

Whitman Park Irrigation Efficiency Project

Bureau of Reclamation Small-Scale Water and Energy Efficiency Grant Application
Notice of Funding Opportunity No. R24AS00059

Applicant: City of Grand Junction
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Grand Junction, CO 81501

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Technical Proposal

1) Executive Summary

- **Date:** January 14, 2025
- **Applicant Name:** City of Grand Junction
- **City, County, and State:** Grand Junction, Mesa County, Colorado
- **Category of Applicant:** Category A

1. a. Project Summary:

The Whitman Park Irrigation Efficiency Project, located in the heart of Grand Junction, Colorado, will implement a high efficiency irrigation system for a reduced irrigated turf (2.08 acres to 0.75 acres), and increased Xeric area (0 to 0.42 acres). This project supports the City's redevelopment efforts to revitalize Whitman Park, aligning with community feedback to enhance usability and sustainability. Expected benefits include significant water savings of approximately [1,400,000 of gallons/year (4.3-acre feet)], preserved for municipal potable use, and improved public access to a reimagined urban park space. The project aligns with the Bureau of Reclamation's Small-Scale Water and Energy Efficiency Grant goals and supports objectives outlined in the City's water conservation and park redevelopment plans.

1.b. Project Timeline:

The project timeline spans several key phases. In 2024, a comprehensive planning process was undertaken, resulting in a schematic level design that included plans for a new irrigation system. In 2025, the focus will shift to completing the design, producing a fully biddable set of documents. If funding is secured from the Bureau of Reclamation in late 2025, construction of the efficient irrigation system is projected to begin in 2026 and continue into 2027. The full park renovation project is expected to be completed by late 2027.

1.c. Federal Facility Location:

The proposed project is not located on a Federal facility.

2) Project Location

The Whitman Park Irrigation Efficiency Project is located in the City of Grand Junction, Mesa County, Colorado. Mesa County is in western Colorado, near the Utah border. Whitman Park, the project site, is centrally located within the City, serving as one of the longest standing urban parks. The project latitude is 39.064877 and longitude is -108.565289.

A map of the project location is included with this application as Attachment H.

The City of Grand Junction's primary water source is the Kannah Creek watershed, which is part of the Gunnison River Basin. Reducing demands on the City's municipal water supply at the project location will help preserve and benefit the Gunnison Basin.

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3) Technical Project Description

The Whitman Park Irrigation Efficiency Project, proposed in this grant, is part of the City's broader Whitman Park Renovation aimed at significantly reducing water consumption through sustainable landscaping and modernized irrigation practices. Currently, the park's Kentucky Bluegrass turf consumes an average of 3,264,000 gallons of water annually, equating to 10.01 acre-feet. The existing irrigation system covers 2.08 acres of turf, which will be reduced to 0.75 acres as part of the renovation, lowering water usage to an estimated 932,571 gallons annually, or 2.86 acre-feet. This water usage far exceeds the savings projected in other Bureau of Reclamation grant applications reviewed by the City during the proposal preparation process. Additional water savings will be achieved by introducing drought tolerant plant palettes in shrub zones and selecting a more regionally appropriate turf species. This grant application specifically requests funding to support the removal of the current irrigation system and installation of a modern, water-efficient irrigation system.

If awarded funding, the City will conduct a competitive bid process to select a qualified contractor to execute the irrigation efficiency project. Once awarded, the contractor will implement the following tasks:

- **Mobilization and Preparation:** The contractor will mobilize equipment and supplies to designated site laydown and mobilization areas. Temporary fencing will be installed to secure the construction zones and minimize public disruption.
- **Demolition and Site Preparation:** The existing irrigation system, including the outdated Maxicom system, will be decommissioned and removed. This system, which requires on-site operation and lacks advanced water-saving controls, will be replaced with a more efficient and modern system. Approximately 2.08 acres of turf will be stripped and cleared, and soil will be prepared for the installation of the new irrigation systems and eventual new planting.
- **Installation of High-Efficiency Irrigation System:** The new irrigation system will feature an IQ cloud-based controller, which allows for remote operation, automatic rain shutoff, and pressure-compensating drip irrigation. These upgrades ensure that water is applied only as necessary and prevent wasteful runoff. Drip valves, filters, and other components will also be installed to maximize irrigation efficiency.
- **Preservation of Mature Trees:** A central focus of the project design is the preservation of the park's mature tree canopy. Preserving this canopy will not only maintain the aesthetic and ecological value of the park, but will also be instrumental in retaining soil moisture, reducing the need for additional irrigation.

The Whitman Park Irrigation Efficiency Project is a vital component to the renovation of this public green space. Through the actions outlined above, the City aims to reduce annual water usage by nearly 2.86 acre-feet, create a more resilient and environmentally sustainable landscape, and provide a revitalized public space for the community.

The successful implementation of this project will enable ongoing efforts towards the revitalization of an urban park which has historically been under-utilized. After the Whitman Park Irrigation Efficiency Project is complete, the City will be able to move forward with the full Whitman Park Renovation Project. This will include adding multi-use courts, play areas, a small dog park, a pollinator garden, a gathering plaza and multi-use stage, and enhanced crosswalks to improve accessibility.

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The enclosed Whitman Park schematic design includes cost estimates for all work planned as part of the full renovation project, including the Irrigation Efficiency portion, which totals \$250,000. This amount represents the funding requested in this proposal.

4) Evaluation Criteria

4.a. Project Benefits

The project has wide-spanning water management and public benefits. The project will provide the following benefits:

4.a.i Local Water Savings & Improved Efficiency:

The City's municipal drinking water is a valuable resource, collected from over 19 reservoirs on the Grand Mesa and conveyed through two 20-mile-long raw water flowlines to a direct filtration treatment plant. In 2023, the American Water Works Association (AWWA) recognized the pristine source water from Kannah Creek as the second-best tasting water in North America. That same year, the City of Grand Junction, the Clifton Water District and Ute Water Conservancy District updated the Regional Water Conservation Plan, renaming it the Grand Junction Regional Water Efficiency Plan. The City's Whitman Park Project supports several initiatives outlined in this updated plan. These commitments are integral to the City's long-term strategy to defer major investments in water infrastructure that someday may be necessary to access and treat water directly from the Gunnison River, the City's secondary water source. Redeveloping Whitman Park, beginning with updating the irrigation system, will significantly reduce water usage through sustainable landscaping and modernized irrigation practices. This approach will ease demand on municipal water, helping to conserve the existing supply of raw water. This is especially important as most of the City of Grand Junction's water service area, including the downtown corridor, lacks alternative sources for outdoor watering.

The water conserved through these efforts will remain within the municipal supply system, reducing the need to draw additional resources from reservoirs or secondary sources like the Gunnison River. Optimizing and reducing potable water use for landscaping at Whitman Park helps to ensure a stable supply so that the City can meet domestic and commercial water demands while preserving current infrastructure and maintaining flexibility to meet future demands.

Water conservation is especially important in Western Colorado where drought is prevalent. Currently, the City of Grand Junction is not imposing water restrictions but remains ready to at any time. The City did restrict outdoor watering as recently as 2018 when Mesa County was in extreme drought and water supply levels fell below target reserve levels. The City has been coordinating with regional partners (Clifton Water District, Ute Water Conservancy District, and the Town of Palisade) in an official capacity on a Drought Response Plan since the early 2000's. At its core the plan identifies Voluntary and Mandatory water restriction declarations, and other measures that can be implemented at various stages of drought. The Drought Response Plan has been updated throughout the years, adapting to changing water conservation efforts over time, and prompting the advent of the Drought Response Information Project (DRIP). A key component of water conservation efforts for the City, DRIP is an organization that develops and provides unified water education and outreach programs to help our community understand how to implement meaningful water conservation practices.

The cost of water for irrigation is the largest line item in the operational budget for the Parks and Recreation Department. As such, and in line with the sustainability goals of the City, parks are being

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renovated and built to conserve water. For most of 2024, Whitman Park underwent a comprehensive planning process to reimagine the space. Whitman Park, one of the City's four original downtown parks, provides an extensive mature tree canopy with many legacy trees, some dating back to the 1880s. Whitman Park is also only one block away from Downtown Grand Junction, voted consistently one of the best downtowns in the Country.

Despite these advantages, challenges were identified in the planning process such as no ditch irrigation water being available to this park. Therefore, treated water is used to irrigate this space, increasing the use of treated domestic water. Given this, the planning process sought to reduce irrigated acreage with amenities, several of which involve hardscape and drought tolerant, regionally appropriate plantings.

The final schematic design that came out of the planning process envisions a high concentration of amenities with the goal of increasing park utilization. The design preserves the mature tree canopy, and it limits turf to only programmed areas around a multi-use event stage.

If these improvements are not made, Whitman Park will continue to utilize water at an unnecessarily high rate until the City is able to secure funding for the needed improvements. Additionally, updating this irrigation system is the first step to revitalizing this underutilized space in the heart of Grand Junction's Downtown. If the City is delayed in making this first step, the rest of the park revitalization will also be delayed.

4.a.ii Basin-Wide Water Reliability:

On a broader scale, this project will help improve water supply reliability for the Gunnison River Basin. The City's primary water supply is the Kannah Creek watershed which is part of the Gunnison River Basin. The Gunnison Basin encompasses 8,000 square miles in western Colorado extending from the Continental Divide to the confluence of the Gunnison and Colorado rivers near Grand Junction. The Gunnison River is a major tributary of the Colorado River. The Gunnison River contributes one-fifth to one-sixth of the overall Colorado Basin's total annual flow leaving the state (considering the mainstem and other basin rivers like the Yampa, White, and those in the Southwest Basin). As stated in the Colorado Water Plan 2023, the Gunnison Basin is challenged by population growth, development, climate-driven changes, agricultural water shortages. The Gunnison Basin Roundtable goals include identifying and addressing municipal water shortages. The Whitman Park Irrigation Efficiency Project will reduce demand on the City's municipal water supply, thereby lessening the strain on the Gunnison River Basin. Additionally, The Gunnison River Basin faces increasing effects of changes in climate including drought. The City of Grand Junction specifically, was impacted most recently by the drought of 2002 and Extreme Drought in 2018. Through conservation and conversions of high-water landscapes to waterwise and xeric landscapes, this project will make the Whitman Park more resilient to these climate changes.

