



Environmental Advisory Board
Regular Environmental Advisory Board Minutes
Tuesday, January 7, 2025
3:30 PM
130 Kearns Road
Small Conference Room

The meeting may be viewed at: [Town Meeting Media Center | Snowmass Village, CO - Official Website \(tosv.com\)](https://www.tosv.com), available archives then Environmental Advisory Board.

1. ROLL CALL

EAB Members Present: Rebecca Paschal, Mike Steiner, Andrew Wickes, Morgan Fixel, Jamie Vogt, Shashi Neerukonda, Joseph Goodman

EAB Members Absent: None

Staff and General Public: Greg LeBlanc, Asst. Town Manager; Darrell Smith, Snowmass Water & Sanitation District; Tara Stitzlein, CORE; Jay Shoemaker, Resident; Barb Peckler, Secretary.

2. APPROVAL OF MINUTES

2.a November 2024 EAB Minutes
[11-05-24 EAB Minutes.pdf](#)

Rebecca Paschal motioned to approve November 5th, 2024, minutes, and Andrew Wickes seconded. All in favor.

3. C.O.R.E. UPDATE

This item was reordered and combined with Item 5.d. Tara presented the CORE cost proposal to the board. The board recommended the scope of work for approval.

4. H.C.E. UPDATE

Rate changes are in the future, Mike will update as they are finalized.
The financing program is in the pilot stage, update to be provided in future meetings.

5. ITEMS FOR DISCUSSION

5.a Select Board Chair

Andrew nominated Mogan Fixel

Morgan accepts the nomination. Moving forward, she would like to work on ways to assist the board in being more effective. She will also need the support of an assistant, as there may be times when she is unavailable. Andrew agrees to assist. Andrew reminded the Board that when duties are delegated to board members, they need to be research-based and no decisions can be made outside of the meetings.

Joseph Goodman motioned to Approve the appointment of Morgan Fixel as Chair of the EAB board, and Andrew Wickes seconded. All in favor

5.b Review Sustainability Plan (Water)

As part of the EAB Sustainability Plan, Darrell from Snowmass Water & Sanitation District (SWSD) presented a highly informative PowerPoint presentation on water conservation efforts. See the attached PowerPoint presentation for details.

Darrel highlighted the critical need to educate high-water users on the importance of adjusting their water consumption habits. The Water and Sanitation department will enhance its communication and educational outreach efforts to raise public awareness.

To further support these efforts, the Water and Sanitation District will develop proposed code changes for any major landscaping projects, ensuring compliance with water restrictions. Upon completion, Darrel will present these proposed code changes to the EAB for their review and recommendations before they are submitted to the Town Council for approval.

5.c Follow Up Discussion from November's Meeting (Wildfire Mitigation & 106West)

Andrew will continue discussions with East West.

5.d Review CORE Proposal

This item was reordered and combined with CORE's update.

Background:

- ICLEI previously conducted a High Impact Actions Analysis Summary, identifying for the Town areas for improved energy efficiency.
- EAB created a matrix based on this summary, highlighting key areas for action.
- Building performance and efficiency emerged as a crucial area for EAB to focus on achieving 2030 energy goals. Other areas are being addressed by the Transportation Department and Holy Cross.

CORE's Proposal:

- CORE (Community Office for Resource Efficiency) proposed to assist the Town in improving building performance through:
 - Energy Advising: Providing guidance on energy-saving measures.

- Energy Assessments: Conducting in-depth evaluations of building energy use.
 - Grants and Rebates: Assisting in securing funding for energy efficiency upgrades.
- CORE presented a scope of work and the budget for 2025.

Board Discussion:

- The Board discussed the effectiveness of CORE's proposal and explored alternative approaches.
- Is this the best value for the money?
- Mike Steiner from Holy Cross Energy clarified that this project would not duplicate their existing efforts in Snowmass and that they are also collaborating with CORE on energy efficiency initiatives.
- CORE is far better equipped to manage a rebate program.

Board Recommendation:

- The Board recommended that CORE's "Building Energy Efficiency and Electrification Program" be presented to the Town Council for approval.
- A key condition of the recommendation is that CORE provide quarterly reports detailing:
 - Completed projects.
 - Quantifiable energy savings achieved.
- Board is invited to attend the Town Council Meeting on January 21 when this will be presented.

6. UPCOMING AGENDA ITEMS

- Review the Building Electrification Study completed by CORE in August for the Town
- Andrew would like to fine-tune and update the data from ICLEI so the board knows where we are at. Greg stated the County has taken over this role, and when the draft is completed a preview will be presented at a future meeting. This report will define who is doing what.
- Possibly get on the April agenda to discuss water options and 106West.
- Darrel suggested Chad from the Roaring Fork Conservancy could present to the EAB board the results from testing Brush Creek. March would be the earliest. Not urgent but he is available.

