

Marissa Davis

Subject: Planet bluegrass expansion

-----Original Message-----

From: sara plavidal <rockymountainmama@hotmail.com>

Sent: Tuesday, January 18, 2022 4:25 PM

To: Dolores Vasquez <DVasquez@townoflyons.com>

Subject: Planet bluegrass expansion

Good afternoon Dolores,

Can you clarify when the next public input meeting is about Planet Bluegrass expansion? We the neighbors on Apple Valley, are extremely upset that they would be trying to change the use of the 2.8 acres wetland that is accessed off of Apple Valley. When that property was annexed, it was written in the site plan that he would not be able to use that section for camping and that no car access would be from AVR. We intend to stop this blatant disregard for what was agreed upon. Also it is still zoned Commercial Entertainment, and they have full time tenants living in the house which is also not allowed in that zoning or according to the site use review that was submitted in 2007.

Thanks,
Sara Plavidal

Sent from my iPhone

From: [Dolores Vasquez](#)
To: [Marissa Davis](#); [Philip Strom](#)
Subject: FW: Pledge of Support | Planet Bluegrass
Date: Friday, January 21, 2022 1:06:14 PM
Attachments: [image001.png](#)

FYI

Take care,

Dolores M. Vasquez



Dolores Vasquez, CMC
Town Clerk
303-823-6622, ext. 12
dvasquez@townoflyons.com

From: Ashley Cawthorn <ashley@ashleydee.com>
Sent: Friday, January 21, 2022 10:30 AM
To: Dolores Vasquez <DVasquez@townoflyons.com>
Subject: Pledge of Support | Planet Bluegrass

To whom it may concern,

I am writing to pledge my support of Planet Bluegrass, specific to their show expansion in their shoulder seasons. I am an involved and proud Lyons local with a vested interest in the success of our local businesses (current and future) and the vitality of our community overall. While I understand Lyons is at a point of change and growth - considering the Main St. hotel, additional parking, solar improvements, and so on; I stand firm in my belief that Planet Bluegrass, not simply the venue, but the wonderful community it creates and welcomes to our Town year after year is a critical element in the vitality of this small mountain town.

You do not need to see the facts and figures in the form of a presentation to know that the Town is more vibrant in the warmer months, with a definite uptick in the population surrounding Rocky Grass and Folks Fest. Even their more intimate shows in their shoulder seasons created a nice buzz around Town. I have no doubts that Planet Bluegrass producing and expanding on these shoulder season events will welcome and support a thriving business community, which this Town desperately needs.

I have been involved in show and festival production for nearly a decade and have yet to see another producer in the state create a festival, show, or community with such respect and inclusion that Planet Bluegrass prioritizes in Lyons and Telluride.

I feel fortunate to be supported by them. And I feel even more honored to support and advocate for their business and growth in the coming months - just as I would support the respectful and impactful growth of any other business in this community.

Your neighbor,

Ashley Dee Cawthorn (Pearce)

--

Ashley Dee (she/her/hers)

970.376.8365 (call/text)

ashley@ashleydee.com

[Facebook](#) | [Instagram](#) | [LinkedIn](#)

From: [Dolores Vasquez](#)
To: [Marissa Davis](#); [Philip Strom](#)
Subject: FW: NO to the 79 Room Hotel as Proposed, NO to Planet Bluegrass/Apple Valley Rd. Modifications
Date: Monday, January 24, 2022 2:08:14 PM
Attachments: [image001.png](#)

I think you already have this one....

