

2015

Silverthorne Community Profile



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TOWN OF SILVERTHORNE
Community Development Department

March 2015

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Introduction

The Town of Silverthorne has experienced overwhelming change in the short time since its incorporation in 1967. Over the course of its existence, the Town has gone from a makeshift construction camp for workers building the Dillon Dam, to a convenient refueling stop along the Interstate, to a full-service, well-balanced community of an estimated 4,100 people.



The purpose of the Town of Silverthorne Community Profile is to provide current and historical information on the physical, social, and economic factors that have shaped the evolution of the Town. Information of this nature is helpful, not only for the Town government, but also for those thinking of starting a business here, relocating to the area, or for residents curious about their Town.



Setting

Silverthorne is located in the Colorado Rocky Mountains, approximately 70 miles west of Denver at an elevation of 8,730 feet. It is situated in the Lower Blue River Valley below peaks of 12,000 and 13,000 feet, and is surrounded on two sides by National Forest and Wilderness Areas. The Town is considered by many to be the gateway not only to Summit County, but also to much of Western Colorado, due largely to its excellent location as the first exit west of the Eisenhower Tunnel along I-70, at the intersection of Highway 9 and Highway 6. The Denver International Airport is roughly 100 miles from Silverthorne, approximately a two-hour drive. There are five ski areas within a half-hour drive from the Town - Breckenridge, Copper Mountain, Keystone, Arapahoe Basin and Loveland - and a few others, including Vail and Beaver Creek, less than an hour away.



Description

The Town of Silverthorne experiences a high number of visitors year-round, and has many natural features and built facilities to accommodate them. Among the most important of the recreational amenities is the Blue River, a Gold Medal Trout Stream that meanders through the heart of the community, making it a very popular fishing location. The river also provides a scenic stretch of whitewater for kayakers, canoeists, and rafters. In addition, the Blue River Trail runs along its shores and connects to the county-wide bike path system.

The 18-hole Raven at Three Peaks Golf Course on the north side of Town complements four parks, including a skateboard park, sand volleyball courts, tennis courts, and a soccer field at Rainbow Park. The 62,000 square foot Recreation Center, with four swimming pools, has a vast selection of exercise equipment. Lastly, the Town Pavilion, which is a year-round facility that can accommodate approximately 400 people, hosts many public and private events.

For shoppers, the Town offers 130 retail shops, including 80 spanning three phases of the Outlets at Silverthorne, with stores such as Nike, Ralph Lauren, Banana Republic, and Tommy Hilfiger. The Summit Place Shopping Center also provides a wide variety of shops and restaurants. There are approximately 26 restaurants in Silverthorne ranging from fast food to unique, sit-down establishments. The Town is also a desirable place for many service commercial businesses, and is the current location of three car dealerships, a Target store and a Lowe's store, and many contractor trade establishments. In fact, many county residents drive to Silverthorne just to take advantage of these unique services. With all of this going for it and more, Silverthorne has firmly established itself as a year-round community attractive to both residents and visitors.



Topography and Climate

Silverthorne is located in a scenic, high mountain valley carved by the Blue River. It is nestled below Buffalo Mountain and Red Peak, both part of the Gore Range to the west, and Ptarmigan Mountain and the Williams Fork Range to the east. Both sides of the valley are characterized by steep hillsides, large stands of lodgepole pine and aspen, and blue spruce and fir trees above 10,000 feet. The geographical size of Silverthorne is approximately 5.2 square miles, compared to 599 square miles for Summit County as a whole. The following is a condensed list of some of the more striking natural features to be found in and around the Town and some climatological information about the area:

Geographical Features

Eagles Nest Wilderness Area:
133,496 acres, established in 1976

Ptarmigan Wilderness Area:
13,175 acres, established in 1993

Gore Range:
Buffalo Mountain - 12,777 ft.
Red Peak - 13,111 ft.

