

Seigle Farm Tour Summary: March 8th, 2021

Attendees signed in with staff prior to the meeting. Meeting began at 10:06 a.m.

Andy Pelster, Ag and Water Stewardship Supervisor began the meeting by disclosing one operator who had planned to attend the Seigle Pre-Proposal meeting had a potential COVID concern. To keep all other attendees, including staff safe, that operator opted not to attend. The meeting was recorded so the missing attendee could receive the presentation and still participate in the bid process.

Andy then reviewed the bid packet with attendees, beginning by describing the property boundaries. He briefly reviewed the primary and secondary management goals and referred attendees to the Agricultural Resources Management Plan for further information. Andy reviewed the dates and times for the Seigle property process and the weighted criteria upon which proposals would be scored. Attendees were referred to the Agricultural Land Use Assignment Guidelines for more information. Appeal procedures were also described to participants.

Andy described historical use of the property. Typically, the highway frontage being operated as hay fields with aftermath grazing and the west field was used as pasture during the growing season. Staff would be open to operations different than the historical use. Irrigation water rights were described for the property, including descriptions regarding freshening flows and the expectation of passing flow through the pond in the northern field.

Lauren Kolb stated the highway department is responsible for the road frontage fence and that vehicle accidents tend to occur at least annually, which often include some fence damage. Brian Walton described the location of the headgates for the Seigle property on the Boulder White Rocks ditch, approximately ½ mile to the south adjacent to Diagonal Highway.

Andy and staff fielded questions from participants and were provided time to walk the property.

Clarifying Questions and Answers:

Does the irrigation function well? Yes, for the most part. The hay fields are more easily irrigated. Staff have discussed improvements to the irrigation lateral in the northern pasture field, which would improve irrigation delivery.

In proposals, does the signature page count as one of the eight pages? Yes.

What is the turnaround time from awarding the lease to operator taking possession? Interested parties will have five days to appeal OSMP's assignment decision. OSMP has 30 days to address any appeal that is filed. Absent an appeal, final lease negotiations, signing and documentation can be expected to require approximately 30 days after the assignment. Possession is also dependent on how quickly an operator can provide a certificate of insurance.

Is public access allowed? Yes. Any dog entry permitted would require voice and sight control. Staff all agreed there generally is no consistent public access. Most of the public chooses to walk on the dam between the Seigle property and reservoir.

Is a loafing shed allowed? A temporary shelter could be allowed, within any county permitting requirements and departmental processes, as outlined in the Agricultural Resources Management Plan.

What is the length of irrigation season? Approximately late April to September.

What is the irrigation yield? Approximately 2 ac/ft per acre.

Note to attendees and proposers: City of Boulder agricultural staff inter-seeded a locally common irrigated pasture / irrigated hay field seed mix into the degraded areas in the northern field of the Seigle property. Drill seeding tool place on 03/11/2021 prior to the upcoming snowstorm.