

TO: The Board of County Commissioners
FROM: Douglas J. DeBord, County Manager
DATE: September 23, 2025
RE: County Manager Report

- **The Office of Emergency Management updates preparedness plans**

Douglas County's Office of Emergency Management updates its Emergency Operations Plan (EOP) every five years to ensure relevance. A new EOP was officially presented to and adopted by the Board of Douglas County Commissioners at their Sept. 9 Business Meeting.



The 2025 plan is crafted with the unique needs of Douglas County and incorporates best practices and lessons learned since 2021. This includes updates from work done during various wildfires, the 2022 tornado in Highlands Ranch and the 2024 BMW Championship golf tournament in Castle Pines. The EOP is considered a core reference document in emergencies by laying out defined roles, responsibilities and actions for responders, policy makers and the Emergency Operations Center. Read the new [Emergency Operations Plan \(EOP\)](#).

- **Commissioners recognize 30 years of the voter-supported Parks, Trails, Historic Resources and Open Space Sales Tax Fund** – At their September 9 Business Meeting, the County Commissioners [adopted a resolution](#)



formally recognizing and expressing deep gratitude for the overwhelming support for 30 years for the Parks, Trails, Historic Resource and Open Space Sales Tax Fund. An extension of the 0.17% sales and use tax was most recently approved in 2022 by 87.6% of voters. [Watch this video](#) for your inspiration to experience some of Douglas County's most treasured open spaces and parks.

- **Commissioners make historic investments in parks and recreation for Douglas County** – At the business meeting on September 9, 2025, the Board of County Commissioners approved two Parks Funding Agreements from the Parks, Trails, Historic Resources, and Open Space tax.

\$7.5 million was awarded to the Town of Parker for the construction of Sailsbury Park North – Phase 1. The Town of Parker also received \$8,710,539 of shareback funds for the project in November 2024. Highlights of Phase 1 include four baseball/softball fields, two synthetic turf multi-purpose fields, and a playground. When Phase 1 is completed, the park will include eight baseball/softball fields, two synthetic turf multi-purpose fields, one multi-purpose grass field, two playgrounds, an equestrian center, and connections to the Cherry Creek Regional Trail.



\$7.5 million was also awarded to the City of Lone Tree for construction of High Note Regional Park – Phase 1. Highlights of Phase 1 include synthetic turf fields, a playground, the "Community Swing," and connections to the Happy Canyon Trail and East/West Regional Trail.

- **Work begins on the County Line Road Reconstruction and Widening Project** - Douglas County, in partnership with the City of Centennial, City of Littleton, Highlands Ranch Metro District, and contractors JHL and Benesch, has broken ground to begin construction on the County Line Road Reconstruction and Widening Project between University Boulevard and Broadway. Stay informed by visiting our [project website](#).



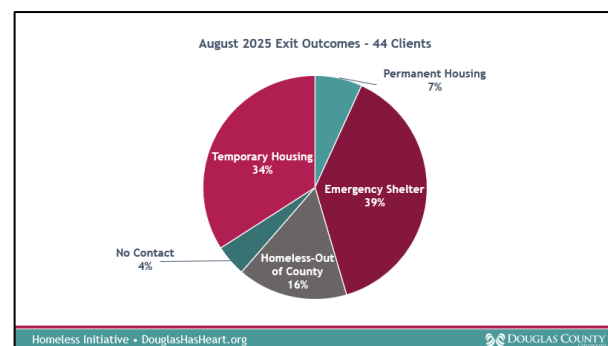
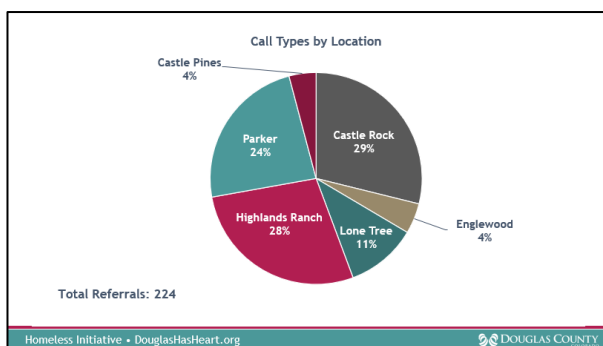
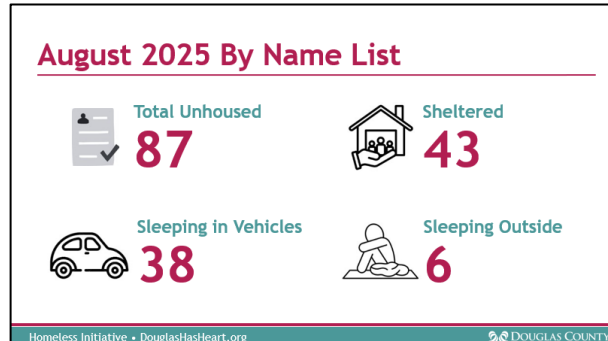
Community Services

Activity Report August 28 – September 18, 2025

- **2025 Heroes Gala** – On September 12, Community Services staff and members of the HEART attended Douglas County Community Foundation's (DCCF) 2025 Heroes Gala at Centennial Airport. The evening honored recipients of the Armed Forces Hero Award, Community Hero Award, and the First Responder Hero Award. This inspiring event not only paid tribute to our heroes but also raised awareness for first responders while supporting the DCCF Community Emergency Relief Fund.



HEART August 2025 Report



- **HEART Success Story** – In November 2024, HEART Navigator Donte Young, began helping a woman with multiple disabilities who was unhoused. She received social security benefits each month but struggled to meet income requirements for permanent housing. She spent multiple nights in her car and at local hotels, which negatively impacted her mental health. She collaborated with her therapist and case managers to pursue employment, though her medical needs created barriers. She previously obtained a housing voucher from another state that she transferred to Colorado. She toured an apartment in August 2025, signed a lease a few days later, then moved in at the end of the month. The client is doing very well in her new home and thankful for the assistance she received.

Community Outreach:

- **St. Luke's Methodist Church** – HEART Supervisor Tiffany Marsitto and Deputy Mike Skalisky participated in a panel discussion on homelessness at St. Luke's Methodist Church in Highlands Ranch on September 8. Additional panelists included Tami Slipher with HAAT Force and Tonya, a woman with lived experience. The discussion focused on panelists' encounters with people experiencing homelessness and provided resources for 40 audience members to provide when they come in contact with someone who is unhoused.
- **Supported Decision Making** – The Seniors' Council of Douglas County held its September 4 meeting at MorningStar Senior Living in Parker. The topic discussed was Supported Decision Making where a person with a disability may identify a person they trust to discuss their options with them to ensure they understand them and can make informed decisions as they age. Approximately 19 people attended.
- **Art Encounters** – Douglas County staff attended Coffee Chat at the Castle Pines Library on September 9 to talk about the Douglas County Art Encounters program. Five residents attended and asked questions. Art Encounters was also highlighted at the Coffee Chat at Roxborough on September 2 where partner Becky Holm with the Roxborough Arts Council attended and spoke with approximately 13 residents who expressed interest in the program. Partner Maia Yates with the Town of Castle Rock will attend another Coffee Chat on September 23 about Art Encounters at the Philip and Jerry Miller Library in Castle Rock.



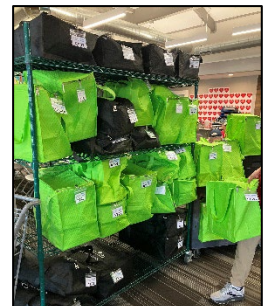
- **Link On Demand Expansion, Elected Leaders Lunch** – Douglas County hosted a working lunch with elected officials and staff from Lone Tree, Parker, Castle Pines, and Castle Rock to explore expanding the Link On Demand regional rideshare service. The presentation covered recent performance data from the Highlands Ranch expansion, findings from the Integrated Transit & Multimodal Study, potential service models, and funding strategies. Presenters included staff from Community Services, Public Works, and Via Transportation.



- **Link On Demand at the Embrace Well-Being Fair** – Community Services staff were present at the Wind Crest Senior Living Community to provide outreach to residents during their annual Embrace Well-Being Fair. The purpose of the fair was to provide residents with access to resources within their community to enrich their lives, stay healthy, and remain connected. Community Programs Coordinator Ryan Arthur and a driver from Link On Demand spoke with residents about the service and helped soon-to-be riders set up their accounts.



- **Older Adult Initiative Nourish Meals on Wheels Visit** – Staff from the Department of Community Services visited Nourish Meals on Wheels, a recipient of funding through the Older Adult Initiative, on September 5. During the visit, staff toured the facility's kitchen and meal distribution area where more than 1,500 meals were being organized for weekend delivery. The program provides hot meals, tailored to individual dietary needs, and includes frozen meals for the weekend as well as pet food. The operation is supported by 600+ volunteers who assist with deliveries and prepare and organize meal boxes.