Take care,

Dolores M. Vasquez



Dolores Vasquez, CMC
Town Clerk
303-823-6622, ext. 12
dvasquez@townoflyons.com

From: Hollie Rogin <hrogin@townoflyons.com>
Sent: Monday, January 24, 2022 2:07 PM
To: Dolores Vasquez <DVasquez@townoflyons.com>; Victoria Simonsen <vsimonsen@townoflyons.com>
Subject: Fw: NO to the 79 Room Hotel as Proposed, NO to Planet Bluegrass/Apple Valley Rd. Modifications

From: Sharon Denton <claywoman3479@gmail.com>
Sent: Monday, January 24, 2022 2:02 PM
To: Nicholas Angelo <NAngelo@townoflyons.com>; Mark Browning <MBrowning@townoflyons.com>; Michael Karavas <MKaravas@townoflyons.com>; Greg Lowell <GLowell@townoflyons.com>; w.miller@townoflyons.co <w.miller@townoflyons.co>; Hollie Rogin <hrogin@townoflyons.com>; Kenyon Waugh <KWaugh@townoflyons.com>
Subject: NO to the 79 Room Hotel as Proposed, NO to Planet Bluegrass/Apple Valley Rd. Modifications

- Nicholas Angelo, Mayor.
- Mark Browning, Mayor Pro Tem.
- Michael Karavas.
- Greg Lowell.
- Wendy Miller.
- Hollie Rogin.
- Kenyon Waugh.

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I have lived in Lyons for 30 years.

I am not opposed to a hotel in this location, I am opposed to the large-scale 79 room hotel as presented in architectural plans submitted for review. More incrementally scaled commercial growth in a small community of 2,200 people is more appropriate. I understand local firm Arch 11 proposed a smaller scale 30+ room version which would be more in-line for this location & community. If the hotel is at full capacity, that likely would be an additional 150-300 people seeking hospitality & recreation resources. Whatever the size, the hotel should provide sufficient on-site parking for its guests & employees, which is customary for hotels everywhere.

I am vehemently opposed to the size & scale of this three story behemoth of brick & steel which absolutely does not fit into the character & aesthetic of Lyons. It looks more like a Boulder/Denver project. It will overshadow our downtown & open the door for even larger scale gentrification of this smaller, funkier community that attracted many of us. Everyone I speak with is opposed to this hotel as proposed. The well documented problems already created by overcrowding of the parks & trails in the summertime is but an indication of what the hotel's added traffic would exacerbate.

The lack of parking provided by the hotel will create a maelstrom for locals & local businesses & restaurants, and the bumper to bumper tourist traffic in the spring/summer/autumn months will only get worse. Additional impacts include water resources, fire department resources, sewage treatment, congestion, increased automobile traffic & pollution from hotel employees & guests commuting to Lyons, etc.

If this large-scale project is allowed to go through as proposed, it will forever alter the SOUL & CHARACTER of this charming, little town and there will be no turning back!

In addition, regarding the Apple Valley Road modification by Planet Bluegrass, I am profoundly opposed to camping & any additional activity on the south side of the river, than what was originally agreed to. The land has been groomed and a fence built without permission or approved permits perhaps with the intention of these changes? It will directly affect the wildlife and locals who use this charming road for walking, biking and primarily the residents who live on this quiet, lovely road. It's one of the gems of the area. I say no to the increased noise, congestion & impact to the animals, fish & birds who call this place home too.

I have loved Lyons & have been an involved member of the community for 30 years. Thank you for considering my input.

Sincerely,

Sharon Denton

Lyons

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"Kindness in thought leads to wisdom.
Kindness in speech leads to eloquence.
Kindness in action leads to love."

Lao-Tzu

Marissa Davis

Subject: Town growth management concerns

-----Original Message-----

From: Sara Hart <dr.sarahart@gmail.com>

Sent: Tuesday, January 18, 2022 9:55 PM

To: Dolores Vasquez <DVasquez@townoflyons.com>

Subject: Town growth management concerns

Hello, I am writing in regards to 2 issues in our community currently.

The first is the hotel building that is being developed in town. I have heard rumor that the business is not required to provide parking for an 80 room hotel. Surely this cannot be acceptable in our town knowing how much traffic is already an issue and parking downtown in the busy summer months.