7. NEXT MEETING DATE

- February 4th, 2025

8. NON-AGENDA ITEMS

9. ADJOURNMENT



CORE's Building Energy Efficiency and Electrification Programs in 2025 with Funding from Town of Snowmass Village

Budget

The table below details CORE's proposed use of 2025 funding from the Town of Snowmass Village.

Building Performance Hub Services in 2025	
Energy Advising	\$26,000
Energy Assessments	\$20,000
Grants and Rebates	\$200,000
Administrative Overhead	\$33,000
Community Engagement	\$21,000
Total BPH Services in 2025	\$300,000

Scope of Work Descriptions

Building Performance Hub Services in 2025

- **Energy Advising:** CORE's Energy Concierge service is designed to reflect that bespoke guidance is key to community members ultimately completing energy improvement projects. This includes understanding a participant's goals, determining if an energy assessment is needed and coordinating if so, choosing a project to pursue, soliciting and reviewing quotes from contractors, and identifying incentives available to complete the project. Customers of the Building Performance Hub can expect enhanced staff expertise and advising on topics like heat pump technology and fuel switching, improved coordination with local contractors, and custom solutions that optimize energy performance for a building's unique set of circumstances.
- **Energy Assessments:** Commercial Energy Assessments: Perform free Level I assessments and provide reports. Multifamily Building Energy Assessments: Perform free Level I assessments and provide reports. Individual Residential Energy Assessments: Provide subsidized subcontracted assessments and reports. All Buildings: Provide subsidized subcontracted assessments and reports for buildings that require higher level assessments.
- **Grants and Rebates:** Grants will be awarded to participants to incentivize large scale energy projects with large greenhouse gas savings. Rebates will be awarded to participants to incentivize completion of energy projects that reduce greenhouse gas

