

Economy

General Goals and Objectives

Status

Balance the County's personal, cultural, and environmental values with those values necessary for economic vitality. Encourage and promote the principles of environmental sustainability wherever growth is fostered.

keep

Market the County's exceptional natural amenities, quality of life and other unique characteristics in order to stimulate local businesses and attract new cottage industries, light manufacturing and home-based businesses.

keep

Encourage more destination facilities and activities, especially those with family orientation, so the County doesn't rely solely on visits from tourist who are only stopping en-route.

keep

Encourage development proposals that will benefit the County's economic diversification effort.

keep

Preserve and use Berthoud Pass Lodge as a tourism attraction

keep

Encourage additional mining heritage and tourism attractions

amended

Work with Loveland Ski Area and USFS for year-round access to the ski area for non-skiing activities such as concerts, mountain biking, etc.

keep

Promote private conference or convention centers with meeting space and lodging accommodations

keep

Attract a mid-range-price hotel to be easily recognized from the highway with a level of service including baggage handling, pool, restaurant, meeting space and interior access to rooms off of a central access point (such as a lobby), for added security

keep

Attract a hotel with a large enough room base to reserve rooms for a motorcoach full of travelers.

keep

Encourage more restaurants that provide breakfast within close proximity of the town's hotels.

keep

Encourage more Bed and Breakfasts (B&Bs) to reach a "critical mass" of B&Bs

keep

Find additional sources of funding for tourism promotions

keep

Conversion of the Henderson Mine to long-term mixed underground and above ground potential uses including commercial, industrial (medium to heavy), recreation, open space, office, academic and research & development. Consider other mine site redevelopment opportunities throughout the County.

keep

Create a broad mix of employment opportunities. Concentrate on prime jobs providing a living wage. amended

Actively seek economic activity that: increases the prospects for diversity in the local economic base; pays a higher than average wage scale; works to bring new capital to the economy, reflecting multiplier effects; demonstrates growth potential; shows the potential to attract like businesses to a "cluster"; encourages quality environmental practices recognizing that environmental quality and economic development are complementary objectives. keep

Ensure that the infrastructure needed to support the expanding economy is in place. Infrastructure availability is one of the most critical factors to encourage economic development. keep

EDS16 Recognize the Clear Creek Economic Development Commission (CCEDC) as the primary source for economic development information, data and services in Clear Creek County. keep

Develop Clear Creek County's natural resources including water, power, mining and other alternative sources of power as an economic base and potential for revenue as a community owned asset. keep for now
Support municipal vitality and vibrancy by supporting and participating in community surveys, studies and projects aimed at increasing the economic viability of Clear Creek County's small municipalities keep

Work to create an atmosphere of predictability. Economic development opportunities are enhanced by a positive economic and regulatory environment that offers flexibility, consistency, predictability and clear direction. Coordinate community development, planning and economic development strategies to be consistent with the overall goals of the Master Plan keep

Support logical annexations of communities to provide for current and future growth patterns. keep

Distinguish Clear Creek County by creating a positive business climate with high quality customer service in business in order to build a stronger economic base and by nurturing entrepreneurship, innovation and business growth. keep

Partner with the Henderson Mind to prepare a master plan for the adaptive reuse of the mine site after the mine closes. Potentially it could be a conference center or destination resort. keep

Preserve the County’s mineral resources for future extraction. keep

Employment

Economic Development Strategy

Status

EDS4 Clear Creek County will make a commitment to diversifying its economy by striving to increase its employment base of jobs at all levels, bu particularly primary jobs, in such industries as manufacturing, technology, and service. keep

EDS5 Encourage job recruitment efforts towards those sectors that capitalize on the strengths of the region. keep

EDS6 Provide access to employment and training services that can help develop a trained workforce which can compete for jobs, earn a living wage and meet the needs of business. Continue a leadership role on the Tri-County Workforce Board. keep

EDS7 Work with coalitions and other agencies to participate in the development of competency-based education and training programs that are targeted to needs of business including vocational training programs, apprenticeship programs, customized on site training and technical and vocational programs at the high school level. Encourage the development of training programs for people currently employed so they may improve and broaden their skills into new arenas. Work with schools and communities to insure employment opportunities for youth. keep

