



MEMORANDUM

Meeting Date: 11/10/2025

To: Town of Grand Lake Board of Trustees
From: Steve Kudron, Town Manager

Re: Portal Crossing Close-out

Trustees:

Last year, the Town agreed to materially participate in the completing of the ROW at Portal Crossing. As the Streetscape Plan had the project included in the original plan, the Bond issuance and subsequent project completion did not. The Board agreed to participate up to \$100,000 in the costs to complete the Grand Ave right of way at Portal Crossing. In May of 2025, the Town required additional improvements than had been previously approved by the Town's planning department. The owner is asking for additional participation of the additional costs.

I've included the original improvement costs as well as the additional improvements. The Town has provided materials to offset some of the participation. This includes \$6,000 for storm drain materials and \$11,396 for Boardwalk materials. The Board should consider the circumstances of this commitment and recommend to staff a final payment number.

Suggested Motion:

I move to recommend payment of \$_____ as final payment for the Town's commitment for improvements at Portal Crossing