



**Garden
Spot of
Colorado**

PORT COMMITTEE MEETING AGENDA

**Town Board Room
807 Mountain Avenue
Town of Berthoud, Colorado
Wednesday, April 1, 2026 6:00 p.m.**

This is an IN-PERSON meeting at the location and time noted above.

This meeting will be streamed live on YouTube. The live stream is accessible by visiting www.berthoud.org/stream

A. Call to Order

The meeting was called to order at 6:03 p.m. by Chair Lauren Roth.

B. Roll Call

- Lauren Roth – Chair (Present)
- Carolyn Hobson – Vice Chair (Present)
- Anna Murphy – (Present)
- Callie West – (Present)
- Michael Brennan – Member (Present)
- Eleanor Hasenbeck – Member (Present)
- Kari Wiesen – Member (Not Present)
- Cloud Clark – BYAC Liaison (Present)
- Karl Ayers – Trustee Liaison (Present)
- Keith Knoll – Staff Representative (Present)

Other Staff Present:

- Amanda Gustafson

Lauren Roth
6/3/26

C. Approval of minutes March 4, 2026.

C. West moved to approve the March 4, 2026, PORT Committee meeting minutes. Chair L. Roth seconded. The minutes were approved unanimously.

D. Public Comment – Non-Discussion Items

No public comment.

E. Discussion Items

a) Newell Farm Park Conceptual Design

K. Knoll introduced the Newell Farm Park Conceptual Design with a review of previous meeting's discussion on different courses of action as presented by Wenk. Presented newly combined plan derived from previous meeting feedback. Conversations occurred with Colorado Department of Transportation (CDOT) pertaining to ingress/egress routes during surge periods. Current road structure would allow for 10-15 events; beyond 15 events would require turning lanes and additional public safety/police presence to manage traffic flow. Design schematic also includes mandatory distance requirements that are compliant with traffic standards as prescribed by CDOT.

Staff had the opportunity to review prior to PORT Meeting; provided initial feedback on road curves through the property and locations of critical infrastructure (including restrooms and covered concessions space). Current design provides for ~585 total parking spaces, capacity is likely higher. With one amphitheater running, planned capacity for attendees is 1500 which would utilize 750 parking spots as a planning factor. With second amphitheater running in tandem, this would grow the parking requirement.

PORT feedback will be taken to Board of Trustees in April meeting, with final design review anticipated in May 2026.

C. Hobson offered feedback on impacts of sun on stage orientation (for stage 1; easterly facing stage). Trees would be an option, however, this would impact mountain views. Inquired as to whether designer(s) are considering sun impacts.

E. Hasenbeck inquired on how CDOT defines events and what those durations look like. Additionally inquired if turning lanes could be installed in the future if growth does occur and number of events exceeds 15 in a calendar year. Asked on the incorporation of plumbing for restrooms and how that would be phased into the overall development of the site. K. Knoll responded that this would be contingent on subdivision south of the site and using their water/sewer.

E. Hasenbeck provided feedback on the playground concept—specifically the notion of a passive play area with 'farm-type' installations that blend and align with the overall farm concept. Expressed concern on play area, parental ability to maintain supervision over their children and potential for over-indulging concert attendees. A. Murphy expressed concern on the silo location and it being a security risk.

E. Hasenbeck also interrogated the 20-space gravel parking lot (closed during events).

C. West inquired on bicycle and non-motorized access via southern entry to the site. K. Knoll confirmed the access would be available, specifically for bicycle access not requiring CR 56. Second question on curved path within the amphitheater space—K. Knoll confirmed this was for access to soundboard location. Inquired on parking sequencing and intent for parking lot 'order of fill.' Additionally inquired whether restrooms would definitely be plumbed or if that would be contingent on subdivision plumbing. Concurred with E. Hasenbeck's comments on the play area being more natural in appearance and nested within the overall intent of the farm park vs. a traditional playground area. Preferred curved version of the allée and ability of it to be utilized as both a walkway and picnic area.

C. West inquired if park would be open during non-event times and would there be access to amenities and restrooms during 'off hours.' Offered compliments to Wenk's consideration of PORT feedback in generating the hybrid/proposed plan.

M. Brennan inquired on road surface composition—specifically if it would be paved or dirt.

L. Roth raised topic of food trucks and where they would be centralized or if there would be a concession stand in lieu of food trucks. Recommended consideration be given to ingress/egress of food trucks and other large vehicles due to turning radii. Discussed role of shade trees and shade structures, functionality and overall placement with highest likelihood of shading and cooling effects.

L. Roth inquired on rideshare ingress/egress and whether that would be considered. K. Knoll confirmed this was a factor being reviewed by Wenk and is still pending refinement.

E. Hasenbeck concurred with A. Murphy's comment on silo and security considerations.

M. Brennan asked for walking and vehicular paths to be defined in future drawings.

Public Comment

S. Lincoln offered comment on the different courses of action and inquired on the next steps required, specifically as to what the committee would be recommending moving forward. Inquired why the curved tree allée was appealing to members of the committee. Expressed concern over ticketing 'gate' locations and access control measures. Raised additional concern of non-ticketed individuals, how they can exit and how the overall design would allow for these actions to be taken. From prior experience and events, the identified 80 spaces mown parking lot on the NW corner has an actual capacity of ~210 vehicles (based on previous years' Newell Farm Park Concerts).