4.a.iii Tourism, Environment, and Recreation Benefits:

Whitman Park, located at the heart of the community, has yet to reach its full potential. The park is surrounded by significant infrastructure improvements that are transforming the area and enhancing both access and usability. Fourth and Fifth Streets, which border the park to the east and west, have been converted to include protected bike lanes, allowing bicyclists and pedestrians to access Whitman Park more comfortably and safely. This redesign has also reduced noise and speeding, creating a safer and more inviting environment for park visitors. Additionally, I-70B, or Ute and Pitkin Avenues along the

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park's north and south boundaries, are being renovated to ensure easier multimodal access and expand the capacity of these highly utilized corridors.

The surrounding area is also experiencing significant revitalization, further enhancing the park's potential as a community hub. The Terminal Housing project, located kitty-corner from Whitman Park, is undergoing a major renovation to become a mixed-use development with housing, retail, and light commercial spaces. The Junction Housing project, located just blocks from Whitman Park, is expected to open in early 2025 and will bring approximately 250 new residential units to downtown, increasing foot traffic and providing much-needed evening activity and energy to the area. With both projects contributing to the growing residential base, the demand for high-quality, nearby recreational space will only increase.

The Whitman Park Irrigation Efficiency Project and the larger park renovation effort directly align with these broader improvements by enhancing the park's recreational appeal, environmental sustainability, and support for tourism in the downtown area. By reducing water consumption with modern, efficient irrigation and incorporating sustainable landscaping, the project will not only support the City's conservation efforts but also create a healthier and more functional green space for both residents and visitors. These upgrades will make the park a more attractive destination, encouraging outdoor recreation, active transportation, and community gatherings. The renovated park will further promote downtown Grand Junction as a vibrant cultural hub while supporting the economic vitality of nearby developments and businesses by attracting more visitors and increasing foot traffic downtown.

4.a.iv Reduced Operation and Maintenance Cost:

In addition to the numerous community and environmental benefits described above, the installation of a high-efficiency irrigation system will generate significant operation and maintenance cost savings for the City. The proposed IQ irrigation system, which is increasingly being adopted across the parks and recreation network, allows staff to remotely monitor and manage irrigation operations with precision. This centralized control provides real-time performance data, enabling staff to detect issues such as leaks, pressure drops, and system malfunctions more efficiently, ultimately reducing the need for manual inspections and on-site troubleshooting.

The current antiquated irrigation infrastructure at Whitman Park is not only outdated but prone to frequent repairs due to its deteriorating components. These ongoing maintenance demands divert valuable staff time from other essential tasks, such as landscape enhancement, proactive water conservation efforts, and general park beautification projects that further improve the community's recreational opportunities and aesthetic appeal. By replacing this aging system with modern, durable infrastructure, the City will significantly decrease emergency repair needs, reduce the consumption of replacement parts, and lower long-term maintenance labor costs.

Additionally, the new irrigation system's advanced water management capabilities will result in substantial operational savings from reduced water use. The modernized system will deliver water more efficiently by targeting specific zones with the appropriate volume needed for each plant type, minimizing water waste, overwatering and runoff which can lead to additional wear and tear on infrastructure. This proactive investment will ensure greater financial efficiency while freeing staff resources for higher-impact projects that contribute to a more sustainable and appealing community.

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4.b. Planning Efforts Supporting the Project

The project is supported not only by the 2021 Parks, Recreation, and Open Space (PROS) Master Plan, the 2023 Grand Junction Regional Water Efficiency Plan, the 2024 Sustainability and Adaptation Plan, and the 2023 City of Grand Junction's Strategic Plan, but also by its own comprehensive planning process. The City completed the planning process for the renovation of Whitman Park in 2024. Efforts included a survey with about 1000 responses, numerous public meetings, focus groups, Parks and Recreation Advisory Board (PRAB) meetings and City Council workshops. This planning process resulted in a community driven schematic design with a cost estimate totaling \$4.4 million. Of the \$4.4 million needed to renovate the park, the Irrigation Renovation Project for which the City is requesting BOR support, makes up \$250,000. Current irrigation uses 2.8 million gallons of water per year, but it is estimated that water use will be cut by approximately 50% at Whitman Park through the combination of reducing the irrigated turf area, installation of the new high-efficiency irrigation system, and by introducing drought tolerant plants and a more regionally appropriate turf species. Demonstrating City leadership's support of this project, in 2025, City Council appropriated funds to complete the design and engineering process and portions of the initial construction phase. The schematic design plan envisions a phased approach to construction, that per Council direction, will take more than one year. To reduce costs, city staff are being mobilized to complete work in house to save on costs such as installation of interior walkways at project completion. To further support the project, the City is actively pursuing grant funding and partnerships with organizations such as Downtown Development Authority and the Parks Improvement Advisory Board. If successful, staff will present secured funding to Council and request a supplemental appropriation to spend any additional dollars toward accelerating this initial phase of construction.

Aside from this specific planning effort, the project is also supported by the Parks, Recreation, and Open Space (PROS) Master Plan. The PROS Plan was developed with input from over 3,000 residents through extensive community outreach in both English and Spanish. It identified the highest parks and recreation priorities across the City of Grand Junction. In the four years since its adoption, the City has made steady progress on many high-priority projects, addressing \$157 million in identified needs. The Whitman Park renovation, listed as a high priority project in the PROS Plan, was included in the 2024 budget to develop a schematic level of design. Annual turf to native funding, which aligns with the goals of the irrigation improvement project central to this grant application, is also listed in the PROS Master Plan as a significant part of the Whitman Park renovation.

The project is also supported by the Grand Junction Regional Water Efficiency Plan (WEP), most recently updated in 2023. Developed in collaboration with Western Slope partners, including the Clifton Water District and Ute Water Conservancy District, the WEP outlines strategies to help water purveyors improve their overall water use efficiency. This is accomplished by addressing issues of supply and demand problem areas, providing a defined method of solving problems, dealing with system inefficiencies, and approaches for maximizing water resources. Within the WEP, the City of Grand Junction has a goal to save 1.4% of its water use per year. The City's Utilities department supports multiple Water Conservation Programs as commitments through the WEP. The City's turf replacement program, which encourages water efficient irrigation, xeric landscapes, and water wise plant choices is one of the strategies outlined in the WEP that is being implemented directly in this Whitman Park Irrigation Efficiency Project. Optimizing a high-efficiency irrigation system in a prominent City park will not only reduce demand on the municipal water supply but also demonstrate the City's commitment to water-saving initiatives to the community.

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The Sustainability and Adaptation Plan (SAP) adopted in July 2024 focuses on water conservation amongst many other topics. Within the category of water conservation, there is a goal of “Reducing water consumption from landscape and irrigation” with strategies aimed at reaching that goal. Strategies include “Expand turf conversion and water-wise plant selection programs” and “Continue to transition municipal landscaping to climate–appropriate and/or native, drought-tolerant planting to reduce potable demand”. Reducing the turf in favor of climate-adapted xeric options will not only conserve water but will continue to help alleviate urban heat islands which are expanding across Grand Junction. The Whitman Park Irrigation Efficiency Project is in direct alignment with the SAP’s goal of reducing water consumption from landscape and irrigation. The full park renovation which will be enabled by the irrigation project, will also include turf conversion and native, drought-tolerant planting.

The Grand Junction City Council Strategic Plan provides clear direction to pursue initiatives such as this irrigation efficiency and turf reduction effort included in the Whitman Park renovation. The project addresses all five strategic outcome areas outlined in the plan, with a particular focus on resource stewardship. The outcome states: “Grand Junction is committed to balancing fiscal responsibility and environmental health and fosters a unique blend of natural beauty and urban innovation by maintaining an accessible well-kept environment, enhancing outdoor living, and preserving community character.” The renovation of Whitman Park, including the irrigation updates which are the focus of this proposal, are listed as a priority in the associated “Implementation Matrix”.

The project is part of a larger, comprehensive strategy to conserve water across the City’s parks system. The Parks Department takes a holistic approach to water conservation, focusing on fundamental shifts in maintenance practices, new landscape designs, and renovations. Key strategies include hiring horticulturists with expertise in native and regionally appropriate plants, investing in irrigation crews for increased system inspections and audits, responding promptly to system breaks, and leveraging smart technology to optimize water use. These efforts aim to change the department’s culture and ensure long-term water efficiency across all city parks.

The department has also developed partnerships with volunteer groups, such as the Monument Stewards, to collect native plant seeds for propagation in City greenhouses. These propagated plants are used for revegetation projects and integrated into new installations and replacements in passive and high-interest landscapes serviced by potable water sources. Recent large-scale rights-of-way renovations have saved approximately 2 million gallons (6.14 acre-feet) of water annually. Additionally, all new landscapes and renovations require smart controllers to optimize water usage based on weather conditions, reducing water loss and improving system maintenance. The irrigation renovation at Whitman Park fits seamlessly into these efforts, emphasizing water-efficient practices while maintaining the park’s usability and aesthetic value. This project is a key component in the City’s ongoing commitment to sustainable water management, further supporting a healthier, more resilient community landscape. Through these initiatives, the Parks Department continues to lead water conservation efforts on the Western Slope, demonstrating how sustainable landscapes can enhance public spaces while conserving resources.