EDS17 Encourage both commercial and residential development (multiple uses in close proximity) within appropriate areas which includes a variety of employment options for residents. amended

Mining and Resource Extraction

Economic Development Strategy

Status

EDS20 Long term, commercially significant, natural resource lands shall be protected from encroachment from conflicting uses. keep

EDS36 Recognize Clear Creek County’s natural resources as a current and future income base and revenue source for the County. This focus should include but not be limited to minerals, water and energy generation (known and alternative sources). keep

EDS24 Expand and manage water resources including water rights and storage. keep

| Tourism and Recreation | |
|--------------------------------------|---------------|
| Economic Development Strategy | Status |

| | |
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| Make sure there is one about supporting the greenway | new |
|--|-----|

EDS10 Recognize the importance of tourism to the economy and to the health of the County's retail and service core. Promote Clear Creek County as a world-class tourism destination. Encourage sustainable tourism development and increase the area's share of the tourism market through marketing. Build on the County's locational advantages for visitor services by encouraging lodging, retail and transportation services. Encourage attractions which would enable Clear Creek to capture destination as well as pass-through visitor traffic. Encourage year round attractions. keep

EDS30 Promote and manage access and utilization of Clear Creek (waterway) as a major attraction to the County. Partner with the public and private sector to develop a water park concept. keep

EDS31 Use the Greenway concept as a tool to protect environmentally sensitive land, provide access to recreation on the Creek and contribute to the economic value of adjacent lands, help guide the location of development, link communities, provide off road transportation, increase recreational opportunities, increase property values, and attract visitors. keep

EDS32 Provide opportunities for recreation industry businesses to develop in multiple use areas along Clear Creek. amended

EDS33 Recognize Clear Creek as rich in heritage and valuable to preserve. Promote businesses that fit into this historic environment. amended

EDS34 Use cultural resources, which provide attractions, as a tool for stimulating economic development. amended

EDS35 Develop new themed heritage trails and tours aimed at promoting the cultural and historic character of Clear Creek County. keep

| Economic Diversity | |
|--------------------------------------|---------------|
| Economic Development Strategy | Status |

| | |
|---|------------------------|
| EDS1 Long-term redevelopment of Henderson Mine into an above ground and underground mixed-use concept including commercial, industrial, open space and recreation. Concepts should not be limited to traditional commercial and recreational uses. Because of the unique setting, the structures and land could become home to academic, artistic and one-of-a-kind events or attractions, or business centers. | amended - shortened it |
| EDS2 Work to retain current assets and infrastructure to adequately support further broad based uses | keep |
| EDS9 Foster a positive entrepreneurial environment for business start-ups and expansion; support retention of existing businesses. Focus on the health of the existing businesses while simultaneously recruiting new business and industry. | amended |
| EDS12 Clear Creek County will participate in a statewide study to identify those industries best suited for our environment. Invite those industries that would improve wage levels, increase variety of employment opportunities and utilize the resident labor force. | keep |
| EDS13 Seek ways to assist clusters of related businesses in manufacturing, technology and service sectors to collaborate more closely with one another and to market themselves as magnets for capital and jobs. | keep |
| EDS14 Promote redevelopment opportunities by targeting underutilized or underdeveloped properties | keep |
| EDS18 Support and provide, where appropriate, economic development techniques such as Enterprise Zone tax credits, use of industrial revenue bonds, business incubator facilities, low interest loans and possible business incentives to provide a business climate conducive to new and start-up businesses. | keep |
| EDS37 Support economic analyses studies of communities to identify the right types of businesses to attract. | amended |
| EDS40 Encourage retail uses in municipalities and multiple use and encourage cluster of such uses. | amended |
| EDS49 Improve local business competitiveness. | kept |

EDS41 Strive to improve coordination of information and services among government offices which affect the viability of business in Clear Creek County. kept