I own 418 High Street and am limited to one private parking spot. I already struggle routinely especially on weekends to have enough parking space for my patients. High street cannot be a parking lot for the hotel business. This would significantly interfere in the ability of my business to function, along with all the others on High Street.

Secondly, I have heard rumors that Craig Ferguson is planning to expand his camping along Apple valley into the wetland area and start to allow access from Apple Valley. This was strictly excluded from the original annexation plan and I want to help ensure this protection both for the riverside area and the neighborhood stay intact.

Thank you for your time and attention. Please let me know if there is anything else I can do about these issues.

~ a quick mobile reply from Dr. Sara Hart

720-310-8115

Stillwater Clinic & Apothecary

Dear PCDC staff and BOT,

Jan. 24, 2022

I wanted to take the opportunity to express some reservations about the proposed changes to Planet Bluegrass's Conditional Use Application in front of the Planning Commission and then BOT. While it is difficult to criticize Planet Bluegrass, and the admittedly large, overall positive impact they have to the Town of Lyons, I do find the most recent request to allow camping south of St. Vrain Creek on their North St. Vrain Drive property a bit of a slippery slope.

I don't have time to dig up the original use proposal when Planet Bluegrass purchased the property at 19680 North St. Vrain Drive, but I do recall it was peppered with assurances that they would be doing everything possible to preserve the riparian, wetland, and other 'natural' areas south of the creek. This was a major selling point of their proposal. To see that they are now willing to ignore their own promises is suspect, and despite my support of the original proposal, was admittedly a concern I had all along. I would not be surprised if we see future requests for annexation, or developments akin to Riverbend in future years.

In fact, this last year it became apparent that their actions on the property were contradicting these promises, when they cleaned up any and all dead wood, downed branches, and other nuisance materials, in order to make the "natural" area look manicured, as well as attempted to construct a fence along the property boundary. I can only assume such clean up is to make the area more accessible to people, and to equipment, including mowing. Any competent biologist would tell you that structure such as dead and downed wood, and un-mowed vegetation is incredibly important to small mammals (including the Federally threatened Preble's Meadow Jumping Mouse with populations on the St. Vrain), birds, native pollinators, and other species.

While I am not overly opposed to the 12 days of limited camping, I am opposed to the longer term impacts to the wild landscape this effort entails, and would ask that much of the original area set aside for preservation remains that way. While I understand that situations change (loss of use at Riverbend) I also find it hard to support proposals that go against promises made just a few years earlier. Unfortunately, such broken commitments or 'say one thing, do something else, and beg forgiveness later' seems to be epidemic in our business, political, and social realms these days.

Thank you.

David Hirt
123 Longs Peak Drive
Lyons

From: [Dolores Vasquez](#)
To: [Marissa Davis](#); [Philip Strom](#)
Subject: FW: Hotel and AVR Planet Bluegrass camping access
Date: Monday, January 24, 2022 9:52:04 AM
Attachments: [image001.png](#)

FYI

Take care,

Dolores M. Vasquez



Dolores Vasquez, CMC
Town Clerk
303-823-6622, ext. 12
dvasquez@townoflyons.com

From: hannah.m.kroll@gmail.com <hannah.m.kroll@gmail.com>
Sent: Monday, January 24, 2022 8:40 AM
To: Dolores Vasquez <DVasquez@townoflyons.com>
Subject: Hotel and AVR Planet Bluegrass camping access

I have lived in Lyons for 12 years.

I am not entirely opposed to a hotel in this location, I am opposed to the large-scale 79 room hotel as presented in architectural plans submitted for review. Incrementally scaled commercial growth in a small community of 2,200 people is more appropriate. I understand local firm Arch 11 proposed a smaller scale 30+ room version which would be more in-line for this location & community. If the hotel is at full capacity, that likely would be an additional 150-300 people seeking hospitality & recreation resources.

I believe the town would be better served if the hotel footprint was smaller or if it was moved to the outskirts of town in the area of Highway 66 and 36 where there is plenty of space for parking and the design would not impact me quaintness of our little city.

