

Dist

Friday, June 3, 2022 8:00a.m.

Meeting with Mr. and Mrs. Ross at Glen Park (Matt and Valentine)

Subject: property boundaries as they relate to Glen Park (town of Palmer Lake) property

Walked to the back yard of the property, 152 Virginia Ave..

They had laid out the string representing their property lines after finding the NW boundary pin and then the measurements from the ILC that was based on a 1970 survey done by Zephyr Surveying Co..

The boundaries in question are the north and west boundaries, and how they do or don't encroach on Town of Palmer Lake property, namely Glen Park.

The west boundary placement that the Ross' assumed they own is clearly Town property by some feet, thus the zip line crosses Town property and attaches to a tree in Town property. The Parks Commission relocated the trail around the tree above in September 2021 as a gesture of good will until the actually boundary pins and lines were located.

The Parks trail crosses the North boundary line in 3 places, 2 by about 2-3' and the 3rd by a few inches. The Parks Commission could move the trail at the next service day to correct the placement and not encroach on the Ross' property. The Ross' asked if there is a required setback distance for trails. I could not answer that question. They stated that they had no objections to the trail being there.

The Ross' said that maybe we could compromise: leave the trail at the north boundary where it is and in exchange Parks Commission and the Town would allow the Ross to use the pine tree anchor for the zip line and the land between the trail and the Ross' property line to be used by them for a landing area for the zip line.

There are a couple of trees within their property that could be used for anchors but might require removing existing trees.

I apologized again for the aggressive way this was initiated last fall.

I invited them to the June 6th Parks meeting but they indicated they already had plans. I then invited them to the June 20th (?) workshop to discuss it with Commission members. They said they might be able to attend. I indicated that we could not make any decisions at that meeting.

I am going to mark the property line some how as a reference for service day, the string they strung and rebar posts has been tampered with a couple of times.

Mrs. Ross asked if she could take over the maintenance of the island median at Rte 105 and Spring street and put in real flowers rather than plastic ones.

Questions for the Parks Commission:

1. Rte 105 and Spring Street Island? Do we need a waiver signed if she does it?
2. What is our recommendation to the Town BOT re: property boundary and use
3. **Questions for the Town attorney:**
 1. Is there a required set back distance between Town property and private property for a trail, and what is it?
 2. What is the liability for the Town if we were to allow the Ross' to use the Park property for their private zip line?
 3. Are we setting a precedent for possible future requests for Town property use by private citizens?