

COUNCIL COMMUNICATION

Meeting Date: April 22, 2025	Agenda Item: {{section.number}}E	Agenda Location: CONSENT CALENDAR	<input type="checkbox"/> 1 st Reading <input type="checkbox"/> 2 nd Reading
Subject: A resolution authorizing the grant of a perpetual drainage easement for storm sewer and an outfall over City property located on the west side of Big Dry Creek within the Thorncreek Golf Course property, generally located southwest of the East 136 th Avenue and Washington Street intersection.			
Department Head Review: Randy Grant, City Development Director		Approved by: Tansy Hayward, City Manager	Ordinance previously introduced by: _____
Presenter(s): Jake McDermott, Project Manager			

SYNOPSIS:

The Applicant, Life Church, has requested a drainage easement be granted over a portion of the Thorncreek Golf Course property in order to outfall stormwater flows from their private detention pond into Big Dry Creek. They have gone through the City review process, met requirements set forth by City Code, City standards and specifications, and Mile High Flood District Criteria. A representative of Thorncreek Golf Course has reviewed and approved the final drainage design as it relates to the golf course in addition to all other necessary stakeholders.

RECOMMENDATION:

Staff recommends Alternative No. 1, approval of the resolution.

BUDGET/STAFF IMPLICATIONS:

None.

ALTERNATIVES:

1. Approve the resolution as recommended.
2. Do not approve the resolution.

BACKGROUND (ANALYSIS/NEXT STEPS/HISTORY): (includes previous City Council action)

History

The Life Church development has been built on Rolling Hills Subdivision Amended, Amendment No. 5, Lot 7A in accordance with plans which were permitted by the City. The Conceptual Site Plan for the development was approved via resolution by City Council on February 28, 2023.

Thorncreek Golf Course exists on Rolling Hills Subdivision Amended, Block 1 Lot 3 and is owned by the City.

The construction drawings were reviewed by necessary stakeholders, including Thorncreek Golf

Course, and found to meet all requirements. The original construction drawings were released by the City on March 28, 2024.

Analysis

The easement area required for Life Church to outfall their storm flows was determined based on historical flow characteristics and by working with Thorncreek Golf Course to find a location that wouldn't be disruptive to the day-to-day operations of the golf course in the event the storm pipe or outfall needed to be maintained. The storm pipe alignment and easement location can be seen in the following attachments, not overlapping with any area of the golf course used for play.

ATTACHMENTS: