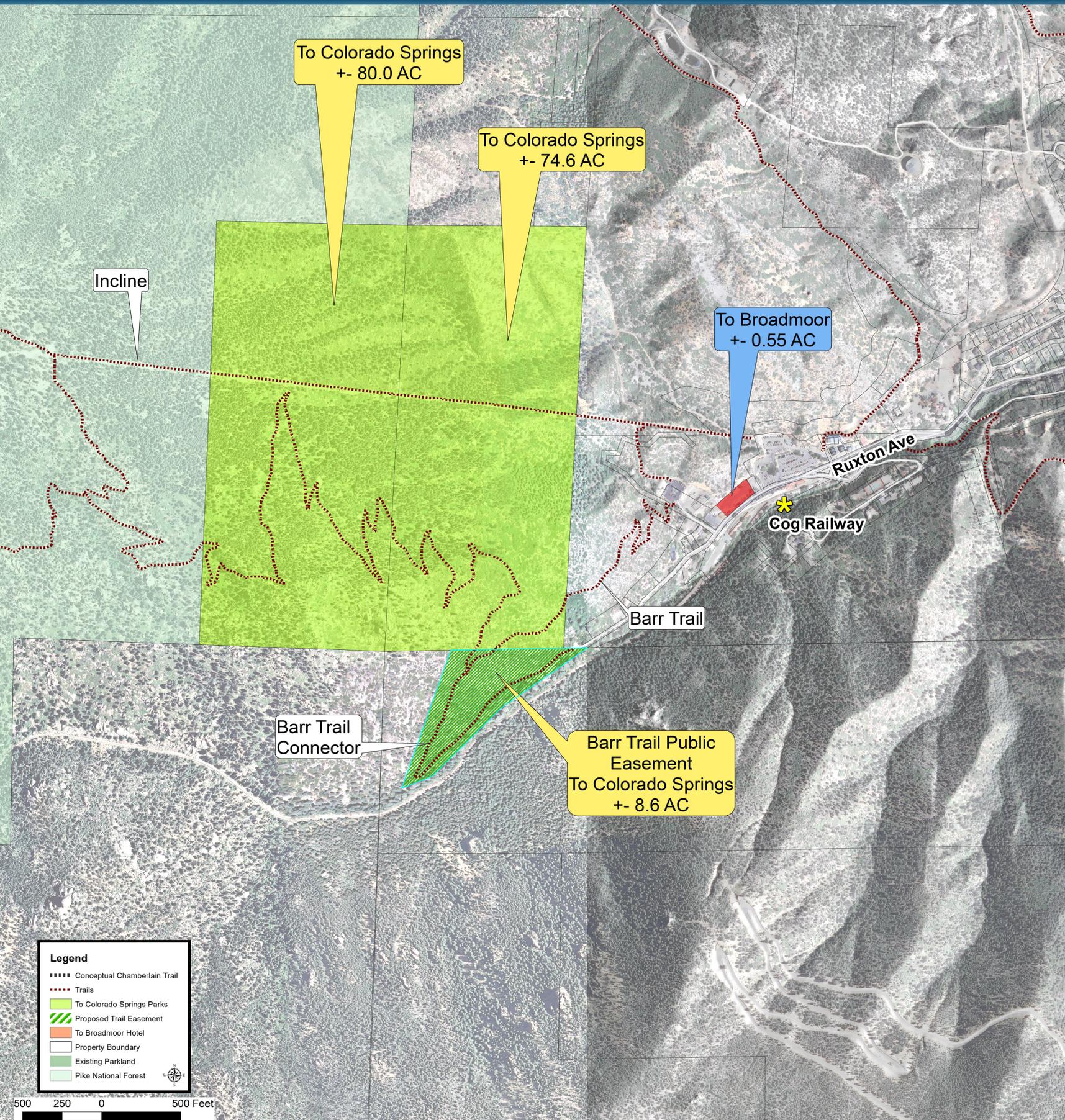


MANITOU INCLINE



Goals:

The Broadmoor will trade to the City of Colorado Springs approximately 155 acres of property located at the top of Ruxton Canyon in Manitou Springs. This property includes segments of the Barr Trail and the Manitou Incline. What will be achieved?

Secure public access and public ownership of the Barr Trail. The Barr Trail currently traverses private property at this location. El Paso County held an agreement with the Broadmoor that permitted public access for the Barr Trail. This agreement expired in 2012 – jeopardizing the future of this extremely popular trail. Public ownership of this property will secure public access to this segment of the Barr Trail. The City will receive a permanent easement to include a short section of Barr Trail at a switch back as well as the marathon route at the terminus of Ruxton Ave. The City's ownership of the property would place all of the Barr Trail in public ownership.

Ensure public ownership of the Manitou Incline. The Manitou Incline currently traverses private property at this location. The City of Colorado Springs currently holds an agreement with the Broadmoor that permits public access for the Manitou Incline; however, public ownership of the Incline would secure its future and result in management and operational efficiencies. The City's ownership of this property would place all of the Manitou Incline in public ownership.

Provide for future North Access Trail to the Incline. The Management Plan for the Manitou Incline identifies the need for an additional access trail on the north side of the Incline to alleviate heavy trail use on Barr Trail. Acquisition of this property would provide a publicly owned corridor of land for this important future trail connection.

Protect open space and the mountain backdrop. In accordance with community open space plans, the City of Colorado Springs and the City of Manitou Springs seek to protect important natural resource areas and preserve views of the foothills. Acquisition of this property would preserve and protect these resources for future generations.

The City of Colorado Springs will trade to the Broadmoor approximately 0.55 acres property located adjacent to the Manitou Hydro Electric Facility in the vicinity of the Cog Railway. What will be achieved?

Secure parking for the Cog Railway. The Cog Railway currently uses this small gravel lot for parking via a revocable license agreement with Colorado Springs Utilities. The Broadmoor's ownership of the property will secure parking for the Cog Railway into the future.

Retain public utility access. The City of Colorado Springs will retain a permanent utility easement on the property for utility maintenance and operations.

Perspective View

