!!!	*Alexander Dawson*
• Please keep us informed of policies, activities changes etc. Please spray for mosquitoes.	*Alexander Dawson*
• Support the closure: keep people and dogs off the area to provide wildlife habitat. 2. Keep fences up to support grazing management.	*Alexander Dawson*
• A road separates us from the open space. So we don't really feel close to it. However we benefit from the scenery and views.	*Alexander Dawson*
• Preserve property value.	*Deberry Ag*
• Support revenue efforts such as farming and oil drilling. Recognize these funds are also sources for additional open space purchases. Praise the plan to others. Take the time and the effort to enjoy it!	*Ertl Ag*
• I like the open space. I don't want the land developed! Don't want people (the public) walking around out there. I don't want prairie dogs or weeds reproducing over there because they infest our property!	*Ertl Ag*
• Overall it is a positive experience-only the weeds are a problem	*Ertl Ag*
• We want to be a good neighbor to open space so we don't lose the privilege of living next to it. Also so open space can be purchased.	*Ertl Ag*
• If the open space stays agriculture I'll probably be a good neighbor. If sold or made into some kind of trailhead I probably won't be very neighborly.	*Imel Ag*
• It's important.	*Imel Ag*
• By helping the rancher when he needs it. Otherwise leaving it alone.	*Imel Ag*
• I am confused by BCPOS.	*Lohr/McIntosh*
• What does it mean to BCPOS to be a good neighbor? To adjacent land owners?	*Lohr/McIntosh*
• Lots of pressure to remain open space	*Mayhoffer-Singletree Ag*

• Good fences and gates.	*Pallizzi Ag*
• Anything I can do to help keep the surrounding area open space. I will	*Sisters of Saint Francis Ag*

Appendix G
ADDITIONAL COMMENTS

The following is a categorized list of open ended comments to the question:

Please let us know any additional ideas, comments or questions you have about living next to Boulder County Open Space.

See page 20 for a summary of comments.

Additional Comments: Suggestions & questions	
• I would like sportsmen being able to use property. To aid in the training of hunting dogs!	*Alcorn II ag*
• I would like to know the future plans for the space. I've heard of a trail from Boulder out the county line.	*Alexander Dawson*
• I know it is a difficult balancing act on public use versus resource protecting. Keep up the good work.	*Alexander Dawson*
• I would like it to stay the way it is.	*Alexander Dawson*
• Additional signage is needed to warn of fire hazard and adjoining private property, i.e.; going off trail is trespassing.	*Anne U. White*
• Educate users and enforce rules.	*Anne U. White*
• There is a location further up the trail where a much larger parking area could be constructed. Trail should be closed to horses because path is too narrow to accommodate horses, people and dogs. Trail should be closed to dogs for the same reason with the	*Anne U. White*
• Close the Anne White trail when the fire hazard is high or extreme.	*Anne U. White*
• Please consider putting in the above mentioned access trail to Betasso. It is much needed.	*Betasso Preserve*
• Can I clear downed trees near my property border? I could also use the fire wood in the winter and it will decrease fire risk.	*Betasso Preserve*
• Regardless of whether it's a native plant or not mistletoe kills trees. This attracts Pine Bark Beetles. If we want Boulder's trees to look as bad as vials then we do nothing until it's too late. History has a way of repeating itself.	*Betasso Preserve*
• If tree trimming/cutting is to take place, please haul the downed trees and branches away.	*Betasso Preserve*
• Buy more land to have more open space.	*Betasso Preserve*
• Cancel the drillings, or if that is not legally possible, mitigate the exposure by insisting on low, flat tanks, or in ground tanks. If above ground paint them tan/beige, the least noticeable color for all seasons.	*Ertl ag*
• There is a 130 acre parcel for sale on the road running from south from the old sugar factory. Purchase it! Take care and best regards. Larry Box	*Ertl ag*
• With the ever increasing 'urban interface' fire danger I would like to see planning and action jointly with property owners on mitigation. As a responsible property owner we have been active in mitigation but when you have large parcels of wooded open space.	*Hall Ranch*
• Being a bordering land owner I think it would be practical to let local area residents to take their dogs on leash to the Hill Ranch Open Space. A permit system similar to Longmont's Pierce Dam would work well.	*Hall Ranch*