Douglas County Youth Initiative:

- **Human Trafficking Lunch-n-Learn** - The Douglas County Youth Initiative (DCYI) hosted a Lunch-n-Learn focused on human trafficking on September 12. Around 80 participants were in attendance, including many staff from Douglas County School District. Commissioner Laydon opened the session with a welcome, highlighting the County's extensive work addressing human trafficking. Jae Dee Wood, Child Sexual Abuse Prevention Specialist with the Colorado Department of Public Safety, served as the keynote presenter. Representatives from Covered Colorado, Silence to Save attended. TESSA closed the presentation by sharing resources and information about their expanded services in Douglas County.
- **Grants for Older Adults for July 2025**



Grant	# Of Trips/Units	Grant Amount Expended
CDOT MMOF - Transportation	178 trips	\$6,183.70
DRCOG AAA – Chore	195 units	\$5,840.00
DRCOG AAA – Homemaker	342.50 units	\$12,696.47
DRCOG AAA – Personal Care	224.50 units	\$8,452.42
DRCOG AAA – Transportation	792 trips	\$27,045.00

Open Space and Natural Resources

- **Volunteer Trail Crew** – With over 65,000 acres of protected land, 17,000 acres of directly managed land, including 115 miles of trails across Open Space (OS), volunteers play an invaluable role in helping staff maintain these properties. One program is the volunteer trail crew. This is a group of dedicated, hard-working volunteers who help with trail maintenance, construction and trail design.



The trail crew goes out every other Tuesday from 9am – 12pm. The volunteers coordinate with OS staff to determine which property and trail improvement project to work on. Examples of their work include constructing water bars, or down-sloped berms, along the side of the trail that prevent erosion by diverting water off the path. The trail crew also clears sections of overgrown trail that are difficult for machinery to access. They use tools like shovels, pick axes and mattocks, McLeods, rakes and loppers.

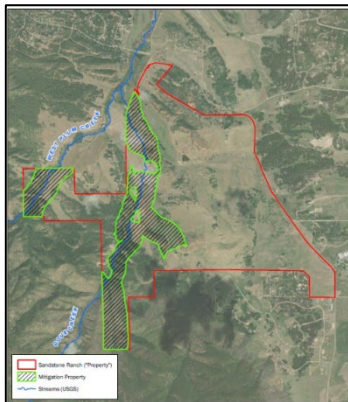
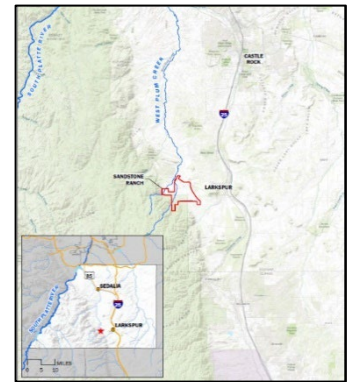
The volunteer trail crew plays a vital role in keeping OS trails in good condition for hikers, bikers and equestrian users to enjoy. They will be at Lincoln Mountain OS on Tuesday, September 23rd. Don't hesitate to say hello and ask about the project they are working on.



- **Chatfield Reservoir Mitigation Company Monitoring** – The US Army Corps of Engineers (USACE) built Chatfield Reservoir in 1975 near the confluence of the South Platte River and Plum Creek for flood control, recreation, fish and wildlife habitat, and water supply. Population growth along the Front Range led to a higher demand for water storage. In 2014, USACE made the decision to expand Chatfield Reservoir by an additional 20,600 acre-feet. The Chatfield Reservoir Mitigation Company (CRMC) was formed in 2015 to implement the project.

The increased water levels at Chatfield Reservoir resulted in impacts to the natural resources both on and off-site. CRMC is committed to offsetting the impacts associated with the water reallocation project.

Sandstone Ranch is located 22.5 miles South of Chatfield Reservoir and is intersected by two streams, West Plum Creek and Gove Creek. The map on the right shows the location of Sandstone within Douglas County.



477 acres within Sandstone Ranch was chosen by CRMC as an off-site “Mitigation Property” because it is dense in quality wetland habitat, bird, and Preble’s meadow jumping mouse habitat, a federally protected species. The map on the left shows the location of the Mitigation Property within Sandstone Ranch.

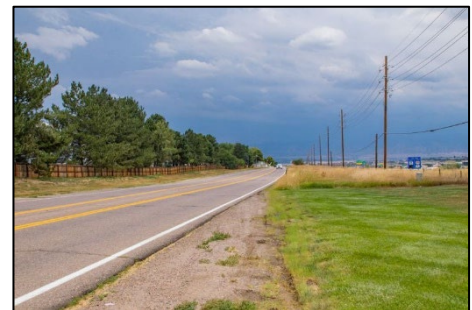
After five years of successful monitoring by a third-party organization, Open Space (OS) staff are taking over the CRMC monitoring project. OS staff are committed to the permanent protection of the Mitigation Property and dedicated the entire month of September to thoroughly monitoring the 477 acres. OS anticipates the full monitoring report will be completed by late October.

Public Works

Activity Report July 21 – August 8

Active Projects ([Cone Zone Webpage](#))

- **[County Line Road Widening and Reconstruction](#)** – Construction on County Line Road began in September 2025. Crews will establish the work zone boundaries and complete construction activities on the shoulders of County Line Road. If there are traffic impacts, they will be minimal. Construction hours are Monday through Friday, 7:00 a.m. to 7:00 p.m. Saturday work is possible, provided it is approved by the Douglas County Engineer. Since 2019, Douglas County has worked with partners to advance the final design, acquire right-of-way, and prepare utility relocation design for a major water line located within the project area. Douglas County is partnering with the Denver Regional Council of Governments, the City of Littleton, and the City of Centennial to fund the project.



- **[Hess Road Wildlife Crossing Bridge](#)** - This Project rehabilitates portions of the existing bridge that carries Hess Road over a Wildlife crossing. The Hess Road over Wildlife Crossing Project started on September 2, 2025. The project’s duration will be approximately 60 days. Contractor anticipates switching traffic on September 22, 2025, from the existing Hess Road Bridge east side work zone to the west side. Two-direction traffic with timed one-way temporary traffic signals will continue. Flaggers will be used as needed during the traffic switch and other major construction operations.



- **[West Frontage Road Relocation \(aka Dawson Trails Blvd.\)](#)** - The West Frontage Road Relocation (Dawson Trails Boulevard) is part of a series of projects aimed at improving access and safety at the southern end of Castle Rock. Construction started on Sept. 9, 2024. The estimated 18-month road closure will enable crews to safely construct the new interchange and relocate this portion of the West Frontage Road to its permanent location, west of the BNSF Railway tracks.



On Tuesday, Sept. 9, crews achieved substantial completion on Douglas County's portion of the West Frontage Road Relocation (Dawson Trails Boulevard) project near the Bear Dance Drive and Tomah Road intersection. Crews will continue to be in the area to complete final finishing work, such as seeding. Impacts to the public are expected to be minimal but please continue to watch for crews, drive posted speeds and never drive distracted. Thank you for your patience during construction!

Please note – Dawson Trails Boulevard between Tomah Road and Crystal Valley interchange will continue to be closed to the general public until later this fall. Local access will be maintained.

General Construction Impacts: Motorists can expect flaggers, increased safety barriers and narrower lanes, and alternating single lane traffic Monday through Friday, from 7 a.m. to 7 p.m. Delays should be no more than 15 minutes, but drivers should give themselves extra time to reach their destination.

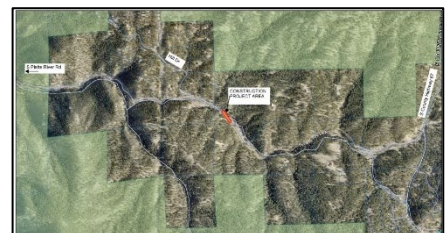
- **[Lincoln Avenue Storm Sewer Replacement Project \(Phase II\)](#)** - Under Lincoln Ave between Stonegate Pkwy and Keystone Blvd, the current storm sewer system's pipe condition is in poor condition and warrants removal/replacement (located approximately 1,260 LF west of Keystone Blvd). The original storm sewer system was installed in 1984 and has reached the end of its service life. This is Phase II of the project. Phase I of the project removed and replaced the original storm sewer system at the intersections of Stonegate and Lincoln, and Keystone and Lincoln.



- **[Grigs Road Paving Project - Douglas County](#)** - The Grigs Road Phase 1 Project (Daniels Park Road to the Trailhead) began construction on July 7, 2025. Traffic control, a full road closure, and a detour are in place. This project is anticipated to be completed in 90 days. Elite Surface Infrastructure is the contractor. The BOCC approved a road closure that will be in place until October 15, 2025. Monarch Boulevard will serve as a detour route. Asphalt paving started the week of September 15th. Embankment work continues this week. The project is currently on schedule.



- **[Pine Creek and Highway 67 Culvert Replacement Project](#)** - Two culverts on Pine Creek Rd and three culverts on Douglas County Highway 67 need to be replaced. The existing storm culverts vary in size from 36" diameter to 48" diameter and are made of metal. We are anticipating that this work will occur Fall 2025 – Spring 2026. These culvert replacements will have roadway impacts and travelers to the area should expect long delays.



- **[Kendrick Castillo Way / Plum Valley Lane Intersection Signal Project](#)** – This project consists of installing a new traffic signal and making upgrades to meet current ADA requirements at the intersection of Kendrick Castillo Way and Plum Valley Lane. Traffic signal and roadway construction started on May 5, 2025, and is now anticipated to be completed in mid-November 2025.