We moved here because of the lovely atmosphere of our small town but slowly this is being eroded and we need

To join together and just say -"NO this is too much, NO not this way, NO to the strangers who come in and think they know what's best for us, NO to more congestion, NO to lining the pockets of a few wealthy investors who want to force their ideas upon us solely for their financial gain. Once we lose the character and integrity of our community we won't be able to get it back

Whatever the size the hotel ends up being, the hotel should provide sufficient parking for its guests & employees, which is customary for hotels everywhere.

I am strongly opposed to the size & scale of this three story brick & steel generic design, which absolutely does not fit into the character & aesthetic of Lyons. Instead, we could establish a two story limit for the architecture downtown in keeping with the other structures . A three story structure will overshadow our downtown & open the door for even larger scale gentrification of this smaller, funkier community that attracted many of us. Everyone I speak with is opposed to this hotel as proposed. The well documented problems already created by overcrowding of the parks & trails in the summertime is but an indication of what the hotel's added traffic would exacerbate.

The lack of parking provided by the hotel will create a headache (at best)for locals & local businesses & restaurants, and the bumper to bumper tourist traffic in the spring/summer/autumn months will only get worse. Additional impacts include water resources, fire department resources, sewage treatment, congestion, increased automobile traffic & pollution from hotel employees & guests commuting to Lyons, etc.

I have loved Lyons & have been an involved member of the community for 12 years. Thank you for considering my input. It's not decent or right that short term visitors negatively impact the lives and convenience of we locals who live here year-round, raise our families, pay our dues and help our community to thrive through our support of the local businesses.

Furthermore I am opposed to Planet Bluegrass being allowed to move camping over to the south side of the river. Increased foot traffic, bicycles, last summer's detours, and the existing festivals so negatively impact the residents who own property on Apple Valley Rd.

Increased congestion will only increase our misery and take away the tranquility that is so unique to Apple Valley Rd. and its residents.

Once again I say who is benefiting from this? A few wealthy investors but not the humble residents of our neighborhood.

If we don't stand up and say NO we will just be pushed and pushed and pushed until there's nothing left to give and then we will be in a sorry mess.

It was decided that there would be no camping on the south side of the river when it first came up two (?) years ago. And yet Craig Ferguson and Planet Bluegrass groomed that land throughout the summers, knowing full well that they would push ahead into that area anyway when the spotlight was dimmed. It was a cunning and self-serving move.

Who actually is saying yes?

All this happening because not enough of us are saying no.

I hope more time will be given to consider the overall long term impact these choices will have on our precious community before these projects are given a green light.

I appreciate this opportunity to express my thoughts on these matters. I

wish it would make a difference.

Sincerely,
Hannah Kroll

From: [Dolores Vasquez](#)
To: [Marissa Davis](#); [Philip Strom](#)
Subject: FW: Planet bluegrass zoning...
Date: Friday, January 21, 2022 1:11:54 PM

FYI

Take care,

Dolores M. Vasquez

-----Original Message-----

From: Sam Parks <sambolin7@gmail.com>
Sent: Friday, January 21, 2022 12:24 PM
To: Dolores Vasquez <DVasquez@townoflyons.com>
Subject: Planet bluegrass zoning...

I also wanted to add that I am in full support of their rezoning efforts to allow camping on apple valley road. It's a low impact expansion that will allow for more events throughout the year and bring more business to the town.

Best,
Sam

Sent from my iPhone

From: [Dolores Vasquez](#)
To: [Marissa Davis](#); [Philip Strom](#)
Subject: FW: Planet Bluegrass events...
Date: Friday, January 21, 2022 1:10:54 PM

FYI

Take care,

Dolores M. Vasquez

-----Original Message-----

From: Sam Parks <sambolin7@gmail.com>
Sent: Friday, January 21, 2022 12:17 PM
To: Dolores Vasquez <DVasquez@townoflyons.com>
Subject: Planet Bluegrass events...