White River National Forest:
2,272,896 acres encompassing large
portions of Summit County

Blue River:
Headwaters at Hoosier Pass; runs
through the Town to the Colorado
River; for an approximate length of
65 miles

Lake Dillon Reservoir:
Completed December 17, 1963;
surface area - 3,330 acres; Volume of
storage - 257,500 acre feet

Climatological Information

Average Annual Snowfall:
103.1 inches

Average Annual Precipitation:
14.4 inches

Average High/Low Temp in July:
87.4 °F/38.1 °F

Average High/Low Temp in January:
40.8 °F/-15.1 °F

Highest/Lowest Temperatures
Recorded:
92 °F/-32 °F

Average Annual Humidity
60%-65%

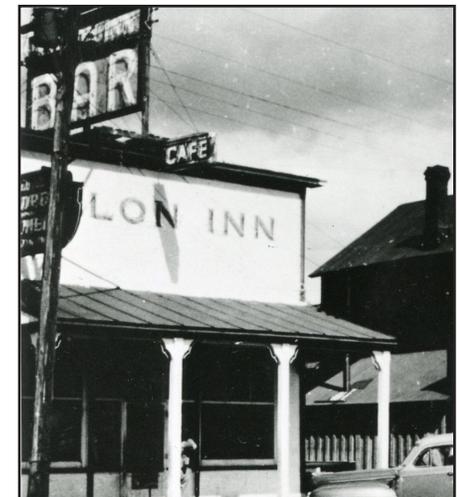
History

Incorporated as a Town since 1967, Silverthorne has a rich past. Credit for establishing the existing Town site goes to one of the more colorful characters in the history of Summit County, Judge Marshall Silverthorn. Known by most as "Judge" for his appointment as judge of the Miner's Court in Breckenridge, Silverthorn arrived in Breckenridge in 1859, and stayed long enough to build and operate the Silverthorn Hotel, and provide many important services to the young Town. According to the Breckenridge Journal, *"At times, in the early days, he was the principal, and sometimes the only, business man in camp. He was storekeeper, postmaster, justice of the peace, blacksmith and landlord by turns or all combined."*

Silverthorn also had a penchant for gold mining. In 1881, he and his colleagues purchased 160 acres from the US Government, in the area between the Blue River and HWY 9 in present-day Silverthorne. Envisioning great profits from gold extraction, Judge Silverthorn purchased the 7/8 interest from his friends and was the sole owner of the property when he applied for a Mining Patent for what became known as the Silverthorn Placer in April, 1882. Unfortunately, not much gold was found, and upon Silverthorn's death in 1887, Silverthorn Placer was given to his daughters. In the 1930's, the "e" was added to end of the name Silverthorn, when it was considered fashionable to have names ended in "e."

Various mining companies owned the land until 1953, when it, and several other placer mines, were purchased by Clayton Hill for \$18,500. Hill subdivided what are now the Buffalo, Silverthorn, and Silverthorne Colorado Subdivisions in the mid 1950's. In 1957, Myrth and Robert Z. Roush subdivided Ptarmigan Trail Estates. These subdivisions were home to the construction workers building the Dillon Dam, which began in the late 1950's and was officially completed on December 17, 1963. When Silverthorne became an incorporated Town on September 5, 1967, it consisted of approximately 400 acres, and by 1970 boasted a population of 400.

During the 1970's and 1980's, the Town adopted many of its Administrative and Zoning Regulations. The annexations of significant portions of Town also occurred during this time, most importantly that of Eagles Nest, which added 1,059 acres to the north of Town. In 1995, there was a major re-codification of the Silverthorne Municipal Code. Since that time, the Town has annexed two important subdivisions, Maryland Creek Ranch and Smith Ranch.



Photos of Old Dillon Inn and The Mint buildings in Old Dillon. At left, judge Marshall. Photos courtesy of the Summit Historical Society.

Population

Silverthorne is the second most populous Town in Summit County. As of December of 2014, the resident population was estimated at **4,100**¹. Regionally, the Town of Silverthorne lies within the Western Slope, which includes the resort areas within Summit, Eagle, Pitkin, Routt, and San Miguel Counties. Future population growth in the Western Slope is expected to occur at an approximate annual rate of 2%. Factors contributing to the growth include tourism, improved technology, baby-boomers becoming full-time retirees, and the appeal of the mountain life-style.

The Town's population has increased steadily over time from 400 in 1970, to 1,768 in 1990, to 3,887 in 2010. Summit County as a whole had an estimated permanent resident population of 28,637 in 2013, and an estimated peak population of 90,332², not including day- visitors. Monthly average population fluctuation indexes indicate that March has the highest seasonal population, and May has the lowest.