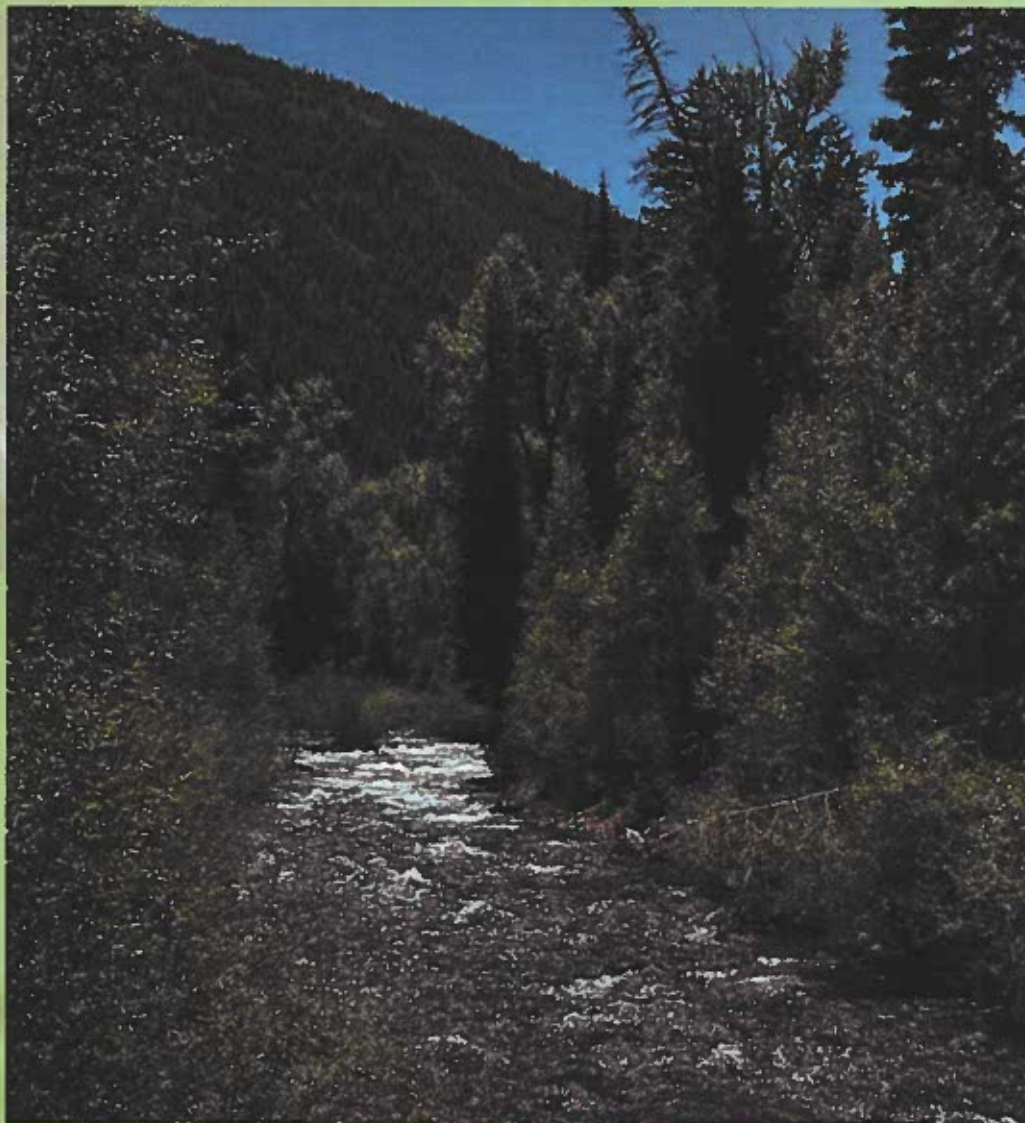


emissions. Community Priority Participants receive double rebates. They include individuals or organizations that fall in any of the following categories: workforce housing, education and childcare providers, the energy efficiency industry, first responders, nonprofits and their staff, military or veterans, or households under 150% of Area Median Income (AMI).

- **Administrative Overhead:** This funding allows CORE to operate as an effective organization.
- **Community Engagement:** CORE attracts new leads and re-engages past leads and past participants in order to intake those leads into CORE's energy advising services to ultimately convert the leads to completed projects.

