

April 2015

News From Around the Rock

# Your Town Talk

## Learn more about the Promenade

You may have heard your friends and neighbors talking about the new

Promenade at Castle Rock – a 166-acre master-planned development between U.S. Highway 85 and Interstate 25.

Get more info online, [CRgov.com/promenade](http://CRgov.com/promenade).

The Promenade is designed by Alberta Development Partners as a cohesive blend of goods and services, including retailers, grocery stores, restaurants and entertainment venues.

### Zoned for commercial use for 30 years

In 1987, this land was annexed into Castle Rock, along with property that became the Outlets at Castle Rock, The Pines at Castle Rock Apartments, and other amenities. When it was annexed, it was zoned for commercial and light industrial use, because of its prime location near U.S. 85, I-25 and Meadows Parkway.

### What is the status?

All zoning changes must be reviewed by Planning Commission and approved by Town Council. Even though Alberta was proposing less commercial zoning and increased open space, the change still had to go through the zoning-approval process.

In March, Town Council voted unanimously to approve Alberta's zoning and development plan. The plan includes 400,000 fewer square feet of commercial space, 700 fewer multifamily units and an additional 15 acres of open space. The ongoing construction south of Lowe's is part of the Promenade and is being done under previous zoning.

### Economic incentives depend on performance

There are two primary types of incentives for Alberta. Neither incentive will be given until amenities are open, providing new goods and services and bringing in new tax revenue.

First, the Town will share 27.5 percent of the newly generated sales tax revenues from new businesses that are part of the Promenade. (Out of every 4 pennies of sales tax generated, 1.1 pennies will go back to the development to help fund public infrastructure and 2.9 pennies will go to the Town to help fund public services like fire, police, parks and roads.)

The second incentive is tied to development fees. There are fees associated with the building permits Alberta must get from the Town to construct the project. The Town will reimburse up to \$4.45 million of those fees once new businesses open. Alberta must pay those development fees up front and will only get a portion of them back when the new businesses open. (Think of it like a deposit, with Alberta getting only a partial refund.)

## Step into spring

» Spring has sprung, and warmer temperatures are right around the corner. Celebrate the change of season at this year's Spring Up the Creek.

The annual event will be held from 9 a.m. to noon, Saturday, May 2. Join friends, neighbors and other volunteers to help clean up areas of East Plum Creek and Sellars Gulch.

The Town hosts this event in partnership with Douglas County, Castle Pines Metro District, Plum Creek Water Reclamation Authority and the Chatfield Watershed Authority.

Volunteers can preregister, or get more information, at [CRgov.com/springup](http://CRgov.com/springup). However, registration is not required. Be at Festival Park on Saturday morning if you're looking to help out.

Every volunteer will be provided work gloves and trash bags. Free T-shirts and breakfast burritos will also be available.

After the cleanup, volunteers are invited to participate in activities on Second Street, adjacent to Festival Park. There will be several free activities for kids including a bouncy house, face painter and crafts.

## Annual road maintenance begins

To ensure longer-lasting and safer roadways, the Town takes a strategic approach to street maintenance.

The Town Council-approved Pavement Maintenance Program concentrates roadwork to one of five defined areas each year on a rotating basis. Primary and Downtown streets receive repairs as needed.

This year, the Town will focus its neighborhood roadwork in the central area of Town, including Castle North, Metzler Ranch, Red Hawk and The Woodlands.

Those whose streets will be repaired can expect to receive a letter in the mail and a door hanger notification. Learn more and see if your street is on the list at [CRgov.com/pmp](http://CRgov.com/pmp).

### Plum Creek Boulevard to be reconstructed

This year, as part of the strategic maintenance program, Plum Creek Boulevard between Mount Royal and Emerald drives will be reconstructed. Construction begins in mid-May, and motorists can expect some lane closures.

All maintenance is expected to wrap up by September. Of course, in Colorado, weather is a factor, and the schedule could change.

Learn more at [CRgov.com/pmp](http://CRgov.com/pmp).

## NME becomes Castle Rock Parkway

When the North Meadows Extension project is completed next summer, there will be a new interchange with I-25, and with it, a new road welcoming residents and visitors to Town.



That roadway will be known as Castle Rock Parkway.

Town Council voted unanimously in March to name the portion of the new road between I-25 and U.S. Highway 85 Castle Rock Parkway. The portion of the roadway between U.S. 85 and Meadows Boulevard will become North Meadows Drive, as it is an extension of the existing North Meadows Drive, near Castle View High School.

The North Meadows Extension will be a new 2-mile, two-lane road connecting The Meadows to U.S. 85 and I-25. It's a partnership among the Town, Douglas County and CDOT. Keep up with the progress at [CRgov.com/nme](http://CRgov.com/nme).

## Join a board or commission

If you're interested in serving your community, consider joining one of the Town's 12 boards or commissions.

The purpose of the boards and commissions is to acquire and study information within the board's area of expertise, provide staff direction, obtain public comment and make recommendations to Town Council reflective of the community's voice. Town Council appoints all board and commission members.

Residents are encouraged to apply to any board or commission for which they have an interest. Applications are available online at [CRgov.com/boards](http://CRgov.com/boards). Questions? Contact Robbie Schonher, 720-733-2229 or [rschonher@CRgov.com](mailto:rschonher@CRgov.com).

Applications are due Monday, April 27.

### CONTACTS

Town information	303-660-1015
Library	303-791-7323
Recreation Center	303-660-1036
The MAC	303-733-2222

## Events in Castle Rock

**April 14:** Coffee with a Cop, 10-11 a.m., Castle Rock Senior Center. Informal conversations with officers from the Castle Rock Police Department.

**April 18 :** Electronics recycling, 8 a.m.-noon, Douglas Elbert Realtor Association, 840 Kinner St., Recycle unwanted electronics. Most items are free to recycle. TVs and monitors up to 40 inches are \$40. Batteries will not be accepted.

**April 18:** Earth Day Harvest and Planting, 9 a.m. to noon, Festival and Philip S. Miller parks. Volunteer to harvest willow branches from Sellars Gulch at Festival Park and replant them at Philip S. Miller Park. Sign up at [CRgov.com/events](http://CRgov.com/events).

**April 20:** Wild in Our Town, 6:30-8:30 p.m., Philip S. Miller Library. Learn about the variety of wildlife that share our Town. Real wildlife displays will be on-hand, and experts will explain how to interact with animals that call Castle Rock home.

**April 24:** 9 Health Fair, 7 a.m.-noon, Castle Rock Recreation Center. Free and low-cost health screenings.

**April 24:** Academy Charter School Spring Fundraising Gala 2015, 7-10 p.m., Cielo at Castle Pines, 485 W. Happy Canyon Road. This adult-only evening will include food, a cash bar, live entertainment, and silent and live auctions. Tickets are available at the school, 1551 Prairie Hawk Drive.

[crgov.com](http://crgov.com)

### On the Web: elections

As part of a regular redistricting process, about 3,500 voters have new election districts. See if you're one of them by viewing the map online, [CRgov.com/redistricting](http://CRgov.com/redistricting). The Town Charter charges the Election Commission to ensure the district populations stay within 15 percent of each other. Districts are set to be reevaluated again in 2021.