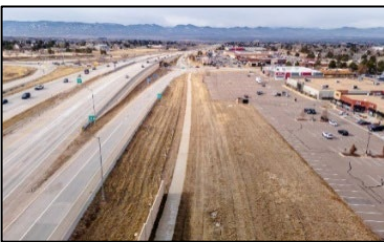
- **[Hilltop Road \(Legend High School to Crest View Drive\) Improvements Project](#)** – For segment 1 of this project, the construction began on April 16, 2025, and the contractor began implementing public notifications on message boards. This is the first of three projects planned over the next few years to reconstruct and widen the Hilltop Road and Singing Hills Road corridors. The project has a 16-month completion date and is anticipated to be finished by September 2026. Phase 2 of Construction is anticipated to begin in 2027; and will take 9 to 12 months to construct. Phase 3 of construction is anticipated to begin in 2029 (pending funding); and will take 12 to 18 months to construct.



There have been questions from citizens about the new roundabout construction at the intersection of Crestview Drive and Village Road on Hilltop Road, which will eliminate the existing two-way stop-controlled intersection. Here is the map: [Roundabout Rendition/Map](#). Back to School: The speed limit has been decreased to 35 mph through the work zone.

- **[Quebec and Park Meadows Drive Intersection Improvements](#)** – In the study and concept design phase. Basis Partners continues work on the design for improvements along the corridor. County staff met with Basis on September 2nd to provide feedback on the short-term and long-term solutions. Basis is working on the final traffic analysis which incorporates traffic counts measured after school started this month. They will now finalize the design layouts and begin cost estimates. Final concept design submittal, including cost estimates, is scheduled to be submitted by late October.

- **[C-470 Trail and University Blvd Pedestrian Grade Separation Project](#)** - Douglas County and CDOT are



partnering on advancing the construction of a new bridge to improve pedestrian and cyclist safety by eliminating the need for users of the C-470 Trail to cross University Blvd at-grade. This currently requires four separate roadway crossings, across a total of eight lanes of traffic. The proposed grade separated C-470 Trail crossing will also improve traffic operations, since the numerous bicyclists and pedestrians currently crossing at-grade, adversely impact signal progression along University

Bldv and traffic entering or existing the C-470 ramps, especially on the weekends when trail use is highest. HEI Civil started construction on January 27, 2025. The completion date of the project is anticipated to be on or before December 31, 2025.

In order to build the new pedestrian bridge, crews have built a [pedestrian detour](#). Cyclists will be required to dismount and walk through the area. Cyclists and pedestrians should slow down and follow signage through the area. This detour will remain in place throughout the project.

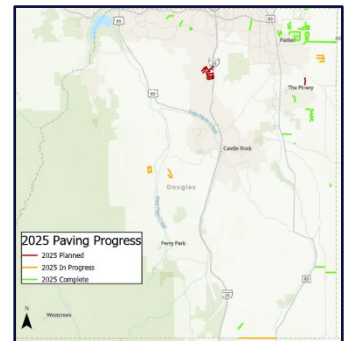


- **[I-25 Douglas County Monument Signs](#)** – DESIGN PHASE. Cushing Terrell is working on the final concept design renderings and will provide cost estimates in early September. They will begin reaching out to the landowner at the southern location and initiate the CDOT approval

process at the northern location. They continue to reach out to RTD about the overpass at the north end of the County.

- **Highlands Ranch Pkwy Reconstruction, Broadway to Burntwood** - Olsson continues to work on the design for the reconstruction of Highlands Ranch Parkway between Broadway and Burntwood. Survey and geotechnical data have been collected and are being processed. County staff have reviewed the proposed typical sections along with HRMD. Feedback was presented to the consultant, and they are moving forward with the design. The 30% design review is scheduled for October.
- **2025 Pavement Management Projects**
 - The 2025 Pavement Management projects under contract currently total \$17,518,074.22 with \$11,473,696.44 spent; work is 65% complete.
 - The **2025 Sidewalk Repair Project** has been awarded a contract amount of \$2,635,150.00. Additional work has been added to the contract, and the current amount is \$4,141,104.92. The sidewalk project is 83% complete, based on funding. A change order in the amount of \$633,454.92 was approved by the Board on September 2nd. Concrete repair work will continue the week of September 15th with pavement repairs throughout Highlands Ranch.
 - The **2025 Asphalt Overlay Project** has been awarded with a contract amount of \$11,011,969.30. An additional \$2,365,000 has been added through change orders and the current amount is \$13,376,969.30. Construction began on June 2, and the project is 60% complete based on funding. Work continues in Parker East and E. Palmer Divide Road.

Ideal Fencing will continue guardrail installation and repair this fall. Repairs will be performed on Rainbow Creek Road and on Lincoln Avenue at Stonegate Parkway. A new guardrail will be installed on Russellville Rd. near Red Deer Rd.



- **Quebec and Lincoln Turn Lane (Post Office Corner)** - In the study and concept design phase. Muller Engineering, the designer of the intersection reconstruction project, provided two concept designs for the addition of a turn lane at the SW corner of Quebec and Lincoln. Douglas County staff reviewed each option and provided feedback to the design engineer at a July 7th meeting. Muller is continuing to work on the concept designs while an amendment is processed to add funds for the additional work.
- **2023 Spring Canyon LID** – The design consultant, TST, is expected to deliver design plans in September. The geotechnical firm has finished soil sampling and is working on the geotechnical report. The project is on track for mid-2026 construction bidding. (Design work performed in advance of finalizing financing will be reimbursed to the County by the lender as part of the construction loan.)



- **2023 Bannock LID - DESIGN PHASE.** The design consultant, TST, is working on the design, with a preliminary design expected by the end of the year. County staff have reviewed the initial roadway design and provided feedback. The consultant continues on the roadway design and is beginning the drainage design. Once preliminary design is complete financing will be executed, and plans will be prepared for bidding. (Design work performed in advance of finalizing financing will be reimbursed to the County by the lender as part of the construction loan.)



Development Review

- **Development Projects**

- **Sterling Ranch Filing #7-A & B:** Three Son's Inc. is installing storm pipe and forebays at the Sterling Ranch Subdivision (DV #2023-410).



- **The Canyons Subdivision:** WW Clyde is installing storm pipe in Filing #5 of the Canyons Subdivision (DV # 2021-287).



- **Pinery Center Parkway – King Soopers:** ESI is installing sidewalk and curb & gutter at the King Soopers site (DV #2018-453).



- **The Trails Smoky Hill Subdivision:** Iron Woman is installing sanitary sewer under the Phillips 66 gas line at The Trails Subdivision (DV #2020-240)

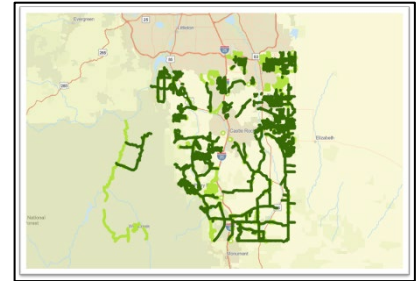


- **The Fields Subdivision:** Liberty Infrastructure is installing storm infrastructure at the Fields Subdivision (DV #2024-322).



Operations and Pavement Management

- **Roadside Mowing** – The map shows all mowing activities planned for this year. Scheduled mowing is highlighted in light green and completed mowing is highlighted in dark green. An estimated 155 road miles have been mowed so far in the Fall Season.
- **Street Sweeping Program:** In August, 420 lane miles were swept and 152 square yards of debris were removed from County roadways.
- **Gravel Road Blading:** In August, 279 lane miles were graded for a total YTD of lane 2,062 miles.
- **Paved Surface Maintenance:** In August, 6,250 pounds of pothole patching material was applied to County roads for a YTD total of 200,154 pounds of cold mix. During the same month, 2,500 pounds of crack sealing material was used for a YTD total of 157,420 pounds of cold mix.
- **Culvert Inspections** - During this reporting period, 56 culvert inspections were completed on 14 county roads. Condition reports from 651 total inspections (YTD):
 - 0 Excellent
 - 19 Good
 - 14 Fair
 - 23 Poor
 - 0 Severe
- **Waste Diversion Programs:**
 - **Slash Mulch Program** – The table below shows the two primary services offered to the public: slash drop-off and mulch distribution.



Services	April	May	June	July	August	Loads (YTD)	Yards (YTD)
Slash Collected	1,112	2,271	1,485	1,686	307	6,861	13,722 yds.
Mulch Distribution to Residents	174	339	253	247	77	1,090	2,180 yds.

○ **Green Waste:**

	April	May	June	July	HRCA Event	YTD
Customers	370	585	485	360		1,800
Waste Yards	420	430	340	330	210	1,730
Costs	\$13,941	\$15,029	\$12,332	\$11,574	\$6,716	\$59,592
Event	Highlands Ranch Community Association Douglas County sponsored the Green Waste drop off at HRCA “Clear the Clutter” event that occurred on June 21st across the Highlands Ranch community. 55 Douglas County residents diverted over 210 cubic yards of green waste from the landfill.					