To whom it may concern,

My name is Sam Parks, residing at 426 4th Ave. in Lyons. I'm writing to voice my support and appreciation for all events that Planet Bluegrass provides for our wonderful community. They bring a style of entertainment that is not only fun and family friendly but also do so while following impressive initiatives to keep the environmental impact at a low. They set the standard for national events and we are so lucky to have them right in our backyard!

Thank you for your time,
Sam

Sent from my iPhone

From: [Dolores Vasquez](#)
To: [Marissa Davis](#); [Philip Strom](#)
Subject: FW: Planet Bluegrass moving forward
Date: Monday, January 24, 2022 9:33:56 AM

FYI

Take care,

Dolores M. Vasquez

-----Original Message-----

From: Emma Finders <efinders@icloud.com>
Sent: Saturday, January 22, 2022 6:05 PM
To: Dolores Vasquez <DVasquez@townoflyons.com>
Subject: Planet Bluegrass moving forward

Hey there! I'm a local of Lyons, CO, and very involved in the music community. I book the Thursday night MainGrass series, played Spring Grass at Planet Bluegrass last year, will be playing Rockygrass this year, and work at Moxie three days a week.

The music scene in Lyons is what brought me here and is what employs me. I'm in full support of the Planet adding more music series and expanding camping- it's what makes Lyons what it is, in my opinion.

Thanks for considering!

Emma Rose
Sound of Honey

970-342-4100

From: [Dolores Vasquez](#)
To: [Marissa Davis](#); [Philip Strom](#)
Subject: FW: Letter of Support for Planet Bluegrass Zoning Update on 1/24/22
Date: Friday, January 21, 2022 8:37:02 AM
Attachments: [image001.png](#)

FYI

Take care,

Dolores M. Vasquez



Dolores Vasquez, CMC
Town Clerk
303-823-6622, ext. 12
dvasquez@townoflyons.com

From: Neil Sullivan <neil@stvrainmarket.com>
Sent: Thursday, January 20, 2022 10:12 PM
To: Dolores Vasquez <DVasquez@townoflyons.com>
Subject: Letter of Support for Planet Bluegrass Zoning Update on 1/24/22

Neil Sullivan
7 Eagle Nest Lane
Lyons CO 80540

I am submitting the following letter to express my support for Planet Bluegrass' zoning update request to allow camping on the designated land referred to as "The Farm". This will assist in moving attendees a little further out of town and closer to their music venue. So long as the camping zoning request does not allow for Apple Valley automobile access, it has my support. This as well as adding smaller events to the planet bluegrass schedule will give Lyons businesses opportunities not otherwise available to them for business revenues. Business revenues translate directly into sales tax revenues for the Town of Lyons which in turn benefits ALL residents of Lyons. The viability of our small town, independently owned and operated businesses are crucial to the sustainability of what we all cherish about our town.

Thank you

Neil Sullivan
neil@stvrainmarket.com

From: [Dolores Vasquez](#)
To: [Marissa Davis](#); [Philip Strom](#)
Subject: FW: Planet Bluegrass Zoning
Date: Friday, January 21, 2022 1:05:19 PM
Attachments: [image001.png](#)

Take care,

Dolores M. Vasquez



Dolores Vasquez, CMC
Town Clerk
303-823-6622, ext. 12
dvasquez@townoflyons.com

From: Devon Weatherwax <devonwax@gmail.com>
Sent: Friday, January 21, 2022 10:10 AM
To: Dolores Vasquez <DVasquez@townoflyons.com>
Subject: Planet Bluegrass Zoning

To whom it may concern,

As a Lyons I local, I support the update of zoning at Planet Bluegrass. That property and the events they hold are one of the things that make our small town great. Without their events there would be a serious economic impact to the community. The Planet has given so much to Lyons, and we should support their growth in order for the town to grow with them.

Best,

Devon Weatherwax