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4.c. Implementation and Results

To ensure efficient use of resources, The Whitman Park Irrigation Efficiency Project will be implemented in alignment with the full phased park renovation project. To maximize resource efficiency, the Whitman Park Irrigation Efficiency Project will be integrated with the full phased park renovation, ensuring all work is coordinated and completed simultaneously. This approach will lead to significant cost savings by reducing labor and equipment mobilization, as contractors will be deployed only once, minimizing repeated setup costs and project downtime. If the City is awarded a grant under this program, it would plan to follow the summary project timeline below:

Project Phase	Timeline
Grant Award and Agreement Execution	Q1 2026
Competitive Bidding and Contractor Selection	Q2 2026
Project Construction Start	Q3 2026
Project Completion	Q3 2027

A detailed project schedule outlining the major tasks, milestones, and estimated timelines is included with this application as Attachment G.

The City utilized the Schematic Design Estimate prepared by DTJ Design in 2024 to estimate project costs, a summary of this is included with this application as Attachment I. The DTJ Design team facilitated a public process, created various concept designs before preparing the final schematic design and estimates. This included the completion of a phase I environmental assessment, which consultant GRE performed in 2024 and a survey, performed by Kaart Planning. Though this estimate included costs for the entire park renovation project, the City has only included those relevant to the irrigation renovation. Please see the attached Budget Detail and Narrative for a thorough explanation and breakdown of the clearing and grubbing, demo, and installation of the new irrigation system. The Budget Detail and Narrative also includes a line item for any additional environmental or cultural compliance that may arise during the agreement execution process.

DTJ's team consisted of a multi-disciplinary team that included River City consultants for civil engineering, HCL Engineering for Electrical engineering, Hines Inc for Irrigation design, LSC for transportation consulting and FCI Constructors for cost estimating. The plans are at about a 40% level. Design development up and through construction documents are now funded with the City 2025 budget. Selection of the team of architects and engineers to finish the design will happen in Q1 2025, followed by design completion in 2025. A biddable set of construction documents will then be ready to secure a contractor in early 2026. Construction will then follow with the irrigation system updates and park renovation expected in mid to late 2027.

To complete the project, permits will be required. Outside of any agency approvals that may arise during the agreement process, various local approvals must be secured, including a stormwater management permit and from Mesa County Public Health. Planning clearance will also be required with the City's Community Planning and Development Department, which has been actively involved and informed

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throughout the schematic design and planning process. Lastly, a building permit will be required, and this will be included in the scope of work for the City's selected bidder for construction. The City of Grand Junction has full access and ownership of Whitman Park, having acquired the property in 1882. Since that time, the City has owned, managed, watered and maintained the park. No easements or additional permissions are required for this project. The existing infrastructure of the irrigation system in the park remains largely unimproved over the decades. The current system consists of outdated components, including CLA valves estimated to be over 50 years old, and a patchwork of irrigation zones. While the system is functional, it is inefficient and has never been comprehensively updated. The project will address these issues, modernizing the irrigation system.

The City has proactively contacted the local Bureau of Reclamation office to discuss potential environmental and cultural resource compliance requirements for the project. Included in this project budget is a \$12,715 line item allocated for any consultant work that may be required for additional compliance. At this time, the City does not anticipate any other issues needing consulting to ensure compliance with federal requirements but understands these could arise during the agreement execution process. If the City receives funding through this program, it is fully prepared and capable of immediately moving forward with the proposed project upon contract execution.

4.d. Nexus to Reclamation

The proposed Whitman Park Irrigation Efficiency Project, while not directly connected to a Bureau of Reclamation project or activity, has a strong nexus with Reclamation's presence and activities in the Grand Valley Region. The City of Grand Junction is situated in the heart of Reclamation's Grand Valley Project, which includes a diversion dam, a powerplant, and nearly 100 miles of canals that divert and deliver irrigation supplies to approximately 40,000 acres of farmland (WPRS, 1981). Since the Grand Valley's Project inception in 1912, the City has served as the municipal, commercial, educational, and cultural center for water users under the project. Additionally, Reclamation's Western Colorado Area Office is located in Grand Junction (USBR, 2024).

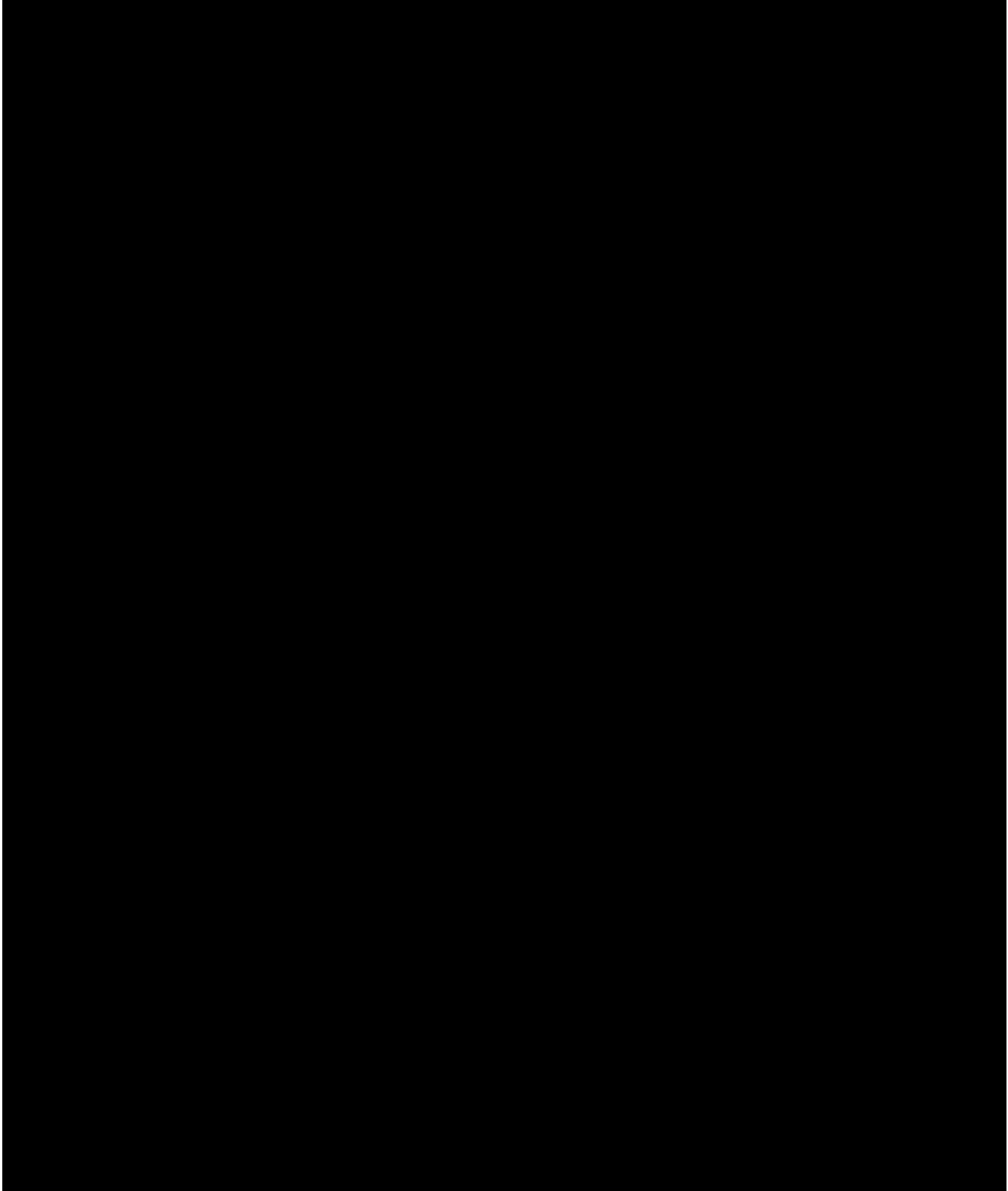
Additionally, the City obtains its water supply from the Kannah Creek watershed within the Gunnison River Basin. At the upper end of the Gunnison River are the reservoirs of the Wayne N. Aspinall Unit. The Aspinall Unit was authorized as part of the Colorado Storage Project Act on April 11, 1956, as one of the four initial Colorado River Storage Project units and overlays part of the Uncompahgre Project. The Gunnison River, which originates in west central Colorado, is formed by the confluence of the Taylor and East rivers and is the fifth largest tributary of the Colorado River. Together, Blue Mesa Dam, Morrow Point Dam, and Crystal Dam developed water storage and hydroelectric power generating potential along a 40-mile section of the Gunnison River while also regulating the flow of the river and in turn, assisting in the regulation of the Colorado River. The three Aspinall Unit dams are located in the upper part of the Black Canyon of the Gunnison, one of the longest, narrowest, and deepest gorges in the world.