• Would suggest putting barriers on curves in drive around to prevent vehicles from parking there and 'no parking here' signs as many people are supposed to know. I am worried that in line cars will park down the road as at other open space areas.	*Hall Ranch*
• I understand the many factors pulling open space in different directions for use, but I beg you to consider first the wildlife that lives there.	*Heil Valley*
• Minimize public access points as is currently done and just let it be. Open space is for wildlife, recreation and quality of life. Please do not over regulate it!	*Heil Valley*
• Limit the traffic. Pick up the litter from them. Don’t let people park along the road on left hand for biking. Let people who have dogs hike the hill ranch.	*Heil Valley*
• My neighbors across the street sold out to open space (Billings Ranch). How come we haven't heard anything about this purchase? Will it become closed to the public or trails established, will local residents have a say or will boulder county do what they want.	*Heil Valley*
• Please post signs and dog waste bags in the open space adjacent to my property, thanks.	*Lefthand Valley Grange*
• May we plant trees to beautify open space, or would Boulder County look into planting some trees in the Left-hand Valley Grange area? A caution sign in the winter would be good for the pond, the ice is thin! I worry!	*Lefthand Valley Grange*
• I would suggest BCPOS planting select trees and shrubs when appropriate.	*Lefthand Valley Grange*
• Open space should encourage native and natural cover; promote wildlife cover for viewing, nurturing wildlife and harvesting overpopulated wildlife; be open to the public for viewing, photographing, recreation, etc. Commercial development including farming.	*Leonard ag*
• Preserving Boulder County's agricultural-western heritage should include allowing horseback riding in these areas. The old farm roads make great trails, why reclaim them and build new trails- a waste of money. Regarding Hall Ranch Hill area should be opened	*Lohr/McIntosh*
• Please fence off the Al Kolie Flats and slopeline inside the new trails up the Oligarchy Ditch to keep bikers, trash, and especially loose dogs away from the birds and wildlife. Also fence in the Prairie dogs.	*Lohr/McIntosh*
• I think Boulder County should only consider increasing preserving amount of open space.	*Mayhoffer ag*
• Open more of it to the public.	*Mayhoffer-Singletree ag*
• Please keep it wild. Please do not allow C-470 to go through. Please help buy an adjacent land.	*Mayhoffer-Singletree ag*
• It would be nice to know farming schedule activities so my child's pre-school could plan field trips.	*Mud Lake*

• Please help me to the highway division to stop using gravel during snowstorms. That contagious ragweed and thistle seeds, I spend all summer fighting these weeds including the road adjacent to Mud Lake.	*Mud Lake*
• Send a less abrasive county rep. To neighborhood meeting-i.e.. Pella Crossing.	*Pella Crossing*
• Top priority for Rabbit Mountain area is construction of hiking trail connecting to Stone Canyon/Lyons because it will reduce motor vehicle traffic, noise and air pollution in the area.	*Rabbit Mountain*
• Keep the mosquitoes down.	*Twin Lakes Trail*
• The adjacent space has never been developed beyond improving the path system. We would prefer that it not be developed further.	*Twin Lakes Trail*
• Would like to see more protection against fire works on open space. Mostly this abuse is at the lakes and goes on from latter June through mid-September. We fear fires in the big field behind us-besides don't like the noise at night.	*Twin Lakes Trail*
• It would be great if you could decrease the light coming from thieve. Industrial park just north of Twin Lakes trail as it runs along the two farmer's irrigation ditches- the trail and ditches run east from 63rd st.,just north of Twin Lakes dr.	*Twin Lakes Trail*
• Keep the trails open to dogs under voice control. I do not own a dog, but I like that they have a place to run or be walked with a little freedom.	*Twin Lakes Trail*
• Allow the fire dept. To do fire mitigation in the open space in coordination with mitigation done on private property.	*Walker Ranch*
• I would like to know about weed control and how all of us up here can contribute.	*Walker Ranch*
• Please enforce the dog on leash rules and the no bicycle rules (where bikes are prohibited) every full moon people ride bikes on the Shanahan trails. I'd like to see walker ranch/Meyers gulch use for grazing.	*Walker Ranch*
• Control the knapweed coming in from Walker Ranch via the west 6 as easement. Add more No Trespassing/private Property signs on the border of the Eldo canyon Walker Ranch Trail to keep hikers from coming onto private land.	*Walker Ranch*
• Would appreciate briefings by email and local meeting of long term and annual management plans and budgets for Walker Ranch. Current plan appears relatively passive, which is probably appropriate, except for 2000 wildfire remediation/ restoration which co	*Walker Ranch*
• Charge a trail use fee for mountain bikers.	*Walker Ranch*
• My main question is why the burned area of the Walker Ranch is still closed.	*Walker Ranch*