S. Lincoln recommended consideration be given to the following items:

- Checking of tickets for access to parking for all event attendees.
- Westerly access road placement would need to account for heavy pedestrian traffic and vehicular/pedestrian interaction.
- Orientation of vehicles would allow for egress flow.
- Lighting is a significant consideration for mown parking areas and role it plays in facilitating traffic flow.
- Talent parking and their equipment truck(s) will require suitable turning area.
- Volunteer parking; typically 40-50 in current state and anticipated to double for future plans.
- ADA parking; cited Starlight in Kansas and spatial requirements for individuals requiring access to have the ability to move and transit the parking area.
- Portable shade tents and where attendees could set them up, if allowed.
- Silo is a neat concept; does not necessarily need to be open during the events.
- Shade—prefers option 4. on Amphitheater Shade Options slide, however, lack of shade along stage front is an inherent challenge. Recommended shade enhancements be included further.
- Ingress/egress.
- Complemented overall design and presentation by Wenk.

S. Lincoln offered feedback on the playground area, being of minimal distraction to concert/event attendees. Recommended installing a large sandbox (based on other locations).

K. Ayers commented on effects of the curved allée.

C. Hobson inquired on entrance(s) from subdivision to the south of the farm park, specifically if the neighborhood would have authority to control the road. K. Ayers and K. Knoll confirmed these would be public roads.

C. West offered following additional comments:

- Shuttle from town and considerations as to what that would look like, more specifically what group(s) could be parking off-site and shuttled to the location (e.g. volunteers).

- Shade structures—most practical would be shade structures throughout, however, it creates a covered venue that would potentially be cost prohibitive.

E. Hasenbeck inquired what would be the order of prioritization for shade or mountain views.

L. Roth commented that the mixed shade/open area portion would allow for both preferences (having a shaded experience vs. open experience).

S. Lincoln identified existing trees on property being 75-80' and offering significant shade lines, with consideration needing to be maintained for southwesterly view lines being the priority, specifically calling out Pike's Peak view.

K. Ayers recommended requesting Wenk do multiple viewshed analyses to determine sight lines and impacts of planning and placement of key features that would enable retention of key views that are desired.

E. Hasenbeck identified southerly location of ADA seating area.

F. Staff Updates

K. Knoll commented on open space meeting having a significant attendance from the public. Two-way dialogue allowed for attendees to garner understanding of open space concepts. Shared Arbor Day plans for tree plantings and public engagement. Arboretum bids close on 7 April 2026; intent is for them to be reviewed and presented to the Board of Trustees at the first April meeting and potentially the second April meeting, dependent on bid content and any clarifications required. Jaskowski update, Colorado Open Lands issued an approval letter for concepts that were submitted. Provided update on Richardson/MVP discussion; CMGC process was voted on and approved by Board of Trustees.

A. Gustafson shared that 1 April 2026 was the opening for summer registration and craft fair will 18 April 2026 at the recreation center.

G. Committee Updates

C. Clark: BYC set future goals beginning in August due to school year end. Delegated responsibilities within committee. Shared that there is a future leadership conference in Nashville, TN. Projected community outreach with local senior living facilities and memory care units.

E. Hasenbeck: Shared public comment on Franklin Ave entering Waggener Park needing a dog waste can.

A. Murphy: Thanked K. Ayers for his service as the Board Advisor to the committee. Expressed concern that the voices of both the public and the PORT Committee were not being heard. Identified the lack of acknowledgement of the 2024 PORT Survey during the March 24 Town Board meeting and only one opportunity for the PORT Committee to provide input on the Richardson pool design since the change in direction.

C. Hobson: Citizen question—regarding a crosswalk on Pyramid crossing between Farmstead and neighborhood to the north.

L. Roth: Inquired on sidewalks south of 287 at intersection with Berthoud Parkway.

C. West: Inquired on Town emails for PORT Committee. Shared opinion that she feels positive about PORT Committee's actions moving forward on significant projects including the arboretum and Newell Farm Park. Concurred with A. Murphy's concerns about the pool concept and it being representative of a community space. Felt that the scope change for Richardson did not feel collaborative or inspiring of trust. Shared concern that the 2018 comprehensive plan is routinely referenced but not the 2024 PORT Survey and in a means that accurately represents the results of the PORT Survey. Concerned about lack of collaborative effort between Board of Trustees and PORT Committee but optimistic about future Board membership and PORT.

M. Brennan: None.

K. Ayers: Thanked committee for their efforts, feedback and recommendations/comments for all projects brought before the committee. Expressed appreciation for the committee and the opportunity.

F. Adjourn

E. Hasenbeck motioned to adjourn the meeting. A. Murphy seconded.

The meeting was adjourned at 8:26 PM.

Next meeting: May 6, 2026. If you require special accommodation, please contact the Town Clerk 24 hours in advance at (970) 532-2643.