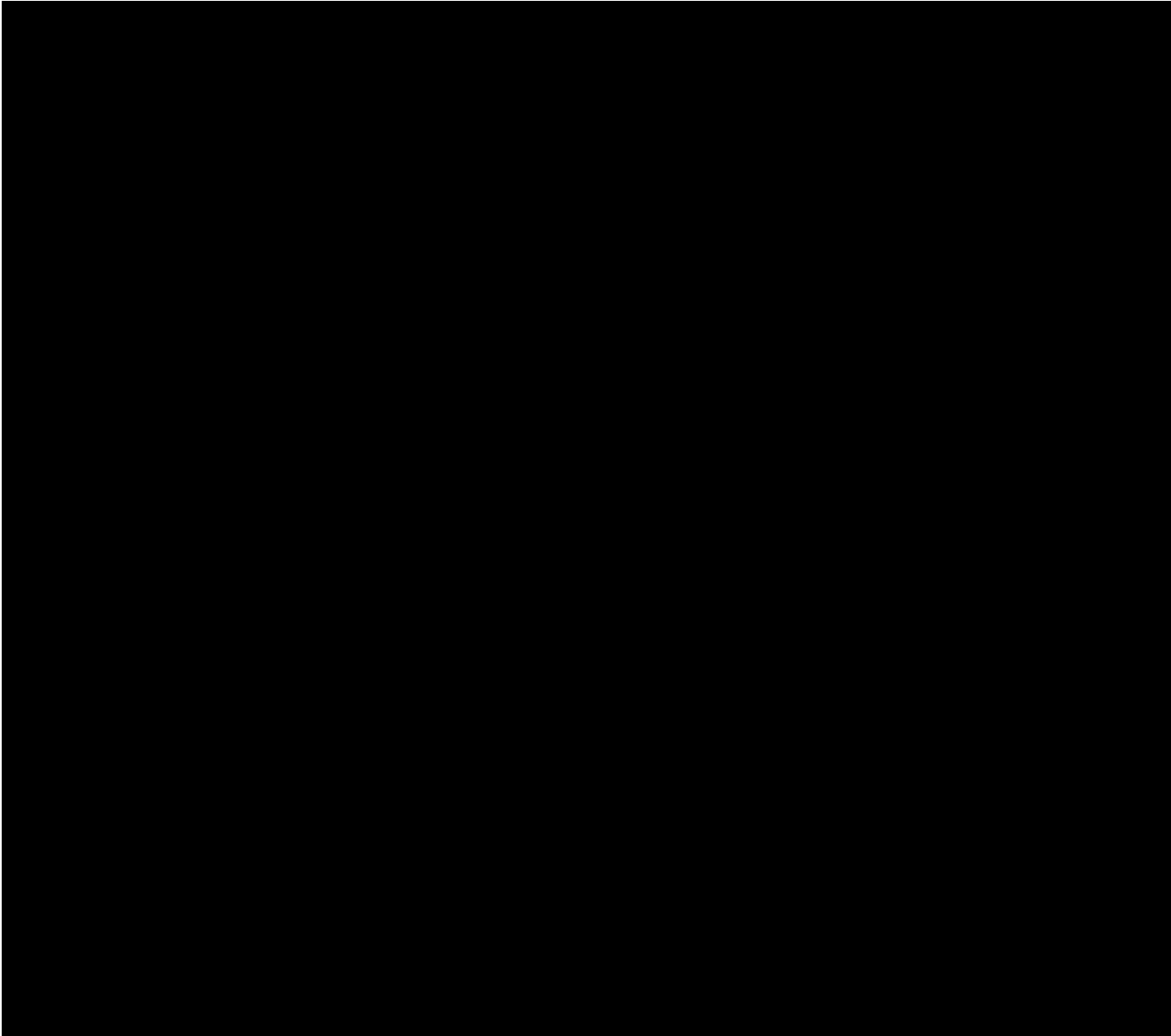
As the proposed project aims to reduce demand on the City's water supply, it consequently directly serves the needs of Reclamation's water users and staff that live in and/or rely on the services the City provides.

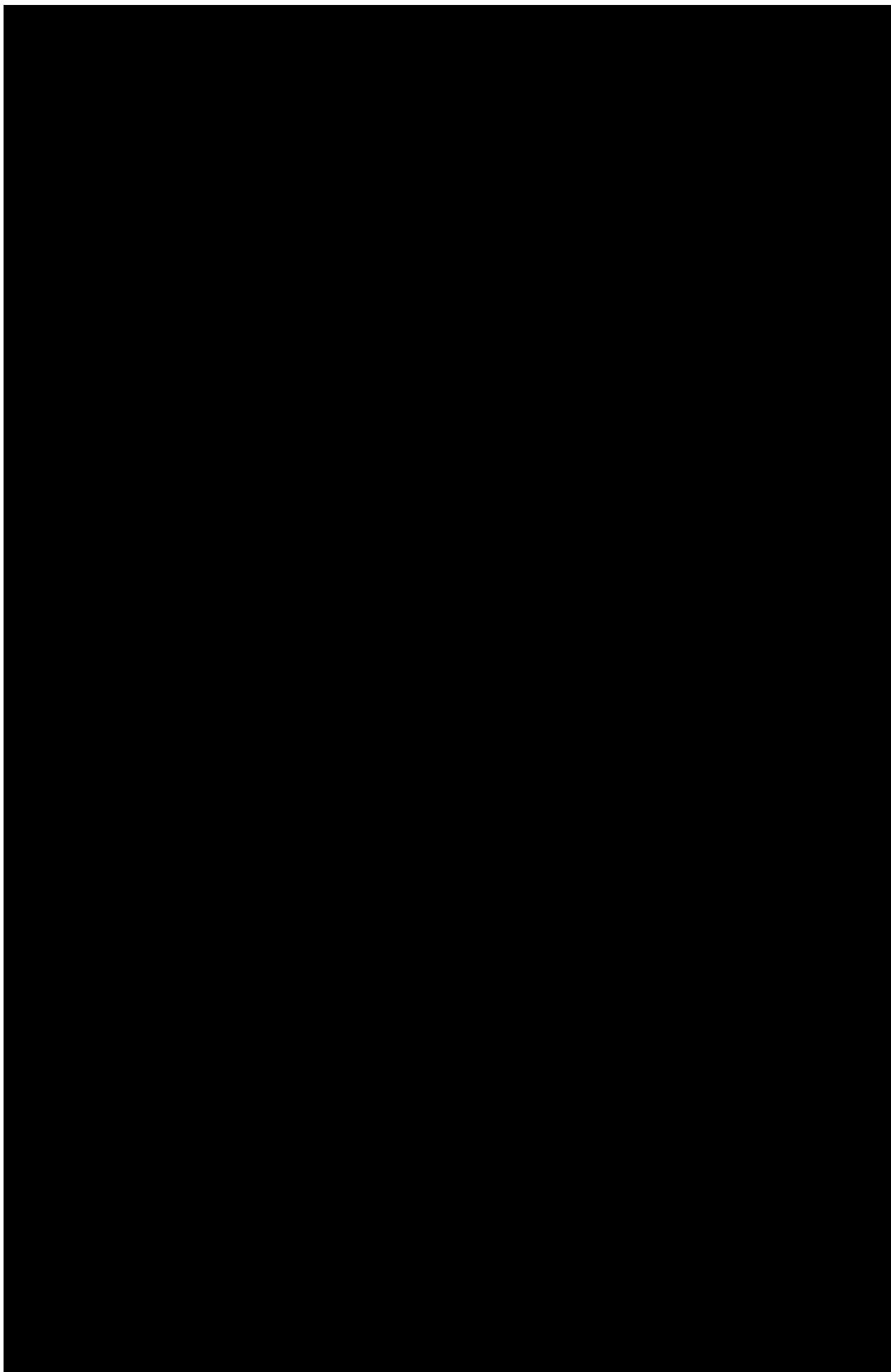
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<https://www.usbr.gov/uc/wcao/index.html>. Accessed on: February 20







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5) Attachments

5.a. Environmental and Cultural Resources Compliance

Whitman Park has been a public park since 1882, and its use will remain consistent following the renovation, though it will provide a higher level of service and utilization. The land will be disturbed through major utility and earthwork, although it will not have any negative effect on the air, water or animal habitat. To minimize impacts, construction staging will occur on 4th street, located on the west side of the project site. This temporary street closure will help confine construction activities and reduce disruptions to the broader community. Traffic impacts associated with this staging area will be the only inconvenience to the residents and visitors, but no environmental effects are anticipated.

5.a.i Are you aware of any species listed or proposed to be listed as a federal threatened or endangered species, or designated critical habitat in the project area? If so, would they be affected by any activities associated with the proposed project?

Given Whitman Park's long-standing use as a public park since 1882, no impact on any endangered species or critical habitat is anticipated for this project.

5.a.ii Are there wetlands or other surface waters inside the project boundaries that potentially fall under CWA jurisdiction as "Waters of the United States?" If so, please describe and estimate any impacts the proposed project may have.

As a developed public park since 1882, Whitman Park does not contain wetlands or other features that fall under the Clean Water Act (CWA) jurisdiction as "Waters of the United States".

5.a.iii When was the water delivery system constructed?

The current irrigation system was installed in 1983, but many of its components, including clay pipes, date back to much earlier periods, reflecting the system's outdated infrastructure.

5.a.iv Will the proposed project result in any modification of or effects to individual features of an irrigation system (e.g. headgates, canals, or flumes)? If so, state when those features were constructed and describe the nature and timing of any extensive alterations or modifications to those features completely previously.

The irrigation system is all on domestic water lines and therefore there is no impact on any irrigation infrastructure such as canals or headgates.

5.a.v Are there any buildings, structures, or features in the irrigation district listed or eligible for listing on the National Register of Historic Places? A cultural resources specialist at your local Reclamation office or the State Historic Preservation Office can assist in answering this question.

There are no structures on site except for the restroom installed in 1987, which will be demolished as a part of the larger Whitman Park Renovation Project. This small structure is not listed or eligible for the National Register of Historic Places.

5.a.vi Are there any known archeological sites in the proposed project area?

There are no known archeological sites at Whitman Park.

Whitman Park Irrigation Efficiency Project

5.a.vii Will the proposed project have a disproportionately high and adverse effect on low income or minority populations?

Whitman Park, over the past several decades, has become known as a gathering place for unhoused members of the community and an epicenter for illegal activity including drug use, prostitution and violent crime. The park also served as a location where unhoused members of the community received services. In response to plans to reactivate Whitman for general park purposes and broader community use, the City has drastically increased contributions to providers who serve people experiencing homelessness (PEH). From 2002 to 2022, the City contributed over \$18 million to this need, averaging \$1 million annually. In 2022 to 2024, this increased dramatically to \$19 million, averaging \$9 million annually. This funding has been further leveraged with an additional \$43 million from partners and grant sources. These investments have supported affordable housing developments and direct services for PEH, including the construction of the Resource Center in 2024. This facility has dramatically improved access to resources and services for unhouse individuals, ensuring their needs are addressed while enabling the renovation of Whitman Park to serve the entire community. The project aims to balance community need while improving public space for all residents.

5.a.viii Will the proposed project limit access to, and ceremonial use of, Indian sacred sites or result in other impacts on tribal lands?

There are no known impacts to Indian sacred sites and any other Indian related concern.

5.a.ix Will the proposed project contribute to the introduction, continued existence, or spread of noxious weeds or non-native invasive species known to occur in the area?