Additional Comments: Complaints	
• The issues are wildfire thinning and culling of beetle kill and mistletoe trees. I have asked about this and not a good response. I have cut 5500 trees and could use some help in a comprehensive program here. David Tresemer,	*Anne U. White*

ascdt@dimensionaol.com	
• Curb bicycles going off existing trails!!! But do so not jeopardizing neighborhood use. It was Ernie Betasso's desire for neighborhood horse to continue using the ranch. This seems to be jeopardized.	*Betasso Preserve*
• Ernie Betasso stated to me personally that the reason he was selling was so that us 'kids' would forever be able to ride horses on the ranch. I feel this is being jeopardized. Bicycles have ruined all the old trails and are building illegal ones.	*Betasso Preserve*
• The last couple of times cattle got loose and were on the road we called the sheriffs dept. As it was on the weekend. The sheriff didn't have any information as to who was leasing the land so they could be notified. It took animal control 1 and a half hour.	*Ertl ag*
• I don't understand why it's not okay for us to walk directly from our property onto open space instead of going to the trailhead.	*Hall Ranch*
• The enforcements of open space regulations is weak. The enforcement "plans" appears to be non-existent	*Hall Ranch*
• I wish there was some part of the open space near Lyons that allowed dogs.	*Hall Ranch*
• We are concerned about the trail being too close to our house.	*Heil Valley*
• My only concern is about bicycles. I think bicycles and horses/hikers are not very compatible. Many of my neighbors own horses and will probably want to use the trails. My personal experience is that it is not very pleasant as a hiker to share the trail.	*Heil Valley*
• We had a very unpleasant experience during the last forest fire. We and several of our neighbors were standing on a mountainside in the open space a couple hundred feet from the property life. The fire was across a small valley just beyond our house.	*Heil Valley*
• I would like it better if it was closed.	*Heil Valley*
• I like the idea of open space but I am opposed to acquiring more until we budget for proper management of existing space.	*Imel ag*
• My concern is intrusion on our private property by provided public access directly adjacent or through our property.	*Imel ag*
• Figure out a way to keep prairie dogs on their land only.	*Lagerman Reservoir*
• I love the open space. But I did not like the fact that I felt the need to take my children to neighboring cities for much of their recreation. I wish that Boulder had been more balanced towards growth and the needs of it's citizen.	*Lefthand Valley Grange*
• When I called about mosquitoes they asked ME to call and take care of it. It is NOT my responsibility.	*Leonard ag*
• We are opposed to the Mud Lake leash laws. We feel the voice control is adequate and that most locals who walk dogs on the open space can demonstrate this. Please consider this request.	*Mayhoffer ag*

• It is not against the law to buy land next to open space. Please stop the propaganda.	*Mayhoffer-Singletree ag*
• I think Boulder County is too obsessed buying up vacant lands. I wonder why my tax dollars are spent for this purpose. Why not spend for the tax for other, more meaningful purpose or lower the property tax?	*Mayhoffer-Singletree ag*
• People shouldn't be able to park in front of residential property to access the open space. Parking access should be marked clearly. Also, on-site maps would be very useful, posted on a sign perhaps.	*Mud Lake*
• Boulder County needs to quit taking land off the tax tolls.	*Pallizzi ag*
• I would like to see 'nature's' trash being removed when it becomes an obvious fire danger, like my backyard. This is an exceptionally beautiful area. It would be a shame to see it burn. In waterways the beaver is a tree cutting machine.	*Pella Crossing*
• See above. Hygiene is age (?). If Hygiene turns into Erie-then put in a people path. Agricultural leases protect the area better because ranchers and farmers are better tenants that Boulder, CO.	*Pella Crossing*
• I am wondering why one of Twin Lakes was drained? It detracts from the scenery a lot and creates quite an odor. It is by far the lowest/most drained I've ever seen it, while the other lake is still more or less filled.	*Twin Lakes Trail*
• I would like to see more efforts to stop the breeding of mosquitoes. We have standing water behind our house 7 months out of the year. I have NEVER SEEN anyone spraying for mosquitoes.	*Twin Lakes Trail*
• Too many rules and regulations for land! I had access to prior to open space involvement.	*Twin Lakes Trail*
• It enhances the quality of my life.	*Walker Ranch*
• I would definitely appreciate more info on management of Walker Ranch- preferably through mail. Especially interested in noxious weeds and how to rid of them.	*Walker Ranch*