EDS42 Promote intergovernmental cooperation and public-private partnerships that encourage innovation and creativity in the economic expansion of our area. kept

EDS43 Clear Creek County's economic development policy requires that we develop, maintain and monitor a timely approval and permitting process. Evaluate the system, through internal and external surveys, so that it reflects a proactive stance in attracting suitable industry and commerce in the County. Measure the County's performance and make a commitment towards achieving and maintaining consistency and predictability for all parties by abiding with the goals and policies of this plan kept

EDS44 Encourage town councils and boards to retain a unified commitment to expand the communities' joint economy and make it a high priority. Recognize the importance of enhancing the County's tax base, sales tax and other revenue streams to provide funds for County services. kept

EDS8 Support the Attainable Housing Task Force as a joint effort of Clear Creek County and municipalities with an end goal of additional housing opportunities and partnerships for Clear Creek County citizens that will allow for the expansion of the work force to ensure economic vitality. kept

EDS38 Work with municipalities to Identify opportunities for infill and location of new businesses or expansions within them. Encourage greater utilization of the municipalities as a hub of expanded retail, business and cultural activity. amended

EDS39 Strive to maintain the importance of economic health, vibrancy, and viability of the towns as the economic centers of the County. kept

EDS47 A positive relationship between government, residents, and business is important to the well being of the County. keep

EDS51 Improve the image (visual and emotional) of the County along the I-70 corridor. keep

EDS23 Expand public water and sanitation systems to meet the needs of growth outside of municipal or special district boundaries. keep

EDS25 Strive to impact solutions for high volume traffic on major highways, good access to activity centers, and connectivity throughout the County. keep

EDS26 Improve major alternative roadway systems throughout the County including the frontage road from Hidden Valley to Georgetown. This road should be developed with infrastructure to accommodate future growth including gas, water, sewer and high-speed telecommunications. Establish revenue programs that support the improvement of County roads. keep

"EDS27 Promote high-speed telecommunications connectivity throughout the County. Promote systems based on flexibility, system security, reliability and affordability. Take into consideration the ability of technology to enhance the provision of public services to citizens and businesses when making investments in communications." keep

EDS28 Seek to coordinate, where appropriate, community investments in and other public facilities with economic development opportunities and employment centers (telecommunications, power, water, sewer, transportation, etc.). keep

EDS229 Clear Creek County should develop and coordinate programs and implement projects to achieve the combined objectives of transportation and economic development goals. keep

| From where in 2004 Plan | SE Group Comments |
|---|---|
| Chapter 2 | This is over-arching. It should stay below the policy framework level and above economic development strategy level. |
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| Chapter 4 (Attractions and activities recommendations) | Is this lodge still open? Perhaps change these to strategies and move to tourism? MK- Thought iwas torn down in 2005? |
| Chapter 4 (Attractions and activities recommendations) | we added "heritage and tourism" rather than just a mining attraction. Perhaps change these to |
| Chapter 4 (Attractions and activities recommendations) | Perhaps change to a strategy and move to tourism and recreation? |
| Chapter 4 (Attractions and activities recommendations) | and recreation? Should the upcoming development at the Argo Mill be mentioned? |
| Chapter 4 (Lodging and Related Amenities Recommendations) | Perhaps change these to strategies and move to tourism? |
| Chapter 4 (Lodging and Related Amenities Recommendations) | Perhaps change these to strategies and move to tourism? Consolidate some of these into a more "accomodation" focus - less granual |
| Chapter 4 (Lodging and Related Amenities Recommendations) | Perhaps change these to strategies and move to tourism? |
| Chapter 4 (Lodging and Related Amenities Recommendations) | Perhaps change these to strategies and move to tourism? |
| Chapter 4 (Tourism Recommendations) | Perhaps change these to strategies and move to tourism? |
| Chapter 5 Economic Diversity and Vitality | Perhaps change to a strategy and move to Economic Diversity? |

Chapter 5 Economic Diversity and Vitality

I took out the "25% over 10 years" as we either need to reevaluate that number or take it out altogether. Perhaps change to a strategy and move to Employment? It should be "Primary" Jobs not "Primate Jobs".....No Monkey Business!!