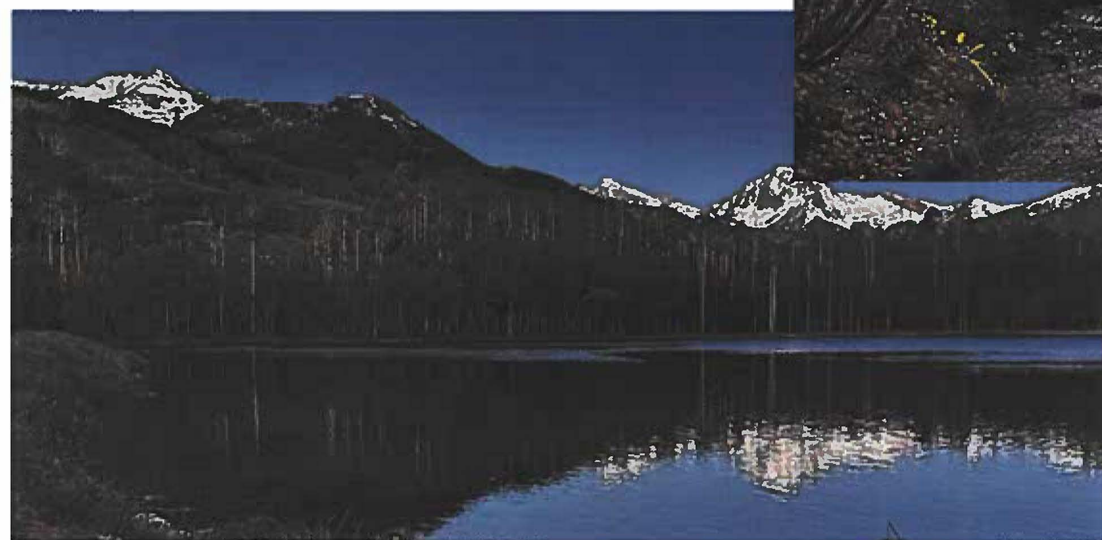
Water in Snowmass Village

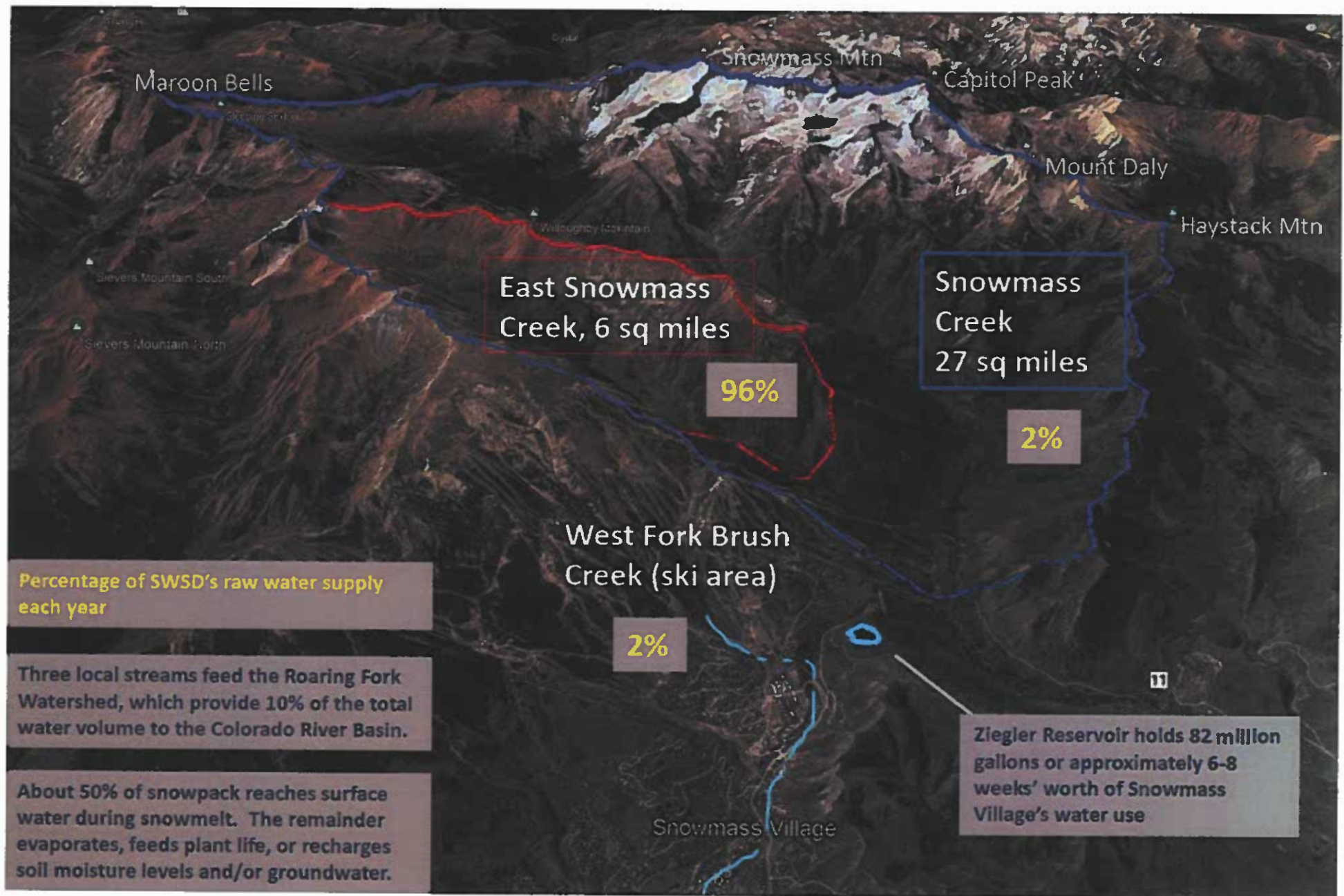
Darrell Smith, Jan 2025 EAB Meeting



Objectives:

- 1) Our water resources
- 2) Report on our water use
- 3) 2009 Sustainability Plan & 2020 Update
- 4) Status of conservation efforts
- 5) Comparison with other CO mountain towns
- 6) Next steps for conservation (discussion)
- 7) Water as it relates to fire
- 8) Water quality topics





Water as a sustainability issue:

- 1) Protect a valuable resource for our region ie “being responsible citizens”
- 2) Ensure the sustainability ie livability of the Town in the midst of modest growth and future climate change

First, the good news...

Average yearly water treated by SWSD has dropped despite growth in the village.

