

## Pond & Apartment Development

### City Responsibilities

- Install Pond Liner- \$193,200
- Build Road to Pond & Parking Lot for pond on both west and east sides- \$22,000
- Install the line from development storm water pond to ours- this helps with the circulation and saves dredging cost
- Maintenance of Fishing Pond

### Developer Responsibilities

- Excavate property for pond- they would get to keep the dirt – \$560,000
- Fully construct all aspects of their development including access from Cedar St.
- Would like to connect to the roads for the ponds
- Maintenance of the detention pond

### Estimated maintenance costs:

Floating dock, decking & rails:	\$500.00	Annually
Replace plastic floats for floating dock:	\$200.00	Annually (\$1,200 every 6 years)
Restroom maintenance:	\$4,500.00	Annually
Trail maintenance:	\$4,500.00	Annually
Mowing turf:	<u>\$9,000.00</u>	Annually
TOTAL:	\$18,700.00	

### NOTE:

Depending on the size and type of pond and if there is flowing water, dredging may be necessary. At this point it is unclear how often dredging might need to occur. A preliminary estimate to dredge a 1-acre pond (of 3 feet) is approximately \$50,000.00.

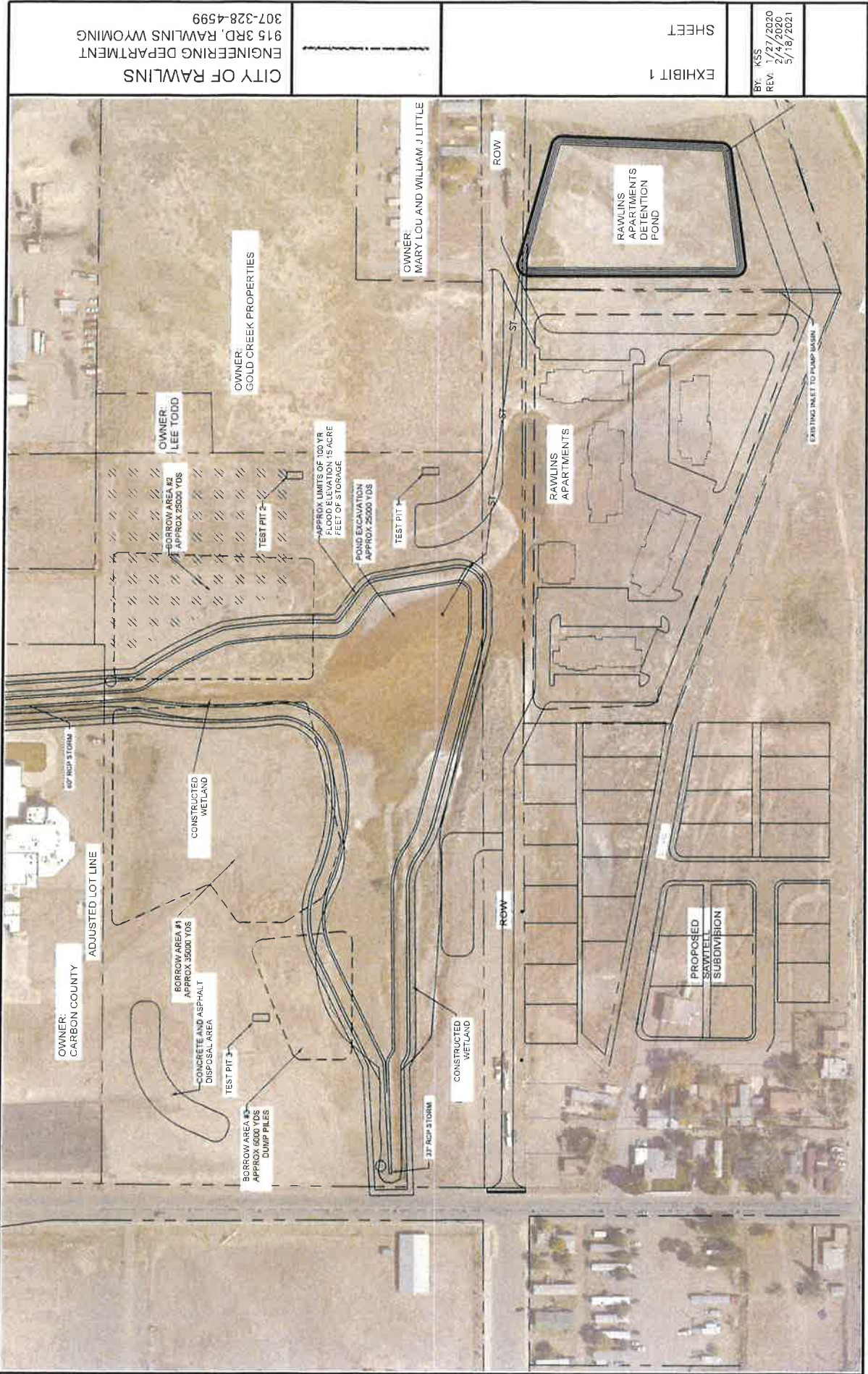
### Estimated liability mitigation measures (to make it a safe environment):

Install proper signage: “No swimming or diving”, “No boats or watercraft”, etc.

Properly maintain floating dock & railing:

Debris removal from pond

Safety, rescue measures on site: through rings, etc.



<div>BY: KSS</div> <div>REV: 1/21/2020</div> <div>2/4/2020</div> <div>5/18/2021</div>	<div>EXHIBIT 1</div> <div>SHEET</div>	<div>CITY OF RAWLINS</div> <div>ENGINEERING DEPARTMENT</div> <div>815 3RD, RAWLINS WYOMING</div> <div>307-328-4599</div>
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