Additional Comments: Compliments & other positive comments	
• It's nice to have deer coyotes and hawks around.	*Alexander Dawson*
• Keep purchasing open space! You're doing a great job!	*Alexander Dawson*
• Consider it privilege to live next to open space.	*Alexander Dawson*
• We consider closure of portions of open space lands to be extremely beneficial for wildlife and their habitats and the people of Boulder County. We fully support the current and planned trails distribution system. Trails and public access must be managed	*Alexander Dawson*
• We love it!	*Betasso Preserve*
• We feel so lucky and happy and feel that Betasso is wonderfully managed/maintained.	*Betasso Preserve*
• Actually I think you are doing a great job!!!	*Betasso Preserve*
• We appreciate greatly the open space even if we can't directly utilize it!	*Ertl ag*
• We love it. We purposely bought in Boulder because of the county's commitment to open space	*Ertl ag*

• BCPOS is generally a good neighbor to us. I resent greatly that it affects my ability to develop my own property.	*Hall Ranch*
• Thank you for the great job you do!	*Hall Ranch*
• We love it!	*Heil Valley*
• I love having the horses there in the fall through the spring.	*Lagerman Reservoir*
• The city of Longmont partnership in the areas around McIntosh Lake- I think BCPOS has done a beautiful installation at south west corner of 75th and Hygiene Rd. And would like what is ever done behind us to look like it.	*Lohr/McIntosh*
• We like the open feeling.	*Mayhoffer-Singletree ag*
• We love it. We were enjoying Caribou Open Space as well until the September closure. I'm disappointed not to be able to be there now as leaves are turning and elk returning.	*Mud Lake*
• We are blessed to live in an area (county) where the residents recognize the value of undeveloped land and are willing to fund the purchases up keep of open space. This is a beautiful partnership between government and society.	*Pella Crossing*
• We LOVE it. Thanks for your care.	*Walden Ponds*

Additional Comments: Other	
• I know you don't want to read this but you need to take some things to heart. The Tanaka farms and veg are losing their booth on 287 in Longmont (it is regularly vandalized anyway) and they would like to buy the house where they are currently living.	*Alexander Dawson*
• At one point a connection was considered from Anne White and Bald Mtn. The connection was to partially use the road to our house. That was a huge concern for us: accidents and other problems between cars and hikers (kids too!).	*Anne U. White*
• My understanding of the Anne U.White Trail and adjacent land is that Boulder County owns easement to build and use a hiking trail across private land owned by residents of the Carriage Hills development. Boulder County does not, as far as I know, specific	*Anne U. White*
• It is an unusual experience given the Denver/Boulder corridor to live on the boundaries of open space. It must be protected and wildlife respected. We as citizens of Boulder need to be much more educated about taking care of open space by not loving it to	*Anne U. White*
• We need to care for wildlife and the land more.	*Bald Mountain*
• I support the desire to connect open spaced and creating direct access from town.	*Hall Ranch*

• I think that people who live next to open space benefit. Those who do and don't want people to access it are in an indefensibly selfish position.	*Hall Ranch*
• Fewer laws make people more comfortable, so common sense prevails.	*Twin Lakes Trail*
• This is the first summer I managed to get the majority of knapweed pulled off my property and the ranch. I still have about 2 acres to the east of my house which is covered in knapweed. Timing is the key.	*Walker Ranch*
• Let me know about any access change. Thanks.	*Walker Ranch*