Average, last five years: 546 MG

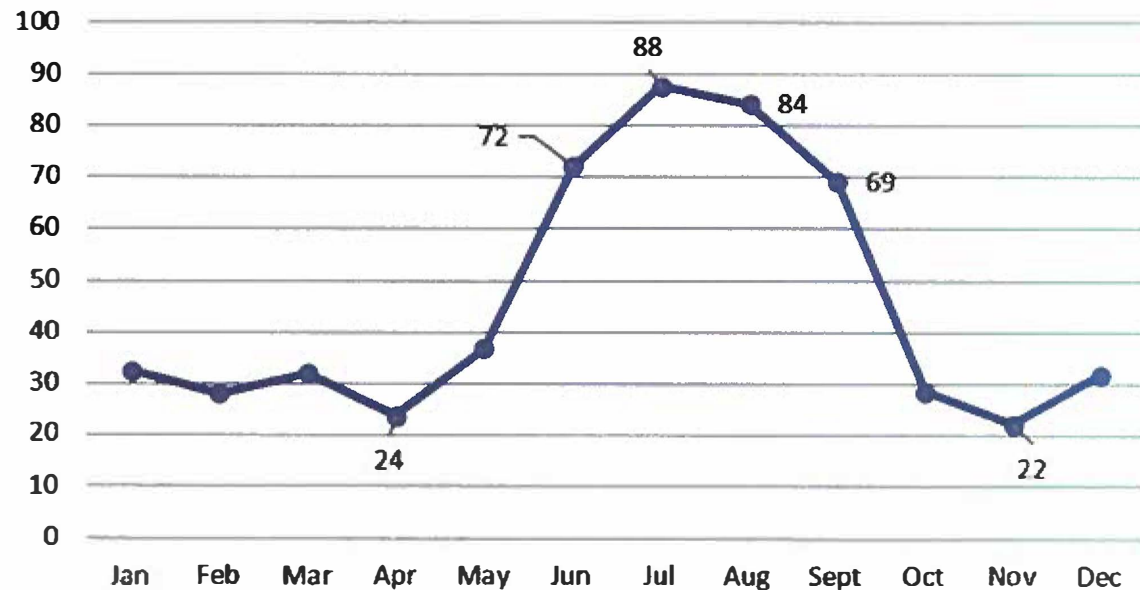
Average, 2008-2012: 576 MG

1999: 653 MG

Seasonal Use:

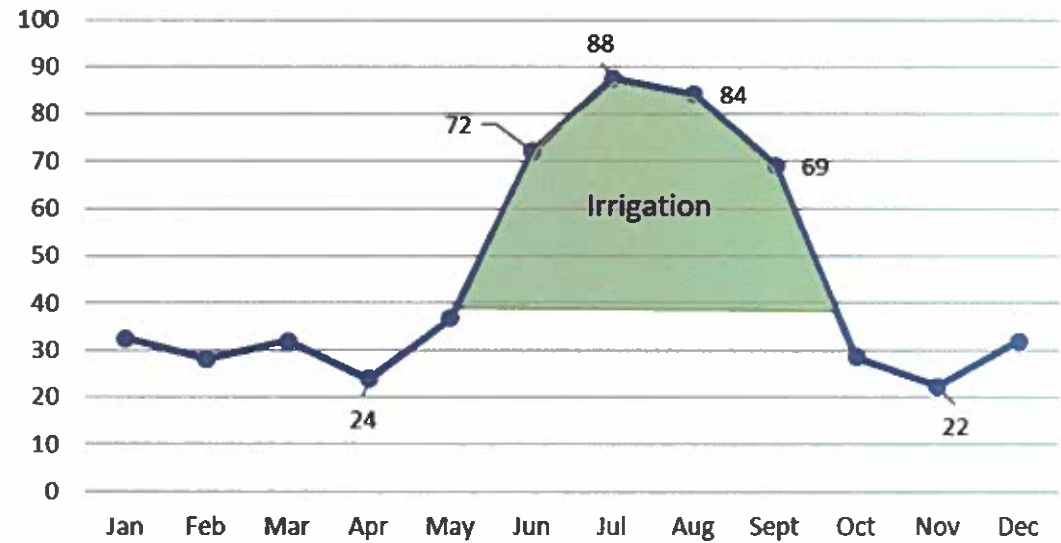
High fluctuation in water use over the course of a year.
Water use is 4x higher in July than November.

Monthly Treated Water, MG (2019-2023)

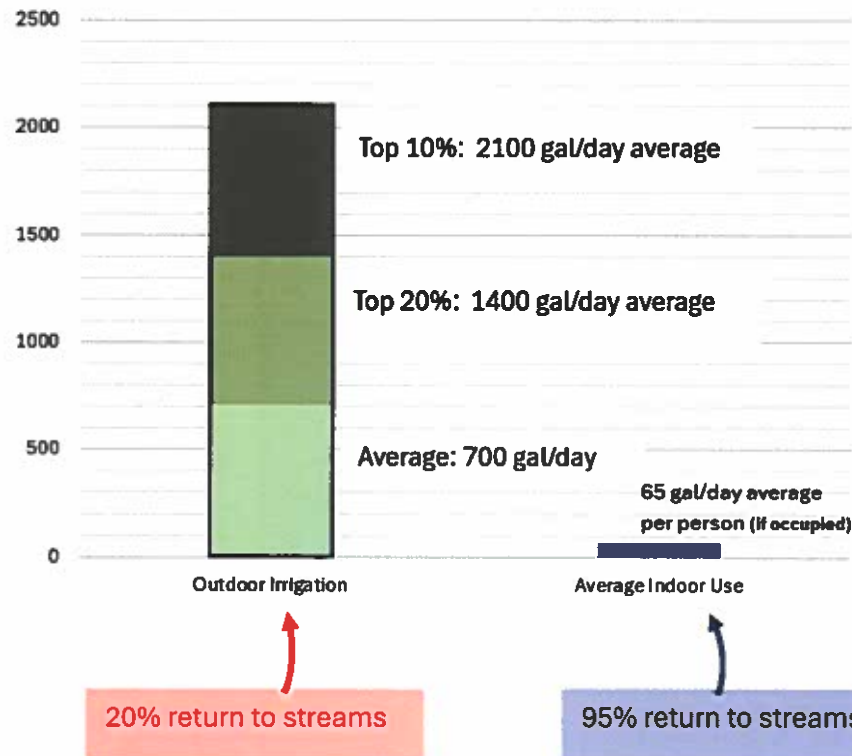


Approximately 35% of our annual water use in Snowmass Village is for outdoor irrigation, and it takes place primarily over 4 months.