Building

- **Inspections, Permits and Valuations for August 28 – Sept. 17, 2025:**

Inspections	
Building	1,151
Electrical	954
Mechanical/Plumbing	623
Roofing	197
Permits	
Accessory Use	44
New Commercial	6
Residential Alteration	0
New Residential	20
Roofing	138
Valuations	
Accessory Use	\$1,174,248
Commercial	\$1,85,896
Residential Alteration	\$2,799,829
New Residential	\$7,365,466

Traffic

- **Special Events:** The Traffic Division is responsible for administering and processing Special Event Permits in unincorporated Douglas County for events that occur on or near county roadways, which may impact the transportation system due to the activity type or number of participants attending the event, and potentially increase traffic congestion. Applications are received year-round. On average, we approve and issue approximately 25 permits per year, with most events returning from previous years. [Additional details for Special Event Permits](#)
 - **Special Events In Review:**
 - 09/20/25 – Repeat Event – ETF2025-045: Miles 4 Madison
 - 09/23/25 – Repeat Event – ETF2025-022: Chaparral High School Homecoming Parade
 - 09/26/25 – Repeat Event – ETF2025-026: ThunderRidge Homecoming Parade
 - 10/09/25 – New Event – ETF2025-032: Bataan Death March Colorado
 - **Final Review:**
 - 09/17/25 – Repeat Event – ETF2025-025: Ponderosa High School Homecoming Parade
 - 09/20/25 – Repeat Event – ETF2020-038: Battle By the Brook Adventure Race

Facilities, Fleet and Emergency Support Services

Douglas County Fairgrounds and James R. Sullivan Events Center

- **Upcoming Fairgrounds Events:** JBF Consignment, Plum Creek Kennel Club, Colorado Arabian Horse Show, PE+, Saddle makers Seminar, Plum Creek Farmers Market, Elite K-9, CACEO, Plum Creek Kennel Club, Active Threat Training, Holistic Expo, Fallama Fest, Cirque Italia Paranormal (Pictured)
- **Fair & Rodeo Committee Meetings:** Guest Services Meeting 10/13, Marketing 10/13, Show Management 10/1, Rodeo 10/8, Entertainment 10/9, Executive Committee 10/9, Fair Board 10/16, FFECS Fair Appreciation Lunch 9/23, Fair Volunteer Appreciation 9/26



Facilities Projects:

- **Fairgrounds:**
 - Fairgrounds Premium Seating Deck: 100% complete
 - Fairgrounds Office Remodel Scheduled to start in mid-October
- **Justice Center:**
 - Elevator Modernization J, K, L, M – 90% complete
 - DCSO Lobby Control and Records Remodel – 100% complete
- **Lansing Point** - Diversion, Probation, CJS and Health Dept – 100% complete
- **PS Miller** – Additional office in Human Resources and Finance patching/painting (100% complete)

Fleet

- **Recently Completed:**
 - Received the Treasurer's new vehicle.
 - Received Risk Management replacements for units 1736 and 2108.
 - Received Sheriff's Office ADD trailer for EVOC.
 - In Served units 2413, 2414, and 2415.
 - Decommissioned units 0500, 1673, 1712,
 - Installed additional shielding on new FFDS plow trucks. (Pictured)
- **Working On:**
 - Agenda submitted for the John Deere Motor Grader Lease Buyouts.
 - Fleet Services Teams/SharePoint website set up and permissions.
 - Open Positions - Castle Rock Heavy Duty Mechanic.
 - Vehicle Purchasing RFQ.
 - EVOC fuel tank move.
 - Fuel management system replacement options with IT.
- **Fleet Acquisitions:**
 - 2024 Asset Replacements & ADDs (85 assets)
 - Budgeted (69): 2 P.O.'d, 24 at upfitter, 43 rec'd
 - Adds/Unbudgeted (12) – 4 at upfitter, 8 rec'd
 - Risk Mgmt. replacement – (4) rec'd
 - 2025 Asset Replacements & ADDs (75 assets)
 - Budgeted (64) – 6 P.O.'d, 34 at upfitter, 24 rec'd
 - Adds/Unbudgeted (8) – 8 rec'd
 - Risk Mgmt. (4) – 2 at upfitter, 2 rec'd

Safety and Security / Emergency Support Services

- Workplace Safety and Security Classes: A few sessions remain, don't miss your chance to attend before the end of the year. Check your email for the latest update and sign-up links.
- Fire Drills: County-wide fire drills are now complete. Thank you to everyone who participated.
- Emergency Response Coordinator Meetings: In-person ERC meetings are scheduled for October.
- Security Camera Upgrades: Justice Center Jail and Parker Yard are both complete.

Office of Emergency Management (OEM):

- The 2026 update to the Douglas County Emergency Operations Plan (EOP) was approved by the Board of County Commissioners on September 9.
- OEM staff delivered the inaugural session of Douglas County's Citizen Disaster Preparedness Class at the Highlands Ranch Senior Center.
- OEM staff participated in a mass disaster sheltering exercise in Thornton.
- Helicopter 5TA and Helitack crew attended the Heroes Gala and educated attendees on the accomplishments and capabilities of the Douglas County Helitack program.

Information Technology

- **Next Generation Teams and SharePoint Rollout Continues to Expand**

We're pleased to share that the rollout of the Next Generation Teams and SharePoint Program continues to gain momentum. Recent successful implementations include the County Attorney and Public Works Operations.

Led by the IT team, each implementation established a standardized Microsoft Teams collaboration space, migrated existing content, and provided hands-on training to ensure a smooth transition. With outdated systems now retired, these departments are equipped to collaborate more effectively in a modern digital workspace.

- **Coming up next:** We're actively working with Public Works Engineering, Traffic, IT, and the Assessor's Office. Stay tuned for more updates as the program continues to move forward

NEW IT PROJECTS

Project Name/ Initiative	Project Description	Dept/Office
Cisco 1k Eyes Network Performance Monitoring	Douglas County IT is implementing Cisco's ThousandEyes platform to improve visibility into network and application performance across the County. This tool gives IT the ability to monitor user experience in real time, quickly identify and resolve issues, and proactively manage services like MS Teams, WebEx, Zoom, and other cloud applications. By moving from reactive troubleshooting to proactive monitoring, ThousandEyes will help ensure reliable access to critical systems, support future scalability, and enhance the overall digital experience for employees and the community.	IT

DC Services Refresh	The DC Services Refresh project is upgrading Douglas County's employee service portal to provide a modern, user-friendly experience. By moving to ServiceNow's Employee Center, employees will gain a centralized place to access services, submit requests, and track approvals across departments. This refresh streamlines navigation, improves usability on any device, and enhances visibility into service delivery—making it easier for staff to get what they need while supporting the County's efficiency, transparency, and digital transformation goals.	Enterprise
Lansing Circle 1st Floor	The E. Lansing Circle project expands Douglas County's northern presence by building and equipping a new leased facility to house multiple departments. Phase 2 focuses on the first floor, completing office construction, furniture installation, and security access, along with the design and deployment of IT infrastructure, conference room A/V, and staff technology setup for the Human Services Department. This work ensures the building is fully functional, connected, and ready to support relocated departments in delivering services to the community.	Human Services

CURRENT IT PROJECTS

Project Name/ Initiative	Project Description	Dept/Office
Zoning Statutes Codification Project	This project will implement a modern zoning and subdivision solution to streamline the update and maintenance of municipal codes, enhancing efficiency for Douglas County's Community Development Department.	Community Development
Copilot Use/Rollout Strategy	This project will evaluate the County's technology infrastructure to ensure the safe and ethical adoption of Microsoft M365 Copilot. It will include a comprehensive assessment and a clear action plan, targeted pilots, and a broader use case implementation.	Enterprise
.gov Migration Project	This project aims to enhance security and citizen confidence by migrating Douglas County websites, email addresses, county collateral, and processes to a .gov domain (from the CO.US domain).	Enterprise
ArcGIS Web AppBuilder Migration	This project will migrate GIS applications to modern Esri-supported tools, ensuring ongoing functionality, security, and supportability.	Enterprise

WorkSMART Budget/Finance	As part of the JDE replacement program, we aim to streamline business processes and improve data accuracy through efficient data entry and integration across systems. This project aims to modernize the County's outdated finance, accounting, budget, and procurement processes by implementing a modern Enterprise Resource Planning (ERP) system.	Enterprise
WorkSMART HR/Payroll	As part of the JDE replacement program, we aim to streamline business processes and improve data accuracy through efficient data entry and integration across systems. This project focuses on implementing a Human Capital Management (HCM) platform to monitor and enhance the entire employee lifecycle comprehensively.	Enterprise
Next-Gen Teams and SharePoint	This initiative is designed to streamline collaboration by leveraging Microsoft Teams and SharePoint. With clear guidelines, training, and ongoing support, departments will have the tools to work together more efficiently and securely.	Enterprise
IT Support for County Board of Equalization (CBOE)	From August until November, IT will provide technical support to ensure seamless and efficient phone or teleconference hearings for the County Board of Equalization (CBOE) appeals process.	Assessor & County Administration
EventPro Fair & Parks DB Split	This project will adjust the Fairgrounds Department's system to meet specific operational needs, allowing for more flexibility and control. This shift will improve staff efficiency and support a better client experience.	Fairgrounds and Parks & Trails
Recreation Opportunity Public Map	Develop a comprehensive, up-to-date map showcasing recreational opportunities across the county. This initiative is designed to improve public access to information about parks, trails, open spaces, and other amenities, making it easier for residents and visitors to explore and enjoy the county's outdoor offerings.	Parks
Address Verification Program	Develop a comprehensive mapping system for multi-unit addresses to improve the accuracy and efficiency of emergency response. This initiative supports dispatch operations and ensures compliance with Next Gen 911 standards while meeting key stakeholders' operational needs, such as the Assessor, Treasurer, and Community Development departments.	Sheriff's Office

Windows 11 Migration Project	Douglas County IT is rolling out an upgrade to Windows 11 to strengthen security, modernize technology, and prepare for Windows 10's upcoming retirement. The project uses automation, pre-checks, and clear communication to guide staff through the transition with minimal downtime, while carefully scheduling around critical service needs to ensure continuity.	Enterprise
Onsite Wastewater Treatment Services (OWTS) Upload Scanned Files	This initiative will add approximately 8,000 archived septic permit documents into the County's GIS application, creating a searchable map layer that allows staff and the public to easily access historical permit records.	Public Health
Zoning Application Update	This project will improve the county's zoning tool to restore critical functionality, improve usability for staff and the public, and provide a flexible platform for future enhancements.	Community Development
Tax Roll Phase 2	This project will update the county's tax roll process to comply with new legislative requirements by separating assessments into "school" and "non-school" categories. It will also strengthen financial accuracy through additional reconciliation steps and ensure overall readiness by completing the annual tax roll test.	Assessor, Treasurer, Budget, IT

Arapahoe/Douglas Works!