This project will focus on regionally appropriate plants and grasses, whether native or non-invasive climate adaptive plants, and will not have any negative impact on the environment.

5.b. Required Permits or Approvals

To complete the project, permits will be required. Outside of any agency approvals that may arise during the agreement process, various local approvals must be secured, including a stormwater management permit and from Mesa County Public Health. Planning clearance will also be required with the City's Community Planning and Development Department, which has been actively involved and informed throughout the schematic design and planning process. Lastly, a building permit will be required, and this will be included in the scope of work for the City's selected bidder for construction. The City of Grand Junction has full access and ownership of Whitman Park, having acquired the property in 1882. Since that time, the City has owned, managed, watered and maintained the park. No easements or additional permissions are required for this project

5.c. Overlap or Duplication of Effort Statement

The City of Grand Junction has no known overlap between the proposed project and any other active or anticipated proposals or projects in terms of activities, costs, or committed key personnel.

The proposal submitted for consideration under this program does not in any way duplicate any proposal or project that has been or will be submitted for funding consideration to any other potential funding source.

5.d. Conflict of Interest Disclosure Statement

The City of Grand Junction has no known actual or potential conflict of interest at the time of submission of this application. The City of Grand Junction will disclose in writing any potential conflict of interest to

Whitman Park Irrigation Efficiency Project

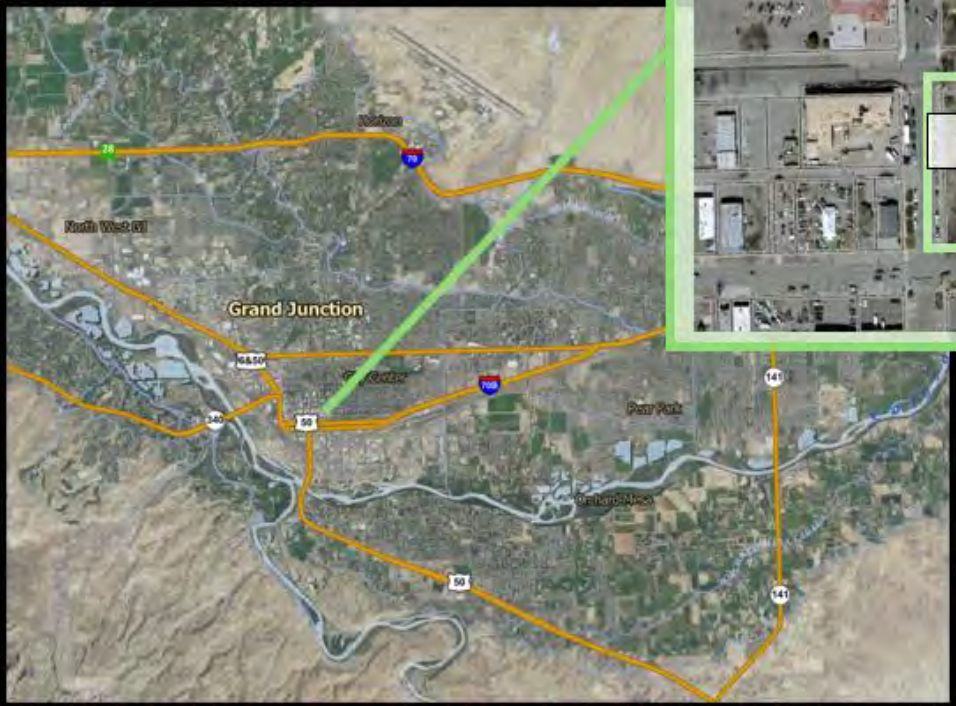
the federal awarding agency or pass through entity in accordance with applicable Federal awarding agency policy and Federal Uniform Guidance 2 CFR Part 200. Please find included with this application, the City's Financial Assistance General Certifications and Representations document as **Attachment K**.

5.e. Uniform Audit Reporting Statement

The City of Grand Junction was required to submit a Single Audit report for the most recently closed fiscal year. The City's Employee Identification Number (EIN) is 84-600059 and this report is available through the Federal Audit Clearinghouse website.

City of Grand Junction - Whitman Park Irrigation Efficiency and Redevelopment Project - Estimated Timeline and Milestones											
Activities	Q1 2025	Q2 2025	Q3 2025	Q4 2025	Q1 2026	Q2 2026	Q3 2026	Q4 2026	Q1 2027	Q2 2027	Q3 2027
Targeted site demo: restrooms and electrical											
RFP for final design, engineering and construction documents including irrigation system											
Complete final design with selected team of architects and engineers											
Pursuit of additional grants and partnerships including the Downtown Development Authority and the Parks Improvement Advisory Board											
2026 City of Grand Junction Budget Process											
BOR WaterSMART Grant Award Notification											
Execute BOR WaterSMART Grant Agreement											
Open competitive bid process using 100% design documents											
Select Contractor and Secure Permits											
Begin Site Preparation											
Demo and Removal of Existing Irrigation System											
Installation of New High-Efficiency Irrigation System											

Project Location Map



Historic Photo of Whitman Park



Schematic Design Estimate Excerpts

PROJECT:

**City of Grand Junction CO
Parks and Recreation**

Whitman Park

PREPARED FOR:



**Schematic Design Estimate
July 26, 2024**

PREPARED BY:





Project:
City of Grand Junction CO
Whitman Park

July 23, 2024

<i>Schematic Design Estimate</i>			
	ACERAGE	3.11	
	TOTAL SF	135,352	
DESCRIPTION	TOTAL COST	COST/SF	NOTES
GENERAL CONDITIONS	\$ 337,346	\$ 2.49	Based on a (6) month project duration
020000 EXISTING CONDITIONS	\$ -	\$ -	Demo with Div 31 Below
030000 CONCRETE	\$ -	\$ -	Site concrete with Div 32 below
100000 SPECIALTIES	\$ 25,500	\$ 0.19	
110000 EQUIPMENT	\$ 15,000	\$ 0.11	
130000 SPECIAL CONSTRUCTION	\$ 68,000	\$ 0.50	Shade Sails
220000 PLUMBING	\$ 26,630	\$ 0.20	
26-280000 ELECTRICAL & LOW VOLTAGE	\$ 470,000	\$ 3.47	
31-330000 EARTHWORK & UTILITIES	\$ 654,214	\$ 4.83	
320000 EXTERIOR IMPROVEMENTS	\$ 2,049,853	\$ 15.14	
SUBTOTAL - DIRECT COST	\$ 3,646,543	\$ 26.94	
PRECONSTRUCTION FEE	\$ -	\$ -	
CONTINGENCY-ESTIMATING	\$ 182,327	\$ 1.35	5.00%
CONTINGENCY-CONSTRUCTION	\$ 114,866	\$ 0.85	3.00%
BUILDERS RISK INSURANCE	\$ 1,138	\$ 0.01	
GENERAL LIABILITY INSURANCE	\$ 43,108	\$ 0.32	1.00%
PROPERTY SURVEY	\$ -	\$ -	BY OWNER
SOILS INVESTIGATION/GEOTECHNICAL ENGINEERING	\$ -	\$ -	BY OWNER
MATERIALS TESTING / INSPECTION	\$ -	\$ -	BY OWNER
PLANNING APPLICATIONS/APPROVALS /FEES	\$ -	\$ -	BY OWNER
BUILDING PERMIT	\$ 14,983	\$ 0.11	MESA COUNTY BUIDLING DEPT
PAYMENT/PERFORMANCE BONDS	\$ 25,798	\$ 0.19	(1) YEAR
GENERAL CONTRACTOR PROFIT	\$ 282,013	\$ 2.08	7.00%
TOTAL ESTIMATED COST	\$ 4,310,776	\$ 31.85	COST AT DATE OF ESTIMATE