Chapter 5 Economic Diversity and Vitality

I think this can be broken up into multiple strategies that can go in both the Employment and Economic Diversity sections.

Chapter 5 Economic Diversity and Vitality

This is over-arching. It should stay below the policy framework level and above economic development strategy level.

Chapter 5 Economic Diversity and Vitality

I am not sure where this statement should go. This is probably an implementation item not a goal

Chapter 5 Economic Diversity and Vitality

Is this still a value? Maybe make more detailed and turn into EDS and move to mining and resource extraction area?

Chapter 5 Economic Diversity and Vitality

Perhaps change to a strategy and move to Supporting Local Governments?

Chapter 5 Economic Diversity and Vitality

This is over-arching. It should stay below the policy framework level and above economic development strategy level.

Chapter 5 Economic Diversity and Vitality

Perhaps change to a strategy and move to Supporting Local Governments?

Chapter 5 Economic Diversity and Vitality

Perhaps change to a strategy and move to Economic Diversity?

Chapter 5 Economic Diversity and Vitality

Perhaps change to a strategy and move to Economic Diversity?

Chapter2 Goals and Objectives

From where in 2004 Plan

SE Group Comments

Chapter 5. Economic Development
Strategies and Policies

Can this be more specific? I don't general like to use the word strive.

Chapter 5. Economic Development
Strategies and Policies

Can this be more specific? Strengths such as.....

Chapter 5. Economic Development
Strategies and Policies

We should check if CCC is still involved in this board.

Chapter 5. Economic Development
Strategies and Policies

Consolidate training and workforce development into a unified goal.

Chapter 5. Economic Development
Strategies and Policies

Changed to multiple use from mixed use

From where in 2004 Plan

SE Group Comments

Chapter 5. Economic Development
Strategies and Policies

Are these lands identified?

Chapter 5. Economic Diversity and Vitality

Chapter 5. Economic Diversity and Vitality

From where in 2004 Plan

SE Group Comments

We could update EDS31 to bring this forward

Chapter 5. Economic Development Strategies and Policies

Chapter 5. Economic Diversity and Vitality

Do we want to still include the water park concept?

Chapter 5. Economic Diversity and Vitality

Chapter 5. Economic Diversity and Vitality

Added "recreation industry" and changed mixed to multiple use.

Chapter 5. Economic Diversity and Vitality

Took out the sentence on the promotional material

Chapter 5. Economic Diversity and Vitality

took out the phrase about public perception.

Chapter 5. Economic Diversity and Vitality

From where in 2004 Plan

Chapter 5. Economic Development
Strategies and Policies

Chapter 5. Economic Development Strategies and Policies Can this be more specific? What type of infrastructure? What type of uses?

Chapter 5. Economic Development Strategies and Policies I took out the goal at the end. Specific goals should be below policy framework, above strategy.

Chapter 5. Economic Development Strategies and Policies Maybe use something like "use statewide resources such as OED and DOLA to understand industries" instead of "conduct a statewide study"

Chapter 5. Economic Development
Strategies and Policies

Chapter 5. Economic Development Strategies and Policies We need to mention that many properties do not develop because of lack of infrastructure and services. Is the County willing to partner on these so development does occur?

Chapter 5. Economic Development Strategies and Policies We should go through and make sure we want to keep each item on the list.

Chapter 5. Economic Development Strategies and Policies changed wording a bit

Chapter 5. Economic Development Strategies and Policies added wording to reflect new multiple use concept

Chapter 5. Economic Development Strategies and Policies We should add something about how...

Ch. 5 Economic Diversity and
Vitality

We should check if the Task Force is still a thing
with the creation of the joint housing authority. I
am also unclear which category this should go in.

Ch. 5 Economic Diversity and
Vitality

Changed wording so it is a partnership, not just on
CCC

Ch. 5 Economic Diversity and
Vitality

Be more specific than Strive!

Ch. 5 Economic Diversity and
Vitality

This one doesn't have a good home

Ch. 5 Economic Diversity and
Vitality

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