Successes/Highlights

- *Meeting Business Needs Through Talented Job Seekers:* After more than 25 years in the mortgage and finance industry, Lisa had built a successful career, providing financial stability for her family and raising four children. However, as the housing market slowed, Lisa was laid off, leaving her without an income for the first time in decades. When her Unemployment Insurance benefits expired and job opportunities remained scarce, she turned to the A/D Works! Colorado Works program in Douglas County for support. Lisa's situation was further complicated by a personal tragedy: the sudden passing of her ex-husband, who was also the father of her youngest daughter. This loss created both emotional strain and added financial pressure, including mortgage and car payments with no steady income.

Through the Colorado Works program, Lisa received individualized coaching and career support. She was registered for local job fairs and connected with the Coaching Collaborative, where she gained tools to better position herself in the evolving job market. She was also introduced to the Work-Based Learning (WBL) program at A/D Works!, an opportunity designed to help participants gain meaningful, hands-on experience while earning income and updating their resumes with recent work history. Lisa's resume was submitted for a Career Services position within A/D Works!, and she was invited to participate in a Mock Interview Workshop to help her prepare. Her preparation paid off: she successfully secured the position, which offered 32 hours per week at \$21.00 per hour.

During her time in the role, Lisa quickly became a valuable team member. She assisted customers at the workforce center, helping them navigate services with compassion and professionalism. She also worked closely with the Career Services team to further develop her own skills in job search strategies, resume writing, and

interview preparation. Thanks to the support and services provided by the Colorado Works program, Lisa was able to regain financial stability, pay down her bills, and add a current and relevant employer to her resume. She describes her experience at A/D Works! as incredibly valuable, stating she “learned so much” during her time there.

Lisa is now equipped with the tools, confidence, and updated experience she needs to move forward into her next career opportunity. This success story reflects the powerful impact of workforce development partnerships—not only in supporting job seekers through challenging times, but also in meeting the needs of local employers with skilled, dedicated talent.

- *Success in the Works:* Maria joined the Colorado Works program in December 2024 after several months of unemployment. With experience in caregiving and a valid QMAP certification, she was motivated to return to work and improve her situation. A Workforce Specialist quickly connected with her, provided immediate support, and shared critical resources, including emergency shelter options and information about Manna Resources. Shortly thereafter, Maria secured temporary hotel accommodations and continued to engage with the workforce center for ongoing support. Through Manna Resources, Maria received extended housing assistance through April. During this time, she expressed interest in pursuing a Certified Nursing Assistant (CNA) program to advance her career in healthcare. The Workforce Specialist provided her with the necessary training application materials to begin that process. Maria expressed deep appreciation for the timely, in-person support she received. With housing assistance in place and clear career goals, she is now on a path toward long-term stability and professional growth.

Events/Workshops

- A/D Works! introduced the *Fair Chance Employment – Tools and Strategies* workshop, of which the first was offered on Thursday, September 3rd. The workshop provides information about Colorado’s fair chance employment laws, as well as tools and strategies to assist justice-involved job seekers in their job search. There will be weekly virtual and in-person offerings available.
- The first 12-week Adult Education/GED class using the State Adult Education and Literacy Act funds is set to begin on September 22nd. The class is available to all A/D Works! customers that meet the eligibility criteria of being 17 or older, not currently in secondary school, and interested in working towards their GED. Interested students can reach out to A/D Works! for more information on next steps.
- A/D Works! hosted a Veteran and Veteran Spouse Networking event at ACC Collaboration on September 3rd. Attendees were able to meet with employers with open positions and network with other veterans and spouses. Employers in attendance were Douglas County School District, Adecco North America, Cleared Careers, Waffle House, UC Health, and AlloSource.

Commissioner Administrative Session – September 2, 2025

- **Fair Volunteer Appreciation Event** – Staff briefed the Board on the proposed Volunteer Appreciation Event scheduled for September 26 from 6:30-8:30p at the Fairgrounds Midway. The event will offer live music, food trucks, dessert, bar service and an Old West photo booth. The invitations will go out to about 250 people and estimated attendance is 125-150. The Board approved the concept with direction to proceed with the event to recognize the many volunteers that make the Fair and Rodeo possible.
- **Link on Demand Follow Up** – This was as follow up to the August 25th discussion. Staff and Via presented additional information on expanding the service in 2026 to the Parker area (Highlands Ranch to Meridian and Parker) with potential inclusion of Castle Pines. Potential for full county coverage in 2028 (including Sterling Ranch, Pinery and Castle Rock). Discussion included a strategic approach and public benefits, a proposed funding formula, based on partner participation, and grant funding options. The Board expressed support for the approach and expansion plans. A meeting is scheduled with municipalities and potential partners on Sept 8 where this Plan will be introduced.

- **DRCOG Regional Housing Needs Assessment** – Senate Bill 24-174 requires local governments to conduct a housing needs assessment in conformance with methodologies developed by DOLA. The Douglas County Housing Partnership (DCHP) has been participating with DRCOG on its Regional Housing Needs Assessment (RHNA) and the Executive Director of the DCHP provided an overview of the housing needs identified in the RHNA and the data from that assessment was discussed. The County is being asked to participate, along with Lone Tree, Castle Pines, Castle Rock and Parker. There is no cost to the County. The RHNA will be reviewed at the September 9 Business Meeting and public comments received will be submitted to DRCOG by September 12. The Board agreed to participate in the RHNA and expressed interest in exploring aggressive strategies for workforce housing, methodology to offset construction defect legislation, and land banking in future planning.

Commissioner Work Session – September 8, 2025

- **DRCOG Request for Letter of Support for Economic Development District (EDD)** – DRCOG is pursuing designation as an Economic Development District (EDD) by the Economic Development Administration (EDA). This designation would make DRCOG eligible for grant funding from the EDA to support technical assistance, outreach and engagement by DRCOG staff to support economic development efforts for the region. There is no cost to the County for this. DRCOG is requesting each county proposed to be included in the EDD to provide a letter of support for its designation and for approval of a resolution endorsing inclusion in the DRCOG EDD.
Motion – Proceed with drafting documents for DRCOG’s EDD designation that will include a Letter of Support and Resolution to be approved at the next Business Meeting. Passes 3.0.
- **Fairgrounds, Business Model Adjustment** - The Board discussed a proposal from staff, following a request to prioritize larger events that drive greater economic impact in the area and to reposition the fairgrounds as a premier venue rather than just the most affordable option. Discussion included changes to the application and booking processes, rental rates, staffing needs, non-profit discounts, power infrastructure improvements needed, and corporate sponsorships.
Motion – Authorize five (5) FTEs and direct staff to develop policy consistent with the Board’s decisions regarding Fairgrounds use. Passes 3-0.

Commissioner Work Session – September 15, 2025

- **School Security Discussion – Executive Session – No Notes**
- **Park Meadows Mall Update** – General Manager of Park Meadows, Josh Weber briefed the Board on Park Meadows Mall and its ongoing revitalization efforts, including the successful implementation of the new children’s play area funded by American Rescue Plan Act funds, upcoming construction of a new 700-spacke parking garage to open in late October and enhanced security measures utilizing advanced technology to address retail theft.
- **Highlands Ranch Community Association Updated Plans for Wildcat Regional Park** – The Highland Ranch Community Association gave a presentation for Wildcat Regional Park, unveiling plans to expand the park by 150 acres and introducing bike-only and pedestrian only trails, along with bike skills area. This expansion aims to increase recreational opportunities and accessibility for residents.