.5%/MONTH ESCALATION	<u>\$ 175,479</u>	
PROJECTED COST WITH ESCALATION	\$ 4,486,255	APRIL 2025 START

.5%/MONTH ESCALATION	<u>\$ 276,702</u>	
PROJECTED COST WITH ESCALATION	\$ 4,762,958	APRIL 2026 START



DESCRIPTION	COMMENTS/SUBCONTRACTOR	QUANTITY	UNIT OF MEASURE	UNIT PRICE TOTAL	TOTAL
31-330000 EARTHWORK & UTILITIES					
310100 SITE PREPARATION & OPERATION					
STATE STORM WATER PERMIT		1.00	LS	\$ 500.00	\$ 500
PROTECT EXISTING TREES		42.00	EA	\$ 197.00	\$ 8,274
LAYOUT & STAKING		1.00	LS	\$ 35,000.00	\$ 35,000
MAINTAIN SWMP		1.00	LS	\$ 5,000.00	\$ 5,000
TRAFFIC CONTROL - GENERAL		1.00	LS	\$ 5,000.00	\$ 5,000
STREET CLEANING		1.00	LS	\$ 3,000.00	\$ 3,000
SKID STEER		6.00	MON	\$ 2,517.00	\$ 15,102
SUBTOTALS - SITE PREPARATION & OPERATION				\$	71,876
311000 DEMO, CLEARING, GRADING, & PREPARATION					
EXCAVATOR MOBILIZATION		1.00	LS	\$ 3,500.00	\$ 3,500
IMPLEMENT SWMP - SILT FENCING, INLET PROTECTION, DIVERSION SWALE, VEHICLE TRACKING PAD, STRAW WADDLES, ETC		1.00	LS	\$ 8,000.00	\$ 8,000
DEMO ASPHALT WALK PATH		1,641.09	SY	\$ 12.00	\$ 19,693
DEMO CONC PAD SW CORNER		12.24	SY	\$ 45.00	\$ 551
DEMO CONC PAD SW CORNER		19.89	SY	\$ 45.00	\$ 895
DEMO CONC SIDEWALK		944.08	SY	\$ 20.00	\$ 18,882
DEMO RESTROOM BUILDING		1.00	LS	\$ 20,000.00	\$ 20,000
DEMO TREE		7.00	EA	\$ 900.00	\$ 6,300
REMOVE AND SALVAGE CITY DIRECTIONAL/INFO SIG ON PITKIN		1.00	EA	\$ 500.00	\$ 500
REMOVE AND SALVAGE CITY PARK SIGN AT NE CORNER		1.00	EA	\$ 500.00	\$ 500
REMOVE AND SALVAGE CITY PARK SIGN AT SW CORNER		1.00	EA	\$ 500.00	\$ 500
DEMO CONC LIGHT POLE BASE	DECORATIVE LIGHT POLES ONLY. CDOT LIGHTING TO REMAIN	6.00	EA	\$ 1,500.00	\$ 9,000
CLEAR AND GRUB		15,039.11	SY	\$ 2.00	\$ 30,078
DEMO EXISTING IRRIGATION SYSTEM		1.00	LS	\$ 10,000.00	\$ 10,000
CONTINGENCY/MISC DEMO		1.00	LS	\$ 30,000.00	\$ 30,000
SITE GRADING - CUT/FILL/IMPORT	ALLOWANCE PENDING FINAL GRADING PLAN	1.00	ALW	\$ 75,000.00	\$ 75,000
SITE CONCRETE SUB GRADE PREP - NORMAL DUTY		2,691.95	SY	\$ 4.50	\$ 12,114
SITE CONCRETE CLASS 6 BASE COURSE - 6" AT NORMAL DUTY CONCRETE		926.70	TON	\$ 40.00	\$ 37,068
SITE CONCRETE SUB GRADE PREP - HEAVY DUTY		698.64	SY	\$ 4.50	\$ 3,144
SITE CONCRETE CLASS 6 BASE COURSE - 12" AT HEAVY DUTY CONCRETE		466.87	TON	\$ 40.00	\$ 18,675
FINAL GRADE & TOPSOIL PLACEMENT - 6"		9,924.37	SY	\$ 3.75	\$ 37,216
312300 EXCAVATION & FILL					
EXCAVATE FOR STONE WALL BASE		342.93	CY	\$ 40.00	\$ 13,717
CLASS 6 STRUCTURAL FILL BELOW STONE WALLS - 18" DEPTH		694.43	TON	\$ 32.00	\$ 22,222
EXCAVATE FOR CLIMBING/BOULDERING BOULDER BASE		6.67	CY	\$ 85.00	\$ 567
CLASS 6 STRUCTURAL FILL BELOW STONE WALLS - 18" DEPTH		13.50	TON	\$ 40.00	\$ 540
EXCAVATE FOR SHADE SAIL BASE		11.00	EA	\$ 900.00	\$ 9,900
EXCAVATE FOR LIGHT POLE/BOLLARD BASE		36.00	EA	\$ 500.00	\$ 18,000
331000 WATER UTILITIES					

Move 5 truck loads of top soil from Matchett - will save 30k. Emerson cost was 6400



Project:
City of Grand Junction CO
Whitman Park
Schematic Design Estimate

July 26, 2024

DESCRIPTION	COMMENTS/SUBCONTRACTOR	QUANTITY	UNIT OF MEASURE	UNIT PRICE TOTAL	TOTAL
SUBTOTALS - FENCES & GATES					\$ 76,334
329000 LANDSCAPING & IRRIGATION					
TREE WORK					
TRIM TREES TO REMAIN		41.00	EA	\$ 700.00	\$ 28,700
SPADE AND RELOCATE TREE		2.00	EA	\$ 1,200.00	\$ 2,400
NEW TREES					
2.5 CAL		10.00	EA	\$ 700.00	\$ 7,000
PLANTINGS					
PLANTS/SHRUBS/PERENNIALS	.015 EA/SF OF PLANTING AREAS	671.30	EA	\$ 85.00	\$ 57,060
TURF GRASS					
SOD		37,729.73	SF	\$ 1.55	\$ 58,481
GROUND COVER, BEDS, & PREP					
SOIL AMENDMENT	TOP SOIL W/SECTION 311000	89,319.35	SF	\$ 0.35	\$ 31,262
DECOMPOSED GRANITE - 3" ON FABRIC		6,836.38	SF	\$ 1.92	\$ 13,126
ENGINEERED WOOD FIBER- AT PLAY AREA		2,043.60	SF	\$ 3.50	\$ 7,153
LANDSCAPE ROCK 1-1/2" BLENDED ANGULAR - 3" DEPTH ON FABRIC		33,906.41	SF	\$ 1.55	\$ 52,555
POLLINATOR GARDEN		10,846.83	SF	\$ 1.75	\$ 18,982
HARDSCAPING					
NATURAL LOG ELEMENTS - ALLOWANCE		1.00	ALW	\$ 5,000.00	\$ 5,000
CONC PAVER - SAND SET. AT SHADED SEATING PLAZA AT WEST SIDE		1,942.81	SF	\$ 39.00	\$ 75,770
SNAP CUT BOULDER		35.00	EA	\$ 1,100.00	\$ 38,500
STACKED BOULDER CAIRN. AT BOULDERING/CLIMBING AREA		4.00	EA	\$ 6,000.00	\$ 24,000
STACKED STONE SEATING - 1 TIER		271.31	LF	\$ 106.00	\$ 28,759
STACKED STONE SEATING - 2 TIER		826.73	LF	\$ 212.00	\$ 175,267
STACKED STONE SEATING - 3 TIER		340.09	LF	\$ 318.00	\$ 108,149
STACKED STONE SEATING - 4 TIER		130.00	LF	\$ 424.00	\$ 55,120
SNAP CUT BOULDER GATEWAY ENTRY FEATURE		1.00	LS	\$ 65,000.00	\$ 65,000
IRRIGATION SYSTEM					
IRRIGATION SYSTEM		82,482.97	SF	\$ 2.50	\$ 206,207
SUBTOTALS - LANDSCAPING & IRRIGATION					\$ 1,058,490
323300 SITE FURNISHINGS					
ALLOWANCE FOR CUSTOM PLAY ELEMENT		1.00	ALW	\$ 50,000.00	\$ 50,000
BIKE RACK - PIPE TUBE, U SHAPE, IN GROUND		13.00	EA	\$ 800.00	\$ 10,400
BLOCK CHAIR - 3-0 X 3-0 AT FIRE FEATURE		8.00	EA	\$ 2,500.00	\$ 20,000
CONC PING PONG TABLE		2.00	EA	\$ 12,500.00	\$ 25,000
DOG PLAY AREA AGILITY FEATURE		3.00	EA	\$ 2,000.00	\$ 6,000
CUSTOM FIRE FEATURE - 4-0 X 10-0		1.00	EA	\$ 20,000.00	\$ 20,000
PARK BENCH - 6-0		5.00	EA	\$ 2,500.00	\$ 12,500
PET WASTE BAG DISPENSER AND DISPOSAL UNIT		2.00	EA	\$ 700.00	\$ 1,400
PICNIC TABLE		4.00	EA	\$ 5,000.00	\$ 20,000
SQUARE TABLE - 3-0 X 3-0 WITH (2) CHAIRS		9.00	EA	\$ 4,000.00	\$ 36,000
SQUARE TABLE - 3-0 X 3-0 WITH (4) CHAIRS		5.00	EA	\$ 5,000.00	\$ 25,000
SINGLE CHAIR - POLY ADIRONDACK		30.00	EA	\$ 900.00	\$ 27,000
TRASH/RECYCLE RECEPTACLE		5.00	EA	\$ 3,000.00	\$ 15,000
SUBTOTALS - SITE FURNISHINGS					\$ 268,300
320000 EXTERIOR IMPROVEMENTS - TOTALS					\$ 2,049,853



Bureau of Reclamation

Water Resources and Planning Office

Mail Code: 86-63000

P.O. Box 25007

Denver, CO 80225-0007

January 2, 2025

To Whom It May Concern:

On behalf of the Grand Junction Downtown Development Authority (DDA), I am writing to express our strong support for the **Whitman Park Irrigation Efficiency and Redevelopment Project** proposed by the City of Grand Junction. This project represents a pivotal opportunity to enhance the sustainability and usability of Whitman Park, a key public space within the downtown district, while aligning with the DDA’s broader development initiatives.

The Whitman Park redevelopment is uniquely complementary to the DDA’s [Terminal Project](#) on 5th Street, which aims to transform this key downtown corridor into a dynamic hub for community and economic activity. Whitman Park’s revitalization will significantly increase community engagement and economic activity at the Terminal as the updated park draws people downtown and encourages investment in this area. The project will also create a synergy between public and private investment, ensuring a balanced and inclusive downtown. A revitalized Whitman Park across from the Terminal Project strengthens downtown’s appeal, drives economic and social activity, and establishes the area as a model of sustainable, people-centered urban design.

Additionally, Whitman Park’s proximity to the future Mobility Hub reinforces its importance as a strategic component of downtown’s growth. As these projects collectively enhance multimodal connectivity and pedestrian access, Whitman Park will serve as a focal point, tying together transportation, recreation, and economic revitalization.

The Whitman Park Irrigation Efficiency and Redevelopment Project is a critical first step in the park's long-term transformation into a vibrant, sustainable public space. By investing in foundational upgrades such as efficient irrigation systems and water-saving landscaping, this project ensures the park is ready for future enhancements while delivering immediate benefits like water conservation and reduced maintenance costs. Early investment is essential to build momentum for revitalization, complementing nearby projects like the Terminal on 5th Street and the Mobility Hub, and ensuring the park becomes a cornerstone of a thriving downtown Grand Junction.

We strongly support the City’s application for funding through the Bureau of Reclamation’s WaterSMART Small-Scale Water Efficiency Projects Grant Program and urge its approval. Please do not hesitate to contact me at brandon@downtowngj.org if you have any questions or require additional information about our support for this transformative initiative.

