



Colorado Open Land Property Supplemental Questions and Answers

Can we use private shares of North Boulder Farmers water on the property?

Staff are open to irrigation water being applied to the property if it is in the service area of North Boulder Farmers ditch. More ground truthing by water resources staff will be required to confirm that this is feasible and appropriate.

In the meeting, there was some discussion about water shares and sources. The county had another name for the ditch (lower ditch #1 (?) that the 3 adjacent property owners utilize for water shares in North Boulder Farmers ditch. Can you clarify name of ditch county uses and if that is same that property owners currently use?

After a flooding event in 2017, staff were told that the lateral that serves the four properties on the east side of 61st Street diverting out of Four Mile Creek was registered as Low Ditch #1. However, after looking at the state's water records again and speaking with Bob Juhl, it appears that this is incorrect. The lateral that you are referring to that runs along the south side of the city's Andrus property is indeed a lateral conveying North Boulder Farmers Ditch and not a separate, adjudicated ditch. The water is diverted out of the North Boulder Farmers ditch, into Four Mile Creek and then diverted into this lateral. We are unaware of any name for this lateral.

Would we be allowed to put in cross fencing at our expense to enable better rotational grazing?

The fencing request and its approximate location should be acknowledged in the proposal. If the proposal is selected and the fencing location is approved, the tenant is responsible for making sure the specifications adhere to departmental wildlife standards and is responsible for all costs related to installation, upkeep and maintenance.

Are livestock guardian dogs allowed?

Proposers should indicate their desire to have livestock guardian dogs in their proposal. Given the proximity to Boulder Creek, there are abundant predators in the area and the department will not be conducting any predator control. The proximity of the multiuse path also presents a hazard if the livestock dogs are not trained well or if they have a propensity to leave the property. Staff will review the request and determine if it is appropriate in the landscape context of the property.

What is being done with the vacant prairie dog burrows?

Staff will work with the selected tenant to scrape burrows and reseed disturbed areas.

What is formal name for insurance purposes that should be listed for additional insured on policy?

The additional insureds language is as follows: The City of Boulder, its officials and employees are an additional insured as their interests may appear.

Will there be weed mitigation related to bike path installation?

There may be ongoing restoration and vegetation management activities related to the construction of the multiuse path, however any pesticide applications will be publicly noticed.