Planning Services Activity Report

Completed Projects						
Dist.	Date	Project Title	Project Description	Project Type	Project No.	
2	08/26/25	Pinery West Underground Feeder Extension	Request for a Location and Extent (L&E) to construct a new underground distribution feeder that is 1.80 miles in length.	Location and Extent	LE2025-012	
2	08/26/25	Bluffs At Castle Pointe, Tract 16	Request for an Admin Variance due to existing deck encroaching into setbacks.	Administrative Variance	VA2024-004	
2	08/27/25	Brickyard Filing 1, Amendment 1	Referral request from the Town of Castle Rock for an amendment to the plat for Brickyard Filing 1.	External Referral	RE2025-132	
3	08/27/25	John Adams Academy Exemption	Request for an exemption plat for a single lot of approximately 26.07 acres for conveyance to a public charter school.	Exemption	EX2025-005	
3	08/27/25	Erickson Filing 1, 8th Amendment	Request for an Administrative Replat for a Lot Line Vacation to combine two lots.	Administrative Replat	SB2025-024	
2	08/27/25	Surrey Ridge, Lot 12A, Block B, 7th Modification	Request to modify an existing wireless communications facility.	SIP Modification	SP2025-036	
2	08/27/25	Lot 1B, Block 9, Citadel Station Filing 6, 4th Amendment	Referral request from the Town of Castle Rock for a Site Development Plan detailing a 5,000 square foot building including 2,000 square feet of office space.	External Referral	RE2025-131	
2	08/27/25	Lot 1-4 and Tract of The Meadows 19, Lot 1, Filing 1 1st Amendment	External referral request from the Town of Castle Rock for a Site Development Plan for a 9.99-acre car dealership.	External Referral	RE2025-127	
2	08/27/25	The Peaks at Canyons	External Referral Request from City of Castle Pines for a Site Improvement Plan (SIP) for The Peaks at Canyonside Townhomes project.	External Referral	RE2025-134	
1	08/27/25	Lone Tree Public Works Facility	Referral request from the City of Lone Tree for the Final Plat for Lone Tree Public Works Facility.	External Referral	RE2025-129	
1	08/28/25	Cottonwood Echo Suites	Referral request from the Town of Parker for a Site Development Plan detailing a 51,259 square foot hotel.	External Referral	RE2025-136	
2	09/02/25	The Meadows Filing 19 Lot 1 Plat, 1st Amendment	Referral request from the Town of Castle Rock for the 1st Amendment to the Meadows Filing 19, Lot 1 Plat.	External Referral	RE2025-140	
3	09/03/25	9495A North Rampart Range Road	Request for administrative variance to accommodate a pole barn built 5.7 feet into the required setback.	Administrative Variance	VA2025-010	
1	09/04/25	Fields Filing 1	Request for a Plat Correction to reflect the correct metro district name in various notes and certificates.	Administrative Replat	SB2025-031	

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	09/05/25	Highlands Ranch Filing 108E, 2nd Amendment, Lot 6A, 3rd Modification	Eligible Facilities Request (EFR) to replace antennas and equipment on existing rooftop facility for AT&T.	SIP Modification	SP2025-067
1	09/09/25	Dutch Bros Coffee Rezone, Replat, and Site Improvement Plan	Referral request from the City of Lone Tree or a rezone, replat, and site improvement plan for the development of a commercial establishment.	External Referral	RE2025-137
	09/09/25	Paulette Economic Development Zone Site Development Plan	Second referral request from Elbert County for an Economic Development Zone Site Development Plan proposal for year-round market with local vendors.	External Referral	RE2025-138
2	09/09/25	Canyons Far South Site Development Plan	Third referral request from the Town of Castle Rock for the Canyons Far South Site Development Plan (SDP).	External Referral	RE2025-135
2	09/09/25	The Ridge at Castle Pines Golf Course Parking Lot Expansion	Referral request from the City of Castle Pines for a Site Improvement Plan detailing a parking lot expansion for The Ridge golf course.	External Referral	RE2025-139
2	09/09/25	Dawson Trails King Soopers Site Development Plan	Referral request from the Town of Castle Rock for a Site Development Plan (SDP) in Dawson Trails for a 99,000 square foot grocery store.	External Referral	RE2025-122
2	09/10/25	Legends Club, Tract D1, 1st Modification	Eligible Facilities Request (EFR) to increase the height of the existing monopole.	SIP Modification	SP2025-069
1	09/11/25	Piney Lake Trails Metropolitan District Nos. 1 and 2, 1st Amendment	Piney Lake Trails Metropolitan District Nos. 1 and 2, 1st Amendment.	Material Modification	SV2025-001
2	09/11/25	Ramblewood Metropolitan District	New Service Plan for Ramblewood Metropolitan District.	New Service Plan	SV2025-002
3	09/12/25	Reynolds Industrial Park, Lot 21	Request to construct a lumber storage and office structure	Site Improvement Plan	SP2025-025
1	09/12/25	Pinery Meadows Metropolitan District	New Service Plan for Pinery Meadows Metropolitan District.	New Service Plan	SV2025-003
1	09/15/25	RidgeGate Zone 3 Water Main	Request by Rampart Range Metro District to construct a water main to support development within the City of Lone Tree.	Location and Extent	LE2025-009
2	09/15/25	Monte Ridge, 2nd Amendment	Request for a lot line vacation to combine two lots.	Administrative Replat	SB2025-025
1	09/16/25	DC School District RE-1 Sierra Middle School Addition	Referral request from the Town of Parker for a Site Development Plan detailing a 29,450 SF addition to Sierra Middle School.	External Referral	RE2025-133

Referrals

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	08/04/25	7522 S. Pinery Drive, 1st Revision	Request for a Site Improvement Plan (SIP) Revision to change the use of the property to include Veterinary Services.	SIP Revision	SP2025-061
2	08/06/25	9998 South Perry Park Road	Request for a Zone Map Change of 115 acres from Rural Residential (RR) to Agricultural One (A-1).	Zoning Map Change	DR2025-004
3	08/06/25	Range Metropolitan District	Range Metropolitan District Service Plan, 1st Amendment.	Material Modification	SV2025-007
3	08/07/25	3900 Grace Blvd, 15th Revision	Request to add 7,500 SF food pantry building to existing church.	SIP Revision	SP2025-062
2	08/11/25	3879 N State Highway 83	Request to expand multi-year fall festival to operate Wednesday through Sunday over five weeks in September and October.	Major Entertainment Event	EE2025-009
	08/13/25	Planned Development, Douglas County Zoning Resolution Amendment, Section 15	Proposed amendments to the Douglas County Zoning Resolution (DCZR) for Planned Development Section 15.	Document and Regulation	DR2025-005
3	08/14/25	Sterling Ranch Planned Development, 11th Amendment	Request for an administrative amendment to the Sterling Ranch Planned Development to clarify trail uses permitted within the Willow Creek Wildlife Corridor.	Planned Development - Administrative Amendment	ZR2025-005
1	08/21/25	Pinery Planned Development, 33rd Amendment	Request for a Major Amendment to the Pinery PD to allow for mini warehouse use in Business Park Planning Areas.	Planned Development - Major Amendment	ZR2025-006
3	08/27/25	7745 Moore Rd	Request for two minor entertainment events on October 18, 2025, and December 6, 2025, at Zuma's Rescue Ranch.	Minor Entertainment Event	EE2025-010
2	08/28/25	3663 Timber Mill Parkway	Request by CORE for a new Timber Mill Electric Substation.	Location and Extent	LE2025-013
1	08/29/25	6523 N. State Highway 83	Request by Pinery Water and Sanitation District to add an electrical switchgear building and other upgrades to existing WWTP.	Location and Extent	LE2025-014
1	08/29/25	Piney Lake Trails, Tract A, B, and C	Request by Piney Lake Trails Metro District for a pocket park, play area and trails.	Location and Extent	LE2025-016
3	08/29/25	Solstice Filing 4 and 5, Tracts A, B and C	Request by Mirabelle Metro District for three parks within the Solstice Filings 4 (Tracts B and C) and 5 (Tract A) including The Landing, basketball courts, and Fun Shade Park.	Location and Extent	LE2025-017
3	08/29/25	Sterling Ranch Filing 1, Tract P	Request by DCSD for a new elementary public school.	Location and Extent	LE2025-015

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	08/29/25	Sterling Ranch Planned Development, 12th Amendment	Request for an administrative amendment to the Sterling Ranch PD to allow a minimum lot size of 4,000 sq ft within the C3 Character Zone and amend Section S-2.5 to clarify certain roadway improvement commitments as described in the Sterling Ranch PD.	Planned Development - Administrative Amendment	ZR2025-007

Upcoming BOA Hearings

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	09/30/25	Woodmoor Mountain Ranch Filing 1, Lot 35	Request for a variance for two structures located within the street setback.	Variance	VA2025-008

Upcoming PC Hearings

Dist.	Date	Project Title	Project Description	Project Type	Project No.
1	09/22/25	Antelope Crossing Rezoning	Request for approval to rezone a 42.24-acre parcel from Agricultural-One to Large Rural Residential to allow for future development of single-family residential lots.	Rezoning	ZR2024-015
1	09/22/25	Antelope Crossing Minor Development Plat	Request for approval of a Minor Development Plat to subdivide a 42.24-acre parcel into 4 single-family residential lots.	Minor Development Plat	SB2024-066
3	09/22/25	Sterling Ranch Filing 1, Tract P	Request for a Location and Extent to construct a public elementary school property within the Sterling Ranch Planned Development.	Location and Extent	LE2025-015
1	09/22/25	6523 N. State Highway 83	Request to add an electrical switchgear building and other upgrades to existing WWTP.	Location and Extent	LE2025-014
1	09/22/25	Piney Lake Trails, Tract B	Request for approval to construct trails and a park with a shade structure, seating, playground equipment, and a mail kiosk within the Piney Lake Trails Planned Development.	Location and Extent	LE2025-016
3	09/22/25	Solstice Filing 4 and 5, Tracts A, B, and C	Request for approval to construct three parks within Solstice Filing 4 and Filing 5 including The Landing, basketball courts, and Fun Shade Park.	Location and Extent	LE2025-017
2	09/22/25	3663 Timber Mill Parkway	Request for a new Timber Mill Electric Substation and Battery Energy Storage Facility.	Location and Extent	LE2025-013
2	09/22/25	Sundown Oaks Metropolitan District	Request for approval of a new service plan for the Sundown Oaks Metropolitan District.	New Service Plan	SV2025-005
2	10/20/25	9998 South Perry Park Road	Request for a Zone Map Change of 115 acres from Rural Residential to Agricultural One to be consistent with an existing conservation easement.	Zone Map Change	DR2025-004
1	10/20/25	Pinery Planned Development, 33 rd Major Amendment	Request for a Major Amendment to the Pinery Planned Development to allow for mini warehouse use in Business Park Planning Areas.	Major Amendment	ZR2025-006