Sincerely,

Brandon Stam

Brandon Stam
Executive Director
Downtown Grand Junction

January 9, 2025

To Whom It May Concern,

Whitman Park, located at the highly visible entrance to downtown Grand Junction, is undergoing an exciting transformation that aligns with the Bureau of Reclamation WaterSMART program's goals by prioritizing water conservation and sustainability. On January 9, 2025, the City of Grand Junction Parks and Recreation Advisory Board (PRAB) unanimously voted to support the City's application for this vital grant funding. PRAB is a City Council appointed volunteer board that advises the City about the parks and recreation system.

Over the past year, the City of Grand Junction has invested significant time and resources into reimagining Whitman Park. This included numerous public meetings, a widely taken survey and many design meetings with PRAB. Previously an underutilized traditional park with a bluegrass lawn and mature tree canopy covering an entire city block, the re-imagined park would preserve the tree canopy while reducing water consumption by 50% through water-wise landscaping and the installation of diverse activity centers with hard surfaces. A new, efficient irrigation system is essential to achieving these goals.

Grant funding is critical to making this innovative project financially feasible. By supporting this effort, the Bureau of Reclamation will not only help reduce water consumption but also contribute to creating a highly visible model of sustainable urban park design that benefits both our community and the environment.

We urge you to consider this project as an ideal candidate for the WaterSMART grant program.

Sincerely,

A handwritten signature in cursive script that reads "Nancy Strippel". The ink is dark and the signature is fluid and legible.

Nancy Strippel
Chair, City of Grand Junction Parks and Recreation Advisory Board



Andrea Lopez
External Affairs Manager | Ute Water Conservancy District
Drought Response Information Project (DRIP)
2190 H ¼ Road
Grand Junction, Colorado 81505

December 19, 2024

To Whom It May Concern,

On behalf of the Drought Response Information Project (DRIP), we are writing to express our strong support for the Whitman Park Irrigation Efficiency and Redevelopment Project. This transformative initiative exemplifies the priorities outlined in the Bureau of Reclamation's WaterSMART Small-Scale Water Efficiency Projects Grant Program, aligning with DRIP's mission to promote drought resilience through innovative water management practices.

This project stands out as a model for water-wise development, with a focus on reducing water consumption and enhancing green spaces. Specifically, the project will:

- Reduce irrigated turf from 2.08 acres to 0.75 acres, complemented by the creation of 0.42 acres of Xeric landscaping.
- Install a high-efficiency irrigation system to conserve over 2 million gallons of water annually.
- Preserve mature trees to ensure ongoing benefits to soil health, shade, and carbon sequestration.

Furthermore, the project's emphasis on protecting the mature tree canopy is a critical decision that ensures ecological health and soil moisture retention. This consideration reinforces DRIP's commitment to providing public education and outreach and examples of how to reduce per capita consumption across all water use classes in each water provider's respective service areas.

The project's alignment with the Bureau of Reclamation's WaterSMART goals highlights its potential as a model for similar initiatives across arid and semi-arid regions. DRIP commends the project's commitment to integrating drought-tolerant and native landscaping while implementing technology and practices that reduce water consumption.

We strongly believe that the Whitman Park Irrigation Efficiency and Redevelopment Project will deliver meaningful water savings and inspire scalable solutions for other communities facing similar challenges.

DRIP is proud to support this water-wise initiative and is ready to provide additional resources or assistance to ensure its success.

Thank you for your leadership in advancing this critical project. Please do not hesitate to contact me with any questions or require further support.

Sincerely,

Andrea Lopez
External Affairs Manager
Ute Water Conservancy District



Jackie Fisher
District Manager
Orchard Mesa Irrigation District



Michael Simpson
Front End Supervisor
Clifton Water District



Statement of Support: Colorado Department of Transportation (CDOT)

The Colorado Department of Transportation (CDOT) is currently undertaking significant renovations on I-70B, also known as Ute Avenue and Pitkin Avenue. As part of this project, CDOT is relocating the sidewalks at Whitman Park.

In alignment with this effort, CDOT has demonstrated its support for the City's concurrent renovation of Whitman Park by agreeing, as outlined in the attached email correspondence, to allocate funds originally intended for sidewalk construction directly to the City. These funds will contribute to the overall renovation of Whitman Park, which includes reconstructing and relocating the existing sidewalks and replacing the irrigation system.

Although a formal letter of support was not obtained in time, the attached email communications clearly reflect CDOT's commitment to collaborating with the City on this project. Their willingness to reallocate resources to the City underscores their shared dedication to the successful revitalization of Whitman Park.

The City deeply appreciates CDOT's partnership in this endeavor.

From: James Palmer <jpalmer@dtjdesign.com>
Sent: Wednesday, July 3, 2024 2:49 PM
To: Ken Sherbenou <kensh@gjcity.org>; Kirsten Armbruster <kirstena@gjcity.org>
Cc: Emily Krause <emilyk@gjcity.org>; Randy Coleman <randyc@gjcity.org>; Greg White <gwhite@dtjdesign.com>
Subject: RE: I-70B East of 3rd (Phase 7)

▲ EXTERNAL SENDER ▲

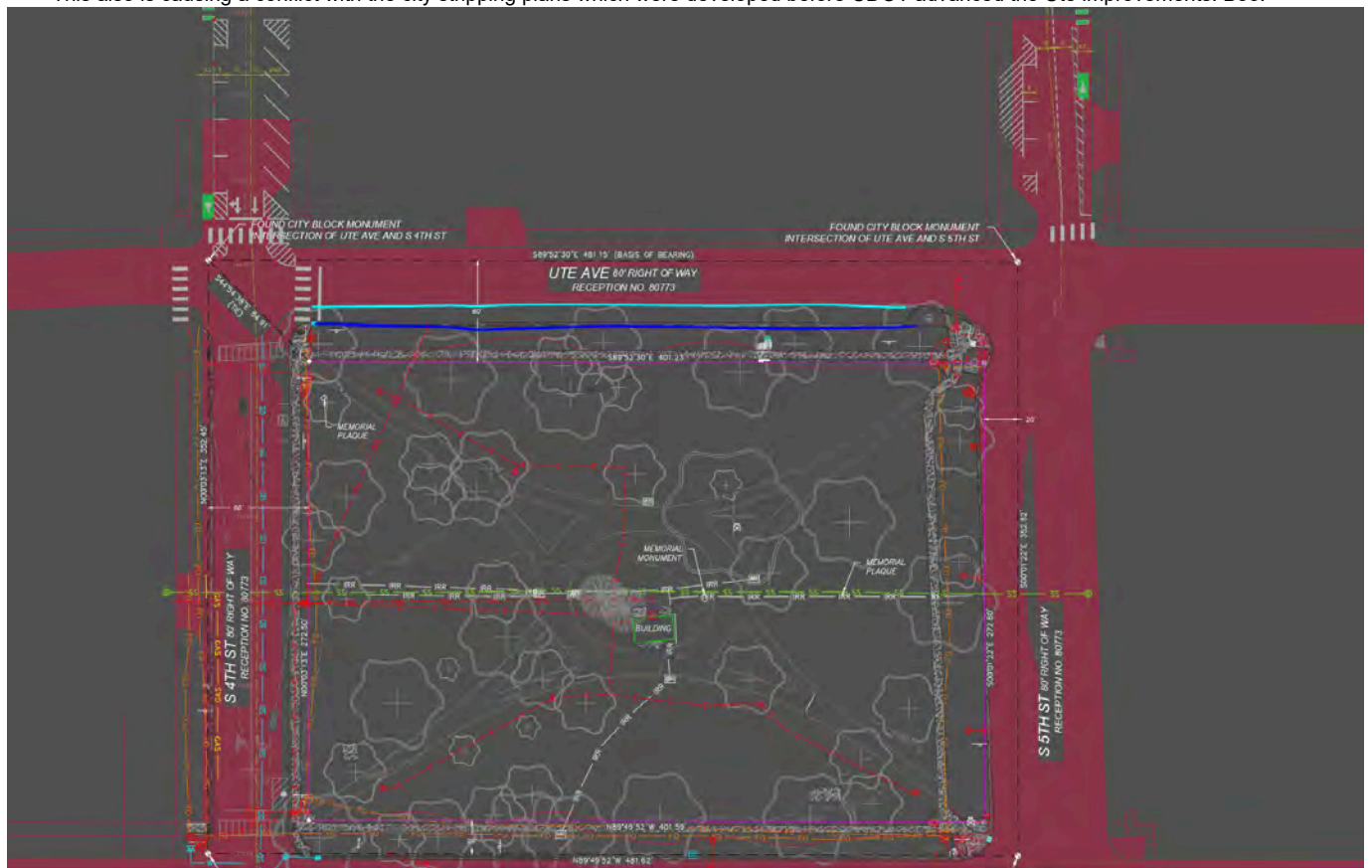
Only open links and attachments from known senders. DO NOT provide sensitive information.

Hi Kirsten and Ken,

Thanks for the update. We are working on our base files and hardscape layout and noticed a discrepancy between the 4th and 5th street striping plans and those CDOT recent shared for their proposed improvements to Ute.

In the below image the dark red solid hatch appears to be the proposed roadway / pavement limits as shown by CDOT, while the grey linework along 4th and 5th is from the striping plans by the City. Additionally, the dark blue line is the existing curb along Ute, while the Light blue line is what they are showing as the new curb line.

- It appears CDOT is shifting the lane alignment in Ute to be about 6' north of current condition, effectively removing the tapers on either end of this block.
 - As such we have gained about 6' or so of additional landscape zone on the north end of the park with this new curb alignment. Yay!
 - This also is causing a conflict with the city striping plans which were developed before CDOT advanced the Ute improvements. Boo!



We just wanted to bring this to your attention in case you hadn't seen this yet. For our part we will simply make a save as of the striping plan and adjust some of the linework to have the intersections all appear cleanly with no conflicts. If the engineering department revises striping for this we can reincorporate at a later time for continuity. Also have you received clarity on who will be driving the boat on the 4th street design at the park. CDOT shared some perspective on parking and lane routing which did not align with the city perspective / desired direction.

