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Comments: As a long time Pagosa Resident, I have taken the opportunity to take advantage of the many forms of recreation in the area; ranging from hunting, hiking, biking, trail running and camping. In all of these activities, I have come to one common thought about Pagosa Country, we need to develop and open up more area to multiple forms of recreation, improve our land management and add the necessary infrastructure to support our growing community. In my years here in Pagosa I have spent time up in the Jackson Mountain area, utilizing the existing roads and trails for motorized and non-motorized travel, fire wood gathering, hunting access and camping. It appears to me, that this area is a logical location for many of the things this project might entail.

First, we should really expand the land management approaches that have been employed out in the Turkey Springs area, Fawn Gulch area, Dutton Ditch area and Coyote Hill area. Clearing dead fall, over grown oak brush stands and thinning the Ponderosa and Pine/Spruce forest to a healthy level are logical first steps to an area like Jackson Mountain. It's over grown, full of dead fall trees and almost unnavigable in many/most areas. Let's make this a prime area for recreation and wildlife habitat, not a neglected fire prone landscape. We owe it to the next generations to do our best at managing this amazing landscape we call home.

Secondly we should really consider the long term benefits of having well developed recreation areas for locals and visitors alike. The Turkey Springs Area and Coyote Hill areas are well known trail network systems that get a fair amount of users. Many times, if you arrive at these popular trail heads, you will find the area to be overloaded with users of all types. Hikers, Bikers, Trail Runners and Equestrians have done a good job of sharing the trails, but having lived and played here for years, it is clear we have had a huge uptick in users recently and it would be great to spread these recreators out over a larger area. Not to mention, the two primary recreation areas in town are rather timid and bland for people looking for something a little more challenging and well planned when it comes to a bike trails system. Pagosa is totally reliant on our visitors coming here to support the local economy, if Pagosa were to become more well known for a well developed bike trail system, like the one being proposed for the Jackson Mountain area, it would only help to increase the draw to visitors for this area, while allowing those additional users to have more area to spread out. No one really looks at Pagosa as a Mountain Bike destination, which it easily could be by offering a more diverse experience for trail users looking for a more challenging experience than that found at Turkey Springs, Res Hill and Coyote Hill areas. I am an avid trail user and recreator as mentioned above, and honestly Pagosa ranks low on the list of Mountain Towns offering attractive trail systems to spend your weekends and vacations, I am often times traveling to other areas with "Awesome Trails", not sticking around town because we don't have them. The large group of outdoor enthusiasts I know here in Pagosa have likely all had the conversation about the potential Pagosa has for a higher level of trails to be built, but they just don't exist here. Not yet. I really hope to see a more advanced set of trails to be developed in this beautiful area. In addition to the trails, bathrooms bathrooms bathrooms! I am so tired of getting 1/2 mile in on every trail just to find someone's toilet paper was right near the trail. Shame on them for leaving that behind, learn how to take care of business correctly in the woods. Please put in toilets at ALL the trail heads. People need to go, let's think about it and protect our environment in that way as well.

Thirdly, is the topic of the gravel pit. Although it does not excite me to think that this project could come down to an either/or situation with respect to recreation development in Pagosa or having a gravel pit opened up, it seems to both are being considered for the area. Every growing community needs a gravel pit to support its growth, I am a builder here in town and it is absolutely necessary for us to have a closer gravel option than going all the way to the Crossfire pit or Durango for a load of gravel. It's contributing to the growing cost to build homes here and to maintain our current infrastructure and road ways. And honestly its offsetting our impacts of improvements to these other locations, which isn't exactly fair to those places. My major concern would be exchanging one for the other. My hope would be that we can figure out a way to include both a gravel pit and a

recreation area to this area's improvements, without tying the success of building a trails system to the overall impact of the gravel pit. Let's be sure to keep the impact studies separate for the trail system and gravel pit, as it seems a trail network, bathrooms and parking area would have far less impact on the area as would a gravel pit. My other concern with having both a gravel pit and trail network in the area would be the safety of the roadway. Dump trucks are big and move fast, often times owning the roads they travel on and destroying them in the process. My hope would be to see separate access to both areas, ensuring the safety of smaller vehicle travel and the expedited movement of gravel trucks.

Ultimately, I really hope this is a project that actually works out here in Pagosa Springs. So often we are dubbed as "Supposta Springs" because we can never get our act together as a community and actually agree on improvements. Growth is going to happen, lets do our best to plan it out. It's an easy equation: Improved Land Management + Additional Trail Systems + Critical Infrastructure = A Better Pagosa

Think, Plan , Do