**Colorado City Metropolitan District**

**A NEW MAINSTREET?**

I guess we can begin with all the buzz about the recent Town Hall Chat, about a development group presenting its preliminary plans to create Colorado City Main Street (CCMS). On August 15, Quality Building & Development spoke before a packed house in the CCMD meeting space. More than sixty attended. Apologies go out to all who had to stand, especially since the AC wasn’t keeping up too well. Dan Dinwiddie made the bulk of the presentation, outlining plans to develop 127 acres along the north side of Hwy 165. The 127 acres lie roughly between Three Sisters Restaurant and Jefferson Blvd. Though the development plans are in their infancy, Mr. Dinwiddie indicated that  Colorado City Main Street would be completed in a twenty-year timeframe. The concept: give Colorado City that main street feel that you find in established towns, like Salida or Westcliffe - a main street, streetlights, sidewalk, and businesses, etc.  Some ideas for the first part of the development included a new Metro building, an assisted living facility, a sheriff substation, a fire station, a pharmacy and possibly an urgent care. Dinwiddie indicated the buildings would be smaller but designed to be upsized as needed.

Mentioned several times was the commercial focus of the plan, with no residential development. Also mentioned a number of times was the emphasis on attracting businesses the community wanted, including perhaps a post office, car wash, restaurants, and at the same time, businesses designed to grab interstate customers.

How was the idea received? It is probably safe to say that most attendees were lukewarm at least, with many expressing skepticisms.  There was a lot of talk about groups forming to discuss the idea. As of this writing, CCMD has not had a regular meeting to discuss CCMS.

Why are the developers making the pitch to the Metro District? The property in question is not part of Colorado City. CCMS is asking Colorado City to annex (include) the property because that is the only way CCMS would be able to access Colorado City water and sewer services. (The property  is also zoned agricultural, not commercial, but that is a Pueblo County matter.) So much was discussed, there is not enough space to get into too much detail in this newsletter. Stay tuned.

**WATER ISSUES**

From Jim Eccher, CCMD manager

“The quality of water from Lake Beckwith is worst during the summer when colder water from the bottom rises to the top and promotes plant growth which clogs water filters. We have increased the cleaning of filters using different chemicals, changed filters, changed the height of where we are drawing water into the inlet,  increased testing of water quality, turned on well to help cool the water temperature,  and are blending in water from the Cold Springs plant. We are still in the funding, design, and engineering stage for a pretreatment DAF (Dissolved Air Filtration) system. We are working diligently to correct the situation presently and for the future.”

Colorado City has just received a $300,000 grant for engineering and a $3,000,000 loan for future dam upgrades. More grant money is being aggressively sought by CCMD.

Be assured, our understaffed water crews are throwing everything they have at the issue. Plant upgrades can’t come soon enough. And although the water at this time of year can smell and look funky, it tests safe to consume.

**FORE!**

We all know how hot it has been and how rainfall has been lacking. Still, the crews at Hollydot are doing a great job keeping the course in fine shape. Hollydot has hosted quite a few tournaments recently, most as fundraisers for great causes. See the Hollydot Golf Course Facebook page for past and future events. And GO T-BOLTS BOYS’ GOLF TEAM !

**MOVE!**

In recreation news, the CCMD pool is closed after a busy summer season. It always gladdens the heart to know that Amy has taught 105 more Greenhorn Valley kids to swim. Talk about something important down the road!

Parks and Rec head Josh just opened soccer registration (August 21). The deadline for registration is September 8th. We are also working to get an adult coed softball league going again this fall. Keep an eye on the Parks and Rec website (<https://cocityparksandrec.colorado.gov/>) for more details coming soon.

Respectfully,

Ray Davis

Sworn in May 24, 2023