



**TOWN OF PALMER LAKE
BOARD OF TRUSTEES - AGENDA MEMO**

DATE: April 27, 2023	ITEM NO.	SUBJECT:
Presented by: Town Administrator /Clerk		Direction for Use/Security of Elephant Rock Property

Subsequent to multiple Board discussions about elephant rock property, this item is to continue seeking clarification for the existing structures and ongoing use of the property.

As noted in the enclosed, there are multiple structures to be secured from future damage. The following is for your consideration.

- It is suggested that all doors be secured but one single entrance to each structure – and be rekeyed with a deadbolt (cost of approximately \$200 per lock)
- It is suggested that motion detection lights be added to particular structures (cost of about one dozen approximately \$400 total)
- It is suggested that all ground level windows/glass doors be secured with plywood covering (material cost of approximately \$1600 and labor about \$2500)
- It is also suggested to straighten the gate and refigure locks

Also attached is the requested training use of the property from Police and Fire.

Elephant Rock Property - current evaluation

Buildings/Structure to secure at ground level:

a. Gym

- a. Windows
 - i. (2) Side windows (no protection)
 - ii. Windows in overhead door (no protection)
- b. Doors
 - i. Overhead door
 - ii. Main double door (padlocked and door handle lock)
 - iii. (2) Single doors (barricaded from inside)

b. Maintenance Building

- a. Windows
 - i. Several windows (many damaged)
- b. Doors
 - i. Several single doors (some damaged) (padlocked, but some padlocks have been damaged)
 - ii. (2) overhead doors

c. Childrens Chapel

- a. Windows
 - i. Several windows (no protection)
- b. Doors
 - i. Single door on one end (damaged) (not locked, kicked in door jamb)
 - ii. Double door on the other end (locked from inside)

d. Cottage

- a. Windows (no protection)
 - i. Several windows
- b. Doors
 - i. Front and Back entry doors and screen doors (some damage) (locked from inside)
- c. Crawl Space
 - i. Open for entry, should be closed off

e. Main Building

- a. Windows
 - i. Many windows (many damaged)
- b. Doors
 - i. Many doors (some damage) (all locked from inside)
- c. Vent Panels
 - i. They have been accessed, should be secured better

Structures in use:

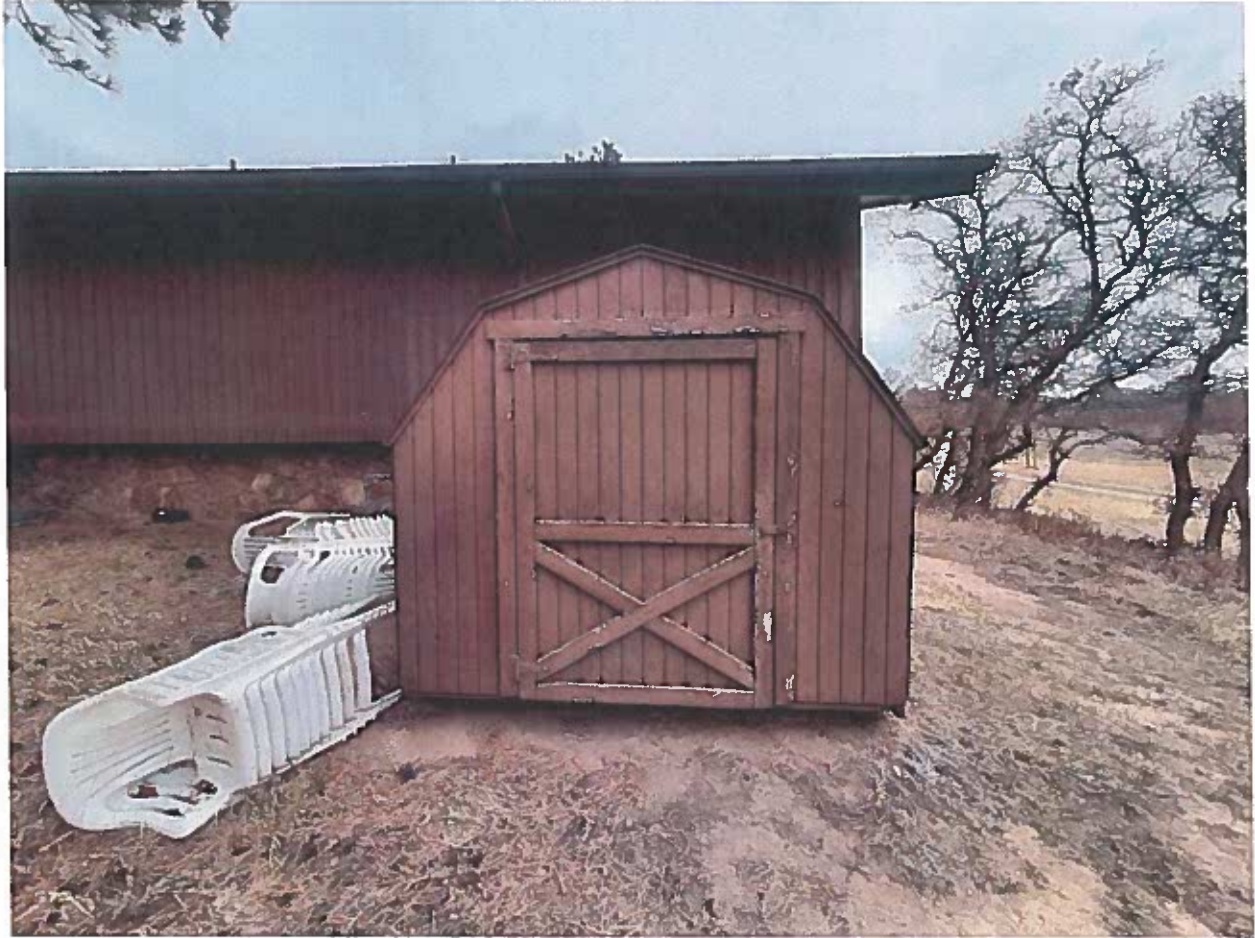
- f. Pool Area
 - a. Windows
 - i. No windows
 - b. Doors
 - i. Several single doors (all damaged) (no protection)
 - c. Fence
 - i. Damaged (easy access to walk over the fence) (there is standing water in the pool)