Ken – Regarding your request for the cost, can you please advise what limits you are speaking to? As a quick reference point on cost, we are seeing recent pricing of standard concrete walks coming in around \$7-\$7.50 per sf.

Thanks,

JAMES PALMER, PLA
Associate + Landscape Architect + Project Manager
o: 303.443.7533
w: dtjdesign.com



From: Scism - CDOT, Trey <trey.scism@state.co.us>
Sent: Tuesday, June 25, 2024 5:01 PM
To: Kirsten Armbruster <kirstena@gjcity.org>
Cc: Matthew Casey - CDOT <matt.casey@state.co.us>; Trenton Prall <trentonp@gjcity.org>; Kenneth Haley <kennethh@gjcity.org>; Eric Mocko <ericmocko@gjcity.org>; Randy Coleman <randyc@gjcity.org>; Ken Sherbenou <kensh@gjcity.org>
Subject: Re: I-70B East of 3rd (Phase 7)

⚠ EXTERNAL SENDER ⚠

Only open links and attachments from known senders. DO NOT provide sensitive information.

Hey Kirsten,

Thank you for keeping in touch and helping coordinate between these two projects. Sorry for the delay in responding, but I have been able to get some answers to your questions:

- Yes, CDOT is open to providing the City funding we originally planned on using for sidewalks within Whitman along Ute and Pitkin if the City plans on moving forward with the improvement project there. We would only reconstruct the ADA ramps at the 4th and 5th St intersections and then tie into the sidewalk the City constructs. These funds would be folded into the IGA we are already working on with the City for 4th and 5th.
- CDOT does not allow controller boxes we own to be painted.
- I appreciate you jumping into the session and providing comments. I will reply to your comments directly in the session so please take a look when you get the chance. The majority of tree removals are due to them being in the proposed roadway/improvements. Please let me know if you have any questions.

On Fri, Jun 14, 2024 at 11:36 AM Kirsten Armbruster <kirstena@gjcity.org> wrote:

Good morning, Trey and Matt,

Thank you for allowing me to sit in on the meeting on Wednesday to talk about the potential for 4th Street between Ute & Pitkin to be laid out as a single lane southbound with protected bike lane and parking both sides. Please let me know if you or your team has questions or if we can assist in any way.

I also wanted to reach out with a few questions regarding our Whitman Park improvements and the I-70B - Phase 7 project:

- I believe there have been discussions between CDOT and the City about the reconstruction and widening of the sidewalks along Ute & Pitkin within Whitman Park - Would CDOT have funding for this if the City designed and installed the sidewalks within Whitman Park as part of the City improvements? If so, do we need an agreement (IGA) set up for that?
- Would CDOT allow artists to paint on the new traffic boxes installed as part of Phase 7 within the Whitman Park area?
- I have added comments to the DOR set on the Bluebeam Studio session. My comments relate mostly to tree protection and removals. I have attached the City of GJ Tree Protection Zone detail for your use. I can also send you a CAD version if needed.

I look forward to coordinating with you on the next steps for Whitman Park and I-70B. Thank you for your help with these questions. Have a wonderful weekend!

Kirsten Armbruster, PE

Project Engineer

City of Grand Junction

O: 970-244-1421

C: 970-462-2049

gjcity.org | [EngageGJ](#)



CITY OF GRAND JUNCTION

Unique Entity ID F3BKDFJJJ336 CAGE/NCAGE 4SK15	Certification Validity From: Tue Sep 03 18:27:10 EDT 2024 Certification Validity To: Wed Sep 03 18:27:10 EDT 2025	Purpose of Registration Federal Assistance Awards Only
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■ Financial Assistance General Certifications and Representations

As the duly authorized representative of the CITY OF GRAND JUNCTION, I certify that CITY OF GRAND JUNCTION:

(1) Has the legal authority to apply for Federal assistance and the institutional, managerial and financial capability to ensure proper planning, management and completion of any financial assistance project covered by this Certifications and Representations document (See 2 C.F.R. § 200.113 Mandatory disclosures, 2 C.F.R. § 200.214 Suspension and debarment, OMB Guidance A- 129, "Policies for Federal Credit Programs and Non-Tax Receivables");

(2) Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, through any authorized representative, access to and the right to examine all records, books, papers, or documents related to the award; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives (See 2 C.F.R. § 200.302 Financial Management and 2 C.F.R. § 200.303 Internal controls);

(3) Will disclose in writing any potential conflict of interest to the Federal awarding agency or pass through entity in accordance with applicable Federal awarding agency policy (See 2 C.F.R. § 200.112 Conflict of interest);

(4) Will comply with all limitations imposed by annual appropriations acts;

(5) Will comply with the U.S. Constitution, all Federal laws, and relevant Executive guidance in promoting the freedom of speech and religious liberty in the administration of federally-funded programs (See 2 C.F.R. § 200.300 Statutory and national policy requirements and 2 C.F.R. § 200.303 Internal controls);

(6) Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and public policies governing financial assistance awards and any Federal financial assistance project covered by this certification document, including but not limited to:

- (a) Trafficking Victims Protection Act (TVPA) of 2000, as amended, 22 U.S.C. § 7104(g);
- (b) Drug Free Workplace, 41 U.S.C. § 8103;
- (c) Protection from Retaliation of Disclosure of Certain Information, 41 U.S.C. § 4712;
- (d) National Environmental Policy Act of 1969, as amended, 42 U.S.C. § 4321 et seq.;
- (e) Universal Identifier and System for Award Management, 2 C.F.R part 25;
- (f) Reporting Subaward and Executive Compensation Information, 2 C.F.R. part 170;
- (g) OMB Guidelines to Agencies on Governmentwide Debarment and Suspension (Non-procurement), 2 C.F.R. part 180;
- (h) Civil Actions for False Claims Act, 31 U.S.C. § 3730;
- (i) False Claims Act, 31 U.S.C. § 3729, 18 U.S.C. §§ 287 and 1001;
- (j) Program Fraud and Civil Remedies Act, 31 U.S.C. § 3801 et seq.;
- (k) Lobbying Disclosure Act of 1995, 2 U.S.C. § 1601 et seq.;
- (l) Title VI of the Civil Rights Act of 1964, 42 U.S.C. § 2000d et seq.;
- (m) Title VIII of the Civil Rights Act of 1968, 42 U.S.C. § 3601 et seq.;
- (n) Title IX of the Education Amendments of 1972, as amended, 20 U.S.C. § 1681 et seq.;
- (o) Section 504 of the Rehabilitation Act of 1973, as amended, 42 U.S.C. § 794; and.
- (p) Age Discrimination Act of 1975, as amended, 42 U.S.C. § 6101 et seq.

I have read each of the certifications and representations presented on this page. By submitting this certification, I, Ashley McGowen, am attesting to the accuracy of the certifications and representations contained herein. I understand that I may be subject to criminal prosecution under Section 1001, Title 18 of the United States Code or civil liability under the False Claims Act if I misrepresent CITY OF GRAND JUNCTION by providing false, fictitious, or fraudulent information to the U.S. Government.

(End of Provision)

RESOLUTION NO. 96-24

A RESOLUTION SUPPORTING THE APPLICATION FOR A SMALL-SCALE WATER AND ENERGY EFFICIENCY GRANT FROM THE BUREAU OF RECLAMATION FOR THE INSTALLATION OF A NEW IRRIGATION SYSTEM AT A RENOVATED WHITMAN PARK

Recitals:

Whitman Park has been a cornerstone of the Grand Junction Parks and Recreation system since the 19th century. In recent years, it has become a focal point for community discussions, particularly given its historic nature, proximity to downtown and potential to become hub of community activity with being tied to an already high quality downtown area. To further revitalize the space, the City has implemented various community engagement strategies to gather feedback on residents' vision for the park's future. Based on this input, the City has developed a proposed redevelopment plan to ensure the park aligns with Grand Junction's evolving needs and priorities.

The Whitman Park Irrigation project "Project" will entail reducing 2.08 acres of irrigated turf to 0.75 acres, increasing Xeric areas from 0 acres to .42 acres, and installing a high-efficiency irrigation system. This project is one of the first steps to support the City's redevelopment plan for Whitman Park. The project aligns with and is within the funding limits of the Bureau of Reclamation's (BOR) Small-Scale Water and Energy Efficiency Grant program.

Kentucky bluegrass at the park currently consumes approximately 3,264,000 gallons of water per year, which equates to 10.01 acre-feet of water. The reduced footprint of irrigated turf is expected to reduce water consumption in the irrigated turf areas to 932,571 gallons or 2.56 acre feet annually. This is a reduction of approximately 75%. In addition to water savings, which will be preserved for municipal potable water use, this project will further revitalization efforts of the City and encourage additional community use of this historic park. The Project is expected to begin construction in late 2025 after hopeful award and be completed around late 2027.

The City is requesting \$118,642.50 through the BOR Small-Scale Water and Energy Efficiency Grant Program. This program requires a 50% cost-share and the City will contribute \$118,642.50 for a total project cost of \$237,285.

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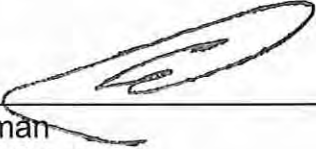
After due consideration, the City Council of the City of Grand Junction supports the Project and desires the City to submit a BOR Small-Scale Water and Energy Efficiency Grant application to obtain the necessary funding for the Project, and if the grant is awarded, to enter into such further agreements as are necessary and proper to complete the Project.

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION THAT:

- 1: The City Council of the City of Grand Junction strongly supports the application to BOR to obtain funds needed to complete the Project. The City Manager is authorized and directed to work to finalize and timely submit such BOR grant application.
- 2: If the grant is awarded, the City Council of the City of Grand Junction strongly supports the completion of the Project and authorizes the City Manager to sign an appropriate grant agreement on behalf of the City as grantee of the BOR grant.

This Resolution shall be in full force and effect from and after its passage and adoption.

Passed and adopted this 18th day of December 2024.



Abram Herman
City Council President

ATTEST:



Selestina Sandoval
City Clerk

