



July 11, 2022

Commissioners Melton, Redmond, and Corrigan,

Since acquiring the 536-acre Brown Ranch property in August 2021, Yampa Valley Housing Authority has spent almost a year engaging the community to create a vision for Brown Ranch that addresses Routt County's dire and long-standing housing needs. The YVHA team has conducted over 200 meetings and reached 3,250 community members. We are integrating this community input and working with a team of technical experts to produce a plan that will meet our community's housing needs through 2040. By the end of this year, we will have completed the Brown Ranch Comprehensive Development Plan, a multi-layered master plan that outlines our approach to develop parks, open space, roads, trails and 2,300 housing units with 200,000 square feet of locally serving retail, grocery store, daycare, non-profit offices, medical clinic, and other community resources. To achieve the vision of Brown Ranch, our community needs to invest in the next phase of its development: detailed infrastructure design.

YVHA respectfully requests the Commissioners to consider contributing \$1,000,000 from Routt County's ARPA funds to support the infrastructure design costs associated with the first phase of development at Brown Ranch. YVHA has a long history of leveraging local funding and will continue to do so with this investment. Our local contributions will be matched 2:1 with state and philanthropic grants to complete the infrastructure design process. Critically, this local investment will enable our infrastructure construction projects to be shovel ready and eligible for tens of millions of dollars in time-sensitive state and federal grant programs.

The opportunity for affordable, safe, stable, and resilient housing at Brown Ranch is transformational. Our goal at YVHA is to make sure that we can position the project for success at every turn. Your investment today will help jumpstart the infrastructure design process necessary to begin delivering locals' housing at Brown Ranch.

Please consider our request at an upcoming regularly scheduled Board of County Commissioners meeting. At that time, we can provide you the most up-to-date plans for Brown Ranch, including cost estimates and a timeline for development.

Thank you,

Jason K. Peasley,
Executive Director

"Building our Community one home at a time."

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