Structures to possibly remove - CONFIRM:

- g. Cabins (6)
 - a. Windows
 - i. Several windows (many damaged) (some protection, not all)
 - b. Doors
 - i. Several doors (many damaged) (not locked, kicked in door jambs)
 - c. Roof(s)
 - i. Several holes in roof(s)
 - d. Septic Reservoir
 - i. Concrete cover not secure – move large boulder atop
- h. Eagles Nest
 - a. Very bad shape
 - b. Dangerous to walk through
 - c. Not secured
- i. Old Shed by the creek
 - a. Completely ruined, should be removed

Structures to leave "as is"

- j. Outdoor/Open Picnic Building
 - a. Wood structure
 - b. No windows or doors
 - c. Could be damaged by others as is
- k. Shed by Main Building
 - a. Wide open, should be **relocated** or secured
- l. Main Gate
 - a. Straighten, refigure with posts to secure each side gate with padlock. (The Town padlock could go on one gate and all the other padlocks could go on the opposite gate.)



Shed – either move near maintenance structure for storage or remove entirely



aka "eagles nest" and previously noted uninhabitable. If decided *not* to improve, remove altogether from the premises; this structure sits among the current dilapidating cabins.

It is this structure and six cabins to consider PD/FD training and demo/remove in the future.



The chapel is in fair shape and should be secured from future damage.



PALMER LAKE POLICE DEPARTMENT

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April 13, 2023

Training uses for elephant rock property:

The Cabins and the "Eagles Nest" would be utilized for scenario-based training to include but not limited to:

- 1) Building searches/ clearing
- 2) Barricaded suspects

The open areas of the property would be utilized for open area search exercises, traffic stop scenarios and training of that nature.

The gymnasium would be utilized for Arrest Control training.

There are other types of training that could be conducted at this location but are too numerous to name all.

TOWN OF PALMER LAKE COLORADO

Acquired Structure Training

Statement of Safety: Safety of personnel is the highest priority during all training. All structures and operational plans must be evaluated to ensure the highest possible level of safety for crews and equipment.

Mutual aid inclusion: It should be a primary objective of this training to optimize interoperability with our mutual aid partners. As such, whenever applicable neighboring agencies should be included in drills.

Training progressions should be planned to maximize use of each acquired structure.

Training objectives should include:

- Search and Rescue – looking for victims within limited visibility conditions.
- Hose movement – Advancing a variety of hose lines efficiently through a structure.
 - Hose movement operations will also allow for training in pumping, water operations to include, relay operations, and static water supply while under realistic fire ground operations.
- Horizontal vent – controlling smoke movement within a structure with fans, doors, and windows.
- Vertical Vent - controlling smoke movement within a structure by placing openings on the roof of a structure.
- Mayday operations – The rescue of a downed firefighter within a fire environment
- Firefighter survival - Firefighter escape and self-rescue in an adverse fire environment