The rapid growth experienced during the 1990's was subdued beginning in 2000. Between 2000 and 2013, the County experienced an 21.6% increase in full-time residents, or roughly 1.6% growth in permanent population per year. Looking to the year 2030, the State Demography Office projects that the County's permanent resident population will grow to approximately 41,713, and Silverthorne's population will grow to approximately 5,750.

Demographics

Based on the data from the 2010 US Census, summarized on the table to the right, Silverthorne's population is aging and becoming more stable. Factors indicative of an aging population include the increase in the Median Age, and the decrease in the size of the cohort aged 25-44. In 2000, the Median Age in Silverthorne was 30.3, and the percentage of residents aged 25-44 was 42.3. Similarly, in 2000, only 2.9% of Silverthorne's population was 62 and over; an age cohort that grew to 11.3% by 2010. These demographic changes are likely to be the result of the aging baby boomers choosing to retire in Summit County, and Silverthorne becoming less transient and more stable.

An increase in ethnic diversity in the region is also evident in the 2010 Census data. The Hispanic population continues to grow, a trend that began in the late 1980s and increased significantly between 1990 and 2000. In the last decade, the percentage of the population that is Hispanic rose from 9.8% to 14.2%. In Silverthorne, in particular, Hispanics are more populous, at 21.6%. Ethnic diversification of the permanent resident population is expected to continue, influencing the demographic makeup of Silverthorne and Summit County.

¹ Figures from the State Demography Office and the Silverthorne Planning Department

² Based on 27,111 occupied housing units, 3000 hotel units, occupied at 3 persons per unit



Summit County Population (2013)	
Blue River	857
Breckenridge	4,763
Dillon	914
Frisco	2,753
Montezuma	67
Silverthorne	4,010
Unincorporated	15,273
Total	28,637

Silverthorne Ages (2010 Census Statistics)	
Median Age	37.1
Cohort Aged 25-44	32.6%
Cohort Aged 62+	11.3%

Silverthorne Races (2010 Census Statistics)	
White	72.7%
Hispanic	21.6%
Black	2.6%
Asian	1.4%

Education

Quality of education has always been a priority in Summit County, and the community has historically been one of the most educated in the country. According to the American Community Survey for 2009-2013, 48% of the population in Summit County aged 25 years and older holds a Bachelor's Degree or higher. In comparison, the State of Colorado has 37% and the United States has 28.8% respectively.

In the 2014-15 school year, the Summit School District had 3,341 students enrolled at the high school, middle school, and six elementary schools. Silverthorne Elementary, located in Town on Highway 9, provides education for kindergarten through fifth grade, and had an enrollment of 319 students. Summit High School (788 students) is located at Farmers Korner near Breckenridge, and the middle school (703 students) is in Frisco. Snowy Peaks High School, Summit School District's alternative high school, had 38 students.³

Colorado Mountain College (CMC) has two locations in Summit County: Dillon and Breckenridge. Between them, the Summit Campuses offer approximately 250 classes per semester. For the 2013-2014 school year, it served 3,313 full and part time students, with an average class size of 11 students. In August 2009, CMC opened a new state-of-the-art facility near Airport Road in Breckenridge. The college offers Associate Degrees in arts and sciences, various certificate programs, and continuing education classes. In Summit County, CMC also offers Bachelor's Degrees in Business Administration, Sustainability Studies, and Nursing.



Child Care & Preschool

According to Early Childhood Options, the lack of availability and the high expense of quality early care for children is a pressing social issue in Summit County. Summit County currently has 21 licensed home child care providers (7 in Silverthorne), 5 large child care centers, 3 small child care centers, and 5 school district preschool sites. At maximum capacity, those facilities serve 210 infants, toddlers, and preschool age children. The average daily cost of care for infants and toddlers is \$52, while that of preschool-age children is \$45.⁴

Nonetheless, since 2005, the quality of early care for children has steadily improved in Summit County. In 2014, there were 8 sites with a Qualistar rating, and 82% had a 3 or 4 star. In addition, two of the 21 family child care providers has a rating. Finally, with the support from the Right Start Project, Summit County provides scholarships for teachers working in licensed child care programs. In 2013, 75 local early childhood professionals held an Early Childhood Credential from the Colorado Office of Professional Development (ECO).