Dist.	Date	Project Title	Project Description	Project Type	Project No.
	12/01/25	2050 Transportation Master Plan	Adoption of the 2050 Transportation Master Plan		

Upcoming BCC Land Use Hearings or Meetings

Dist.	Date	Project Title	Project Description	Project Type	Project No.
1	09/23/25	Fee Waiver Request from Platte River Academy	Request for a fee waiver in the amount of \$175 for the Platte River Academy Cross Country Meet at Bluffs Regional Trail on October 21, 2025.	Fee Waiver	
2	09/23/25	State Historical Fund Grant Application for Prairie Canyon Ranch Restoration	Request for approval to apply for a State Historical Fund Grant in the amount of \$250,000 and a County contribution of \$106,951 for restoration work at Prairie Canyon Ranch.	Grant	
1	09/23/25	State Historical Fund Grant Agreement for Site Stewardship Project 5DA.265 Restoration	Request for approval to apply for a State Historical Fund Grant in the amount of \$250,000 and a County contribution of \$62,500 to perform excavation and site stabilization of archeological site 5DA.265	Grant	
1	09/23/25	Compark Business Campus Metropolitan District – Service Plan Amendment	Request to set the date for consideration of, and Board action on, an Amended Service Plan for Compark Business Campus Metropolitan District.	Service Plan Amendment	SV2025-006
	09/23/25	Resolution Endorsing the County's Inclusion into the DRCOG Economic Development District	Request from the Denver Regional Council of Governments (DRCOG) for the Board to approve a Resolution endorsing inclusion in the DRCOG Economic Development District.	Resolution	
	09/23/25	Resolution Proclaiming September as Workforce Development Month	Request to approve a Resolution proclaiming September 2025 as Workforce Development Month.	Resolution	
2	09/23/25	Non-Motorized Trails Grant Application for Planning of the Plum Creek Regional Trail	Request for approval to apply for the Non-Motorized Trails Grant for planning the Plum Creek Regional Trail in the amount of \$45,000 with a minimum County contribution of \$11,250.	Grant	

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	09/23/25	Meribel Village Filing 1, 9 th Amendment	Request for approval of a replat to vacate and replat Lots 21, 27, and 28 in Block 23 of Meribel Village Filing 1, and Lots K-1K and K-1L of Meribel Village Filing 1, 7 th Amendment, into one lot.	Replat	SB2025-008
1	09/23/25	Pinery Village Filing 1, 1 st Amendment	Request for approval of a replat of Lot 1 of Pinery Village Filing 1 and Tract A and Lot 2 of Pinery Village Filing 25 into 11 commercial lots.	Replat	SB2024-043
1	09/23/25	Crest View Filing No. 1, 2 nd Amendment	Request for approval of a replat of Lot 23, Crest View Filing No. 1 into two single family residential lots.	Replat	SB2025-020
1	09/23/25	Cottonwood Metropolitan District – Service Plan 1 st Amendment	Request for approval of a First Amendment for the Cottonwood Metropolitan District Service Plan.	Service Plan Amendment	SV2025-004
2	09/23/25	Sundown Oaks Metropolitan District – New Service Plan	Request for approval of a new service plan for the Sundown Oaks Metropolitan District.	New Service Plan	SV2025-005
1	09/23/25	Pinery Meadows Preliminary Plan	Preliminary Plan approval for 40 attached and 96 detached single-family lots on 39.5 acres within the Pinery Meadows Planned Development.	Preliminary Plan	SB2025-009
2	09/23/25	Twin Oaks Road and Clarkes Circle Road Vacations	Request for approval of a vacation of a portion of Twin Oaks Road and Clarkes Circle rights-of-way in Twin Oaks Subdivision to be owned and maintained by the Twin Mesa Metro District.	Road Vacation	SB2025-026
2	09/23/25	Meribel Village Filing 1, 9 th Amendment	Request for a Zone Map Change for six lots from Suburban Residential (SR) and Large Rural Residential (LRR) to Agricultural One (A-1).	Zoning Map Change	DR2025-003
1	10/14/25	Antelope Crossing Rezoning	Request for approval to rezone a 42.24-acre parcel from Agricultural One to Large Rural Residential to allow for future development of single-family residential lots.	Rezoning	ZR2024-015
1	10/14/25	Antelope Crossing Minor Development Plat	Request for approval of a Minor Development Plat to subdivide a 42.24-acre parcel into 4 single family residential lots.	Minor Development Plat	SB2024-066
3	10/14/25	Wildcat Regional Park Land Disposal Request	Request for land disposal for a 202-acre tract of land known as Wildcat Regional Park.	Land Disposal Request	MI2025-015
1	10/14/25	Compark Business Campus Metropolitan District	Request is for approval of a service plan amendment for Compark Business Campus Metropolitan District.	Service Plan Amendment	SV2025-006
2	10/28/25	9998 South Perry Park Road	Request for a Zone Map Change of 115 acres from Rural Residential to Agricultural One to be consistent with an existing conservation easement.	Zone Map Change	DR2024-005

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	10/28/25	Pinery Planned Development, 31 st Major Amendment	Request for a Major Amendment to the Pinery Planned Development to increase dwelling units in Planning Area 63 from 15 single-family detached lots to 44 single-family detached lots.	Major Amendment	ZR2023-002

Pre-submittals

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	08/27/25	890 Yucca Hills Rd	The applicant, Core Electric Cooperative, proposes a 12.5 MW / 4-hour battery storage for backup power.	Location and Extent	PS2025-183
2	08/27/25	Metes and Bounds West of Betts Ranch Road, East of Hillside Way	The applicant proposes a preliminary plan in the Reata South Planned Development.	Preliminary Plan	PS2025-184
3	08/27/25	Metes and Bounds East of US 85 at Airport Rd, (Range PD)	The applicant, Range Metro District, proposes a Location and Extent for the installation of potable water and sanitation lines within the vicinity of the Range Planned Development.	Location and Extent	PS2025-185
3	08/27/25	Roxborough Park Filing 1, Lot 2A	The applicant proposes a Site Improvement Plan for Self-storage facility in various forms.	Site Improvement Plan	PS2025-182
3	08/27/25	Sterling Ranch Filing 3B, Tract B	The applicant, Sterling Ranch Community Authority Board, proposes a Location and Extent for an upgraded Park design proposal in Tract B.	Location and Extent	PS2025-186
2	08/29/25	Reata South Filing 1, 3rd Amendment, Tract I-	The applicant proposes a Replat to land swap lands between the golf maintenance facility and the Conservation Easement to better serve the golf operation.	Replat	PS2025-178
3	08/29/25	Public streets within Sedalia Subdivision and others	The applicant, Sedalia Water and Sanitation, proposes a Location and Extent for the upgrade, installation and extension of critical water mains through Sedalia.	Location and Extent	PS2025-192
1	09/03/25	Pinery Village Filing 1, Lot 3	The applicant proposes a Replat to create a well tract and a drainage tract thereby vacating easements.	Replat	PS2025-191
2	09/03/25	2330 S Interstate 25	The applicant proposes a Major Entertainment Event on Saturday Sept 27 for 700 – 1,000 public attendees to foster agritourism.	Major Entertainment Event	PS2025-188
3	09/03/25	Solstice Filing 4, Tract B & C and Filing 5, Tract A	The applicant proposes development of three individual parks within the Solstice development.	Location and Extent	PS2025-193
2	09/09/25	Comanche Pines Tract 3	The applicant proposes a Use by Special Review to operate an Assisted Living Facility or other operation.	Use by Special Review	PS2025-196
2	09/09/25	Perry Park Filing 1, 10th Amendment, Lot 1A	The applicant proposes a Replat to subdivide their 2-acre lot into 2 separate lots.	Replat	PS2025-198

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	09/10/25	10675 Jaguar Dr	The applicant proposes a Use by Special Review Amendment for a 6,150 addition and increased parking.	Amendment	PS2025-200
2	09/10/25	3640 N State Highway 67	The applicant proposes a Minor multi-year Entertainment Event for approximately 250 people on October 4th, 2025, between 11:00 am and 3:00 pm.	Minor Entertainment Event	PS2025-194
1	09/10/25	Pinery Village Filing 1, Lot 3	The applicant proposes a Site Improvement Plan to establish a new automotive repair facility.	Site Improvement Plan	PS2025-199
3	09/10/25	4751 E Roxborough Rd	The applicant, Colorado Department of Natural Resources, proposes a Location and Extent for the construction of a Maintenance building and a Fleet service building totaling 6,493 square feet.	Location and Extent	PS2025-189
3	09/10/25	Country Palace, 3rd Amendment, Lot 1A-1A	The applicant proposes a Non-Admin USR to construct an 18,000 SF addition for classrooms, storage and parking.	Amendment	PS2025-190