Monthly Treated Water, MG (2019-2023)



Average Single Family Residence
Indoor/Outdoor Use June-Sept



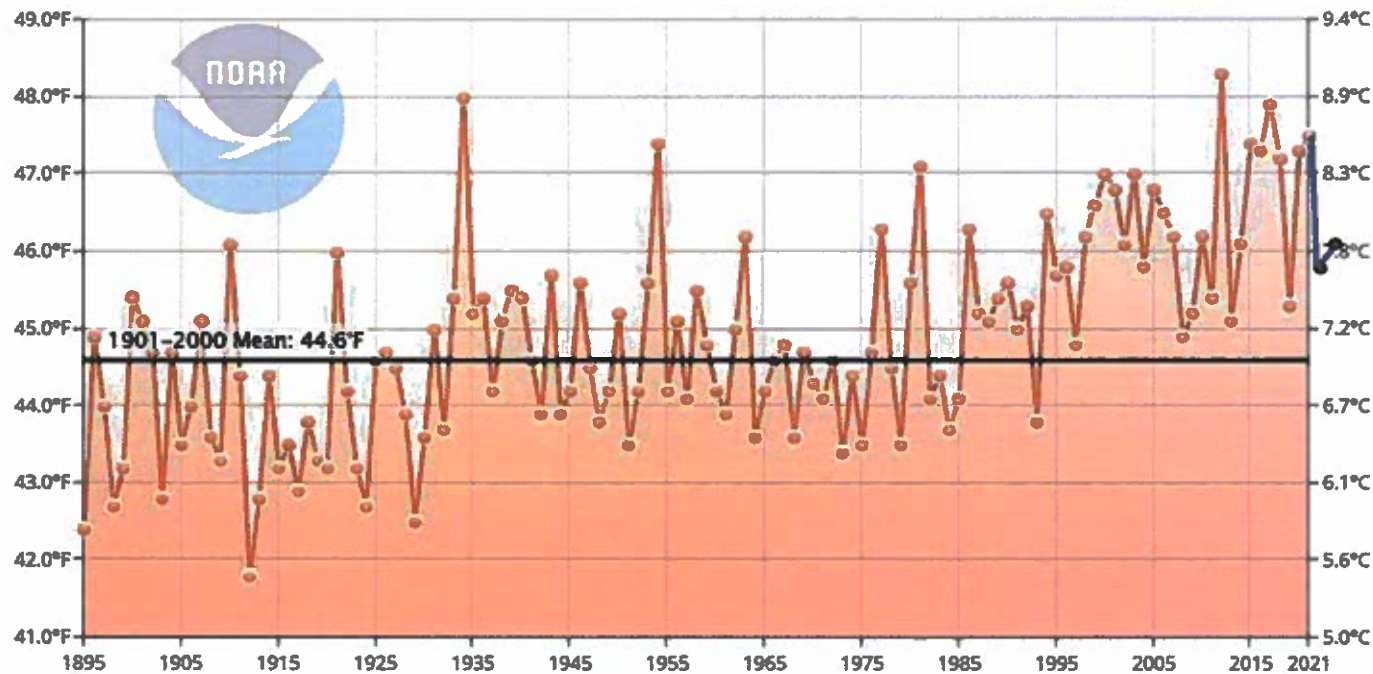
Irrigation uses **high water volumes** and is also **highly consumptive**.

External Factors:

- Weather/climate change: Some forecasts suggest 30% lower flows in Colorado River by 2050.
 - Note: precipitation might not be lower, but temps are forecasted to be higher.
- Over-allocated Colorado River water, with some rights not fully used yet.
- Interstate agreements: Upper vs Lower Colorado River basins

➤ 7 of Colorado's 10 hottest years have taken place in the last 10 years

Colorado Average Temperature
January–December



Update: 12 years
2022 and 2023 added

WATER			
2009 Category Goals: 1. Ensure adequate water availability to meet current and future demand, and to serve new development, while maintaining healthy aquatic systems. 2. Promote conservation mentality and secure adequate storage facilities to eliminate need for water restrictions.			
IMPLEMENTATION CONCEPTS	STATUS	2015 PROGRESS/NOTES	2020 Notes for Update
3. Verify that building code requirements for plumbing infrastructure are aimed at maximizing both energy efficiency and water conservation—amend as necessary		This has been accomplished through the green building code	This has been accomplished.
4. Replace top-load washers with energy-and water-efficient front-load washers in Town laundry facilities and affordable housing complexes.		This has been accomplished. Town laundry facilities have been fitted with washers that use 12 gallons per load, compared to older units which previously used 28 gallons per load.	Done, although this should also be ongoing as technology continues to improve.
5. Amend development code requirements and review criteria to mandate drought tolerant landscaping in new development		This is not currently mandated	This concept is not mandated, but the code states “wherever possible, native varieties should be used.” Town staff encourages native and drought tolerant vegetation be used in Landscaping Plans.