³ All statistics in paragraph based on Summit Daily News article from November 17, 2014

⁴ Source: Early Childhood Options

Housing

Based on the 2013 Summit County Workforce Housing Needs Assessment, there are more housing units in Summit County (30,250) than permanent residents (28,637). Given that on average 2.4 people reside per housing unit, Summit County has a surplus of approximately 18,000 units. That surplus in housing reflects the significant number of second homes in the County, and the relatively low percentage of the housing stock that is occupied by permanent residents.



Nonetheless, the ratio of permanently occupied housing units to vacant units (i.e. second homes) varies based on location within the County. Silverthorne is unique in that approximately 70% of its housing stock is permanently occupied. In addition, the percentage of owner-occupied units is significantly higher in Silverthorne at 45%, as compared to the County's 25%. This occurs in Silverthorne because the housing stock is relatively less expensive than in the rest of the county, and because there are more multi-family units by comparison. In the coming decade, the build-out of Three Peaks, Angler Mountain Ranch, and South Maryland Creek Ranch will likely increase the number of second-homes in Silverthorne. However, that effect may be counter-balanced when Smith Ranch, a proposed workforce housing development, is constructed.



Silverthorne also has a variety of deed-restricted properties aimed at providing housing for persons living and working in Summit County full-time, and earning less than a certain percentage of the Area Median Income. Apart from a number of 'single apartments' used as rental housing for employees of local businesses, there are owner occupied units in the Solorado and Retreat on the Blue developments. Rental housing for lower income residents is also available in the Villa Sierra Madre I and II, and Blue River Apartments developments. Maintaining an appropriate level of attainable housing for all income levels will continue to be a priority for the Town in the future.

OCCUPANCY OF HOUSING STOCK

Breckenridge	28.2%
Blue River	46.3%
Dillon	35.3%
Frisco	41.6%
Montezuma	45.5%
Silverthorne	70.4%
Unincorporated	39.4

Data based on 2010 Census

Below is a summary of zoned, platted, and built units in the Town of Silverthorne, updated in January of 2015.

Subdivision	Zoned	Platted		Built	
		SF	MF	SF	MF
Angler Mountain Ranch	232	82	98	27	54
Beaver Valley	48	48	0	48	0
Blue River Apartments	78	0	78	0	78
Blue River Mesa	79	79	0	71	4*
Blue River Office Center	0	0	0	0	3*
Blue River Run	111	31	80	27	80
Bristlecone Condos	6	0	8	0	8
C&B Storage	0	0	0	0	1*

Subdivision	Zoned	Platted		Built	
		SF	MF	SF	MF
Cottonwood Mobile Hm. Park	20	0	0	0	7
D&D Mobile Hm. Park	20	0	0	0	13
Eagles Nest	414	198	174	182	166
Enterprise Park	0	0	0	0	10*
L. Arnold Subdivision	1	1	0	1	0
Ox Bow Ranch	130	0	0	0	0
Ptarmigan Trail Estates	100	103	0	94	8*
Rainbow Village (RV)	51	0	34	0	34
Retreat on the Blue	41	0	36	0	36
Riverbend Condos	32	0	32	0	32
Riverfront Condos	45	0	45	0	45
S. Maryland Creek Ranch	83	0	0	0	0
Sierra Madre	150	0	61	0	61
Sierra Madre II	90	0	64	0	64
Silv. Heights Condos	11	0	11	0	11
Silv. Heights, Lot 13	39	0	0	0	0
Silverthorne Professional Park	0	0	0	0	3*
Silverthorne Business Center	0	0	13	0	13
Silverthorne Colorado	11	8	4	7	13*
Silverthorne Heights	20	0	20	0	20
Silverthorne Sub #1	177	9	0	9	4*
Silverthorne Sub #2	0	2	0	2	1*
Smith Ranch	309	0	0	0	0
Solarado	8	0	8	0	8
The Ponds at Blue River	134	0	84	0	84
Three Peaks	331	302	26	222	26
Unsubdivided Comm.	0	0	0	0	1*
Unsubdivided R-15, 6 ac.	90	0	0	0	0
West of the Blue Thms	17	0	17	0	17
Willow Creek Highlands	95	89	0	62	0
Willow Grove #1	27	14	9	13	9
Willow Grove #2	93	8	82	19	56
Willowbrook Meadows	325	151	147	153	130



