Woodland Park – Geography

- 6/12/2019
- Paul Saunier, City Councilmember
- Sally Riley, AICP, Planning Director

- Woodland Park – Geography & Watersheds
  - South Platte
  - Arkansas

- Incorporated 1891

- 1st Growth Management Policy - 1983
  - Water development – 350 AF used in ’83 with projection of 1,020 AF needed at buildout
  - Wastewater was an issue – new treatment plant
  - Streets and Drainage – engineering specifications
  - Economic Development – bedroom community vs service center
  - Social Development – public safety, parks, density
  - Annexations Policy – strict agreements

- City of Woodland Park – current 8,228 population
  - 65% built-out to population of 12,600
1986 – 1st Vacant Lot & Build-out Analysis

1994 – 1st Master Plan Adopted
• Focus on land use and growth management
• Caused Overhaul of Zoning Regulations with lowered densities in single family districts

1997 - Water Tap Management Plan
• Limit number of taps per year
• Limit number of taps per month per contractor
• Established Multi-family tap bank
• Multi-family requires reservation by Council’s approval (11 criteria)
• Reconciliation Plan approved by Council Annually
• Council sets tap fees based upon projected revenues and expenses

1999 – Updated Master Plan (buildout pop of 11,500)
1999 – Annexation Policy established
1999 – Land Use and Vacant Lot Study (updated annually)
2002 – Drought and Non-drought Watering Restrictions and Open Fire Ban
2003 – Limits on Residential Spray Irrigation Areas

2010 – Comprehensive Plan
• Establishes a build-out population of 12,600 plus 400 units = 13,600
• Balances desired housing and business needs with limited water resources
• Action Strategies i.e., New Reservoir

2019 – We Value Our Precious Water Resources

Thank you! Questions?