2009 Recommendation:

mandate drought tolerant landscaping

When *appropriate*, landscaping *should* use drought-resistant varieties...”

Staff *encourages* native and drought tolerant vegetation.



Goal on track



Goal needs attention



Goal unaddressed or missed

WATERSHED WATER QUALITY			
2009 Category Goals: 1. Minimize negative impacts to watershed water quality. 2. Improve water quality in Brush Creek to eliminate its Roaring Fork Conservancy designation as an "Impacted" waterway.			
IMPLEMENTATION CONCEPTS	STATUS	2015 PROGRESS/NOTES	
1. Update the Town's Greenway Master Plan to better understand current riparian ecosystems health, sediment loads, biological diversity, etc.		This was incorporated into the Town's comprehensive plan in 2010. Also, a stormwater and sewer analysis was included in the Town's budget for 2016. This is within the new CIP, and the study will be taking place in the near future. The final study will be used for the comprehensive plan update.	This was included in the Town's Comprehensive Plan update in 2018, and underscores the importance of our storm water systems through new development. The Town has required improvements to stormwater drainages in Base Village, and the Snowmass Center PUD also includes many improvements to the status quo.
2. Regulate use of magnesium chloride and other chemical ice melts and dust suppressants within the Town.		In progress. The Town does not use magnesium chloride, but we also don't regulate its use by other parties, such as other construction companies that conduct Right of Way work. The Public Works department is constantly evaluating alternative methods.	The Town does not use magnesium chloride, but we also don't regulate its use by other parties, such as other construction companies that conduct Right of Way work. The Public Works department is constantly evaluating alternative methods.
3. Develop standards for creek water quality testing protocols in partnership with the Roaring Fork Conservancy.		No formal standards have been adopted by the Town	No formal standards have been adopted.
4. Implement wetland restoration and expansion projects and promote the use of permeable paving and bio-swales to allow natural filtering and minimize sheet-flow of stormwater run off		No wetland related projects are currently underway, but storm water mitigation is a constant priority for Public Works. Filters have been installed and are designed to mitigate the impacts of storm water runoff in our wetlands.	This is a major component of the Town Park / Entryway master plan. The wetlands (and the restoration thereof) will be a foundational piece of the park in the future.



Goal on track



Goal needs attention



Goal unaddressed or missed

What SWSD is doing now:

- Tiered pricing (Tier 5 rate is 5x the Tier 1 rate)
- Watering schedule: 3 days a week
- Fines for off-schedule watering
- Irrigation Assessments and cost-sharing of irrigation improvements
- Targeted communication to high water users
 - Monthly bills
 - Letters/emails
- Messaging: Snowmass is Stream Fed
 - StreamFed.org
 - Town newsletter
 - Fanny Hill concerts
 - Partnerships:
 - Alpine Bank
 - Limelight
 - Timberline
 - Bus brochures/stickers
 - Wood Bridge banner (?)

Challenges:

- Aesthetic expectations
- Very part-time residents
- Tourism- short-term visitors

Tools for local government:

- Local Ordinances
 - How are landscape plans reviewed before construction- residential, commercial, etc.
 - For new landscapes, what kinds of plantings are allowed, what percentage can be turf?
 - Is a landscape reviewed after more than x sq feet of landscape disturbance or x square feet of home remodel?
 - Are HOA's allowed to limit drought tolerant landscaping (ie discouraging or preventing xeriscaping)?
 - Are decorative water features allowed?
 - Are we monitoring our own water use on town owned properties? Do we have our "own house" in order?



Snowmass is
Stream Fed

Enjoy. Conserve.



State of CO bill signed by Polis March 2024: Non-functional turf

Non-functional turf no longer allowed to be installed on new commercial, industrial and state governmental property as of Jan 1, 2026. This applies to medians, parking lots, roads etc. Does not apply to parks, sports fields, playgrounds. Does apply to common areas managed by a HOA. (only NEW development).

Landscape ordinances: What about turf buy-back programs? Turf restrictions?

August 2024 report: The State of Water-Wise Landscaping Standards in Colorado

Of the 40 Colorado municipalities which offered turf buy-back programs (most on the front range), 20 also had codes limiting turf or high water use plants.