Streamline Pre-submittals

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	08/27/25	Roxborough Park North, lot 268 & 269	The applicant proposes a Lot Line Adjustment to allow construction of a deck with a roof above.	Administrative Replat	PS2025-195
2	09/02/25	Solitude Colorado, Parcel 32	The applicant proposes a Building Envelope Adjustment to better accommodate the location of the home.	Administrative Replat	PS2025-187
3	09/11/25	Lambert Ranch Rural Site Plan, Parcel 17	The applicant proposes a Building Envelope Adjustment to allow for the construction of an accessory structure in a preferred location.	Administrative Replat	PS2025-171

New Applications

Dist.	Date	Project Title	Project Description	Project Type	Project No.
	08/27/25	Paulette Economic Development Zone Site Development Plan	Second referral request from Elbert County for an Economic Development Zone Site Development Plan proposal for year-round market with local vendors.	External Referral	RE2025-138
1	08/27/25	Dutch Bros Coffee Rezone, Replat, and Site Improvement Plan	Referral request from the City of Lone Tree or a rezone, replat, and site improvement plan for the development of a commercial establishment.	External Referral	RE2025-137
2	08/27/25	The Ridge at Castle Pines Golf Course Parking Lot Expansion	Referral request from the City of Castle Pines for a Site Improvement Plan detailing a parking lot expansion for The Ridge golf course.	External Referral	RE2025-139

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	08/27/25	Sterling Ranch Planned Development, 12th Amendment	Request for an administrative amendment to the Sterling Ranch PD to allow a minimum lot size of 4,000 sq ft within the C3 Character Zone and amend Section S-2.5 to clarify certain roadway improvement commitments as described in the Sterling Ranch PD.	Planned Development - Administrative Amendment	ZR2025-007
1	08/28/25	6523 N. State Highway 83	Request by Pinery Water and Sanitation District to add an electrical switchgear building and other upgrades to existing WWTP.	Location and Extent	LE2025-014
1	08/28/25	Piney Lake Trails, Tract A, B, and C	Request by Piney Lake Trails Metro District for a pocket park, play area and trails.	Location and Extent	LE2025-016
3	08/28/25	Sterling Ranch Filing 1, Tract P	Request by DCSD for a new elementary public school.	Location and Extent	LE2025-015
2	08/28/25	3663 Timber Mill Parkway	Request by CORE for a new Timber Mill Electric Substation.	Location and Extent	LE2025-013
2	08/28/25	8367, 8453, 8621 Y Camp Road Exemption	Exemption proposed to legally establish 3 parcels currently housing three separately occupied residences.	Exemption	EX2025-007
2	08/28/25	Legends Club, Tract D1, 1st Modification	Eligible Facilities Request (EFR) to increase the height of the existing monopole.	SIP Modification	SP2025-069
3	08/29/25	Solstice Filing 4 and 5, Tracts A, B and C	Request by Mirabelle Metro District for three parks within the Solstice Filings 4 (Tracts B and C) and 5 (Tract A) including The Landing, basketball courts, and Fun Shade Park.	Location and Extent	LE2025-017
2	08/29/25	The Meadows Filing 19 Lot 1 Plat, 1st Amendment	Referral request from the Town of Castle Rock for the 1st Amendment to the Meadows Filing 19, Lot 1 Plat.	External Referral	RE2025-140
2	09/03/25	Saint Francis of Assisi Church Annexation	Second Referral Request from the Town of Castle Rock for an annexation of Saint Francis of Assisi Church.	External Referral	RE2025-141
1	09/09/25	10615 Tomahawk Rd	Request to board no more than 12 horses.	Administrative Horse Boarding	US2025-014
2	09/10/25	Dawson Trails Filing 1, Lot 1, SDP 1st Amendment	Referral request from the Town of Castle Rock for an amendment to a Site Development Plan for a proposed 161,000 square foot retail warehouse, Costco.	External Referral	RE2025-142
2	09/11/25	Bears Den Rural Site Plan Exemption, 17th Amendment, Parcel 16B	Request for a Building Envelope Adjustment to accommodate construction of a new home and outbuildings.	Administrative Replat	SB2025-033
2	09/11/25	Castleton Center Filing 2, Lot LI-7, 2nd Modification	Request for a SIP modification for the exterior of existing dog day care facility.	SIP Modification	SP2025-070
2	09/11/25	Perry Park Filing 7, 1st Amendment, Lot 11 and Lot 17	Request for a lot line adjustment to remove a lot from the Spring Canyon Local Improvement District.	Administrative Replat	SB2025-035

Dist.	Date	Project Title	Project Description	Project Type	Project No.
1	09/11/25	Pinery Village Filing 1, 1st Amendment, Lot 3	Request for an Administrative Replat to create one lot and three tracts from two existing lots in preparation for development.	Administrative Replat	SB2025-034
2	09/11/25	3250 Flintwood Road	Request to rezone from A1 to RR to allow subdividing the property into two 5-acre lots.	Rezoning	ZR2025-008
2	09/12/25	5283 E Hwy 86, 1st Revision, 6th Modification	Eligible Facilities Request to replace and update existing equipment on the tower.	SIP Modification	SP2025-071
2	09/15/25	Bears Den Rural Site Plan Exemption, 17th Amendment	Request for a Building Envelope Adjustment to accommodate construction of a new home and outbuildings within Bears Den Rural Site Plan Exemption lot.	Exemption	EX2025-008
2	09/15/25	Dawson Trails Amendment 3	Referral request from the Town of Castle Rock for Dawson Trails Minor Planned Development (PD) Amendment 3, Territorial Road.	External Referral	RE2025-143
1	09/15/25	Stroh Exemption, 1st Amendment, Parcel A & B1	Request for a Comprehensive Master Plan Amendment to expand the Urban Area of the County to provide residential and commercial development.	CMP Amendment	DR2025-008
2	09/16/25	East Frontage Road Name Change	Referral request from the Town of Castle Rock for a road name change.	External Referral	RE2025-144

New Miscellaneous Jobs

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	09/03/25	15630 Westcreek Rd, Roten	STR application for primary residence, 3 bedrooms, 6 occupants max	Short-Term Rental	MI2025-020

New Sign Permits

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	08/28/25	Sedalia Industrial Park, Lot 1	Core and Main - 5401 Peterson Rd	Sign Permit	SG2025-093
3	08/28/25	Sedalia Industrial Park, Lot 1	Core and Main - 5401 Peterson Rd	Sign Permit	SG2025-094
3	09/03/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-101
3	09/03/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-100
3	09/04/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-108

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	09/04/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-107
3	09/04/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-106
3	09/04/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-105
3	09/04/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-104
3	09/04/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-111
3	09/04/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-109
3	09/04/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-102
3	09/04/25	Highlands Ranch Filing 156, 1st Amendment, Part Lot 2A	UC Health - 9051 SSG Chris Falkel Dr	Sign Permit	SG2025-103
3	09/05/25	Highlands Ranch Filing 142, Lot 5	Waxxed Sports Cards - 9579 S University Blvd Bldg #5 Unit #170	Sign Permit	SG2025-112
1	09/11/25	Meridian International Business Center Filing 6, 7th Amendment, Lot 2A-1A	Tesla - 8677 Double Helix Ct	Sign Permit	SG2025-099
1	09/11/25	Meridian International Business Center Filing 6, 7th Amendment, Lot 2A-1A	Tesla - 8677 Double Helix Ct	Sign Permit	SG2025-098

Dist.	Date	Project Title	Project Description	Project Type	Project No.
1	09/11/25	Meridian International Business Center Filing 6, 7th Amendment, Lot 2A-1A	Tesla - 8677 Double Helix Ct	Sign Permit	SG2025-097
1	09/11/25	Meridian International Business Center Filing 6, 7th Amendment, Lot 2A-1A	Tesla - 8677 Double Helix Ct	Sign Permit	SG2025-096
1	09/11/25	Meridian International Business Center Filing 6, 7th Amendment, Lot 2A-1A	Tesla - 8677 Double Helix Ct	Sign Permit	SG2025-095
1	09/16/25	Heritage Hills Filing 2, 1st Amendment, Lot 5A	Segra - 9380 Station St Unit #100	Sign Permit	SG2025-113

Liquor Licenses

Dist.	Date	License Type	Business Name & Address	License No.
3	09/12/25	Beer & Wine	Chipotle Mexican Grill #3376 - 9575 S University Blvd	LL2025-068

Special Event Liquor Permits

Dist.	Date	Event Name	Permittee Name & Event Address	Permit No.
1	09/15/25	Colorado Christian Academy Bubbles and Benefactors Fundraiser	Colorado Christian Academy - 333 Inverness Dr South unit #110	LL2025-069
2	09/15/25	Camp Bettie	Bad Bettie Project - 8716 Y Camp Rd	LL2025-070
3	09/15/25	HD43 RCC Fund	Douglas County Republican Party - 200 E Highlands Ranch Pkwy	LL2025-071