Turf and irrigation limits in local mountain towns:

Aspen: 7.5 gal/sq foot water budget for new development and redevelopment.

Avon: 7.5 gal/sq foot water – no turf in non-essential areas including medians, streetscapes and slopes

Eagle: limits turf to sq foot requirements that vary for different types of new developments. No turf in rights-of-way. Low water plants required in new landscaping.

Breckenridge: minimum of 50% of plantings should be native.

Buena Vista: Turf limited to 50% of total landscaped area

Summit County: Turf limited to 10% of open area on site

No Limits on Turf:

Steamboat

Crested Butte

Basalt

Carbondale

Snowmass Village

August 2024



Municipality	Irrigation Schedule	Water Rate structure	Landscaping Ordinances	Water Waste Ordinance	Decorative Water Features allowed?	Drought or Water Shortage Restrictions
SWSD	3 days a week Not Mondays. Must be before 9 am, after 6 pm. Fines possible.	Tiered rate structure (Tier 5 is 5x the cost per gallon than Tier 1). Highest is \$12.43 per gal	Rain sensor on new construction required (not enforced). Soil amendment- 2" required (not enforced).	No specific waste ordinance	Yes. No limit on sizes. Fees apply when built.	Water shortage can be declared which limits pool/spa refill, restricts irrigation. Water Crisis (emergency) further restricts landscape irrigation, plus limits serving water in restaurants etc.
TOSV	NA	NA	Irrigation plan review? PUD vs Non PUD. No limits on turf. When appropriate , landscaping should use drought-resistant varieties. Q: Can HOA's limit natives?	NA	NA	NA

Landscaping and Water Ordinances: other Colorado Towns (Darrell's notes: Not intended to be exhaustive!)

Municipality	Irrigation Schedule	Water Rate structure	Landscaping Ordinances	Water Waste Ordinance	Decorative Water Features allowed?	Drought or Water Shortage Restrictions
Aspen	No limits on days of the week. Before 8 am. After 6 pm.	Tiered rate structure. Highest rate is 5x lowest rate. Highest is \$15.63 per gal.	Water budget of 7.5 gal/ft per season for new construction (this limits turf).	Can't water during rain event. Must repair irrigation. Can't water impervious surfaces.	No longer allowed as of 2022.	Stages 1 to 3. Reduced town irrigation, street cleaning etc.
Basalt	3 days a week Not Mondays		No limits on turf. Points for rain sensors, limited turf, xeriscape or firewise			Stage 2 drought: no outdoor irrigation.

Municipality	Irrigation Schedule	Water Rate structure	Landscaping Ordinances	Water Waste Ordinance	Decorative Water Features allowed?	Drought or Water Shortage Restrictions
Carbondale	Town Manager "may implement" 3-day a week watering.		Note: irrigation occurs from town water and from multiple ditches beyond town jurisdiction.			
Winter Park	District reserves the right to restrict irrigation.		Constrained areas (eg: medians) must be drip irrigated. Irrigation systems must be approved by Director. Xeriscaping encouraged. Max volume of irrigation per month: SFR 7500 gallons (??).	Owners must be conscientious about water use.		
Steamboat Springs	3 days a week, not on Wed.					In emergency: No outdoor watering, running water features, washing sidewalks.
Breckenridge	3 days a week, Not Mondays. Before 9 am. After 5 pm.		New landscaping plans reviewed. Minimum 50% of plantings should be native. Discourage use of sod or non-native perennials needing irrigation on more than 500 sq feet.			
Silverthorne			Plans reviewed: discourage use of sod to only where it has a practical function.			
Summit County			Turf limited to 10% of open area on site.			

Municipality	Irrigation Schedule	Water Rate structure	Landscaping Ordinances	Water Waste Ordinance	Decorative Water Features allowed?	Drought or Water Shortage Restrictions
Buena Vista			Turf limited to 50% of total landscaped area.			
Crested Butte	Every other day (3.5 days per week). Before 10 am. After 5 pm.		No limits on turf.	Sec. 13-2-20 Waste of Water Prohibited. Ex: keep sprinklers, pipes, faucets in good repair.		
Gunnison	Ditch water rights, May 15-Sept 15 th .		Can't irrigate more than 15,625 sq ft (just over 1/3 acre).	No water flowing on streets.		
Durango	Before 9 am. After 7 pm. City Manager may shorten restrict irrigation use, shorten hours schedule if needed.		Native species when possible. Not more than 50% of trees and shrubs can be classified as high water use.	Rain sensors required. Special attention shall be given to avoid overspray.	Water features can't be larger than .5% of the land parcel.	

- Conservation Next Steps
- Water as it relates to fire
- Water Quality Topics