Table Notes: * Indicates built MF units that are or have single apartments. Willow Grove includes Willow Grove #1 and #2, Silvergrove, Riley Road Triplex, and Westview. Eagles Nest includes the Ranch at Eagles Nest, Peregrine Ridge Subdivision, Ponderosa Condos, Eagles Glen, and Hideaway Townhouses. Three Peaks includes Osprey Reserve, Fox Valley Ranch, and Homestead at Three Peaks.

TOTALS:

Zoned Units: 3,343
 Platted Units: 2,272
 Built Units: 2,051

BUILT UNIT MIX:

Single Family Units: 961 (47%)
 Multi Family Units: 1,047 (51%)
 Accessory Units: 43 (2%)

PERCENT BUILT OUT:

Built/Zoned: 61.4%
 Built/Platted: 90.3%

Economic Activity

BUILDING

Beginning in 2003, there was an increase in commercial building permit valuations due to the construction of a Target retail store, followed by the remodeling of the Silverthorne Outlet Stores in 2005. This growth in commercial activity was paralleled by growth in residential development beginning in 2004, and continuing at a strong pace through 2008. Development activity in all sectors slowed significantly in 2008 and 2010 due to the national economic recession. Beginning in 2011, commercial growth recurred with the construction of a Lowe’s, AutoZone, Carquest, and Murdoch’s retail stores. In 2014, commercial growth increased again with the proposed construction of a Hampton Inn & Suites hotel.

Year	Number of Permits	Total Valuation	Residential Valuation	Commercial Valuation
2006	87	\$18,413,925	\$16,169,400	\$2,244,525
2008	96	\$29,528,485	\$24,479,480	\$5,049,005
2010	51	\$14,478,503	\$7,530,503	\$6,948,000
2012	55	\$9,756,476	\$8,138,249	\$1,618,227
2014	81	\$31,311,754	\$19,151,518	\$12,160,236



BUSINESS LICENSES

There were a total of 1,241 business licenses issued as of the December of 2014. That number includes many businesses located throughout Summit County and the State, as well as some from out-of-state. Since 2000, Silverthorne has seen an increase of service commercial as well as retail business licenses. There are a total of 412 businesses located within Silverthorne Town limits, in the categories shown on the table to the right.

LOCAL BUSINESS LICENSE CATEGORIES

Service Commercial	120
Retail	116
Restaurants	28
Office/Professional	33
Lodging	13
Rentals	25
Real Estate	3
General Contractors	68
Wholesalers	6

SALES TAX, RETAIL SALES, AND OTHER TAXES

As a home rule municipality, the Town of Silverthorne is authorized to collect its own taxes. The Town began self-collection of its 2% share in August, 1995. Retail sales inside the Town limits are taxed at a rate of 7.775%, which includes a 2.9% Colorado State tax, a 2% Summit County tax, a 0.75% Summit County Transit tax, a 2% Town of Silverthorne tax, and a 0.125% Summit Combined Housing Authority Tax. The Town relies heavily on revenue generated from sales tax, which is the combined 4% in sales tax from the Town and Summit County.

SILVERTHORNE SALES TAXES BY MONTH OF THE YEAR (in Dollars)

	2008	2010	2012	2014
January	646,442	575,221	613,612	691,694
February	701,643	592,815	595,268	682,500
March	895,655	757,579	718,051	879,003
April	539,367	500,287	631,867	606,570
May	523,097	435,020	479,708	619,820
June	730,057	634,016	695,673	869,150
July	781,047	721,759	774,222	890,855
August	746,545	672,039	773,019	893,121
September	831,597	638,468	782,144	836,747
October	588,032	510,793	595,102	680,653
November	601,610	590,795	635,360	713,747
December	891,595	873,798	866,971	1,065,155
TOTAL	8,476,687	7,502,589	8,160,996	9,429,015



The Town of Silverthorne does not collect property tax. However, the Town does have a Development Excise Tax, a one-time charge on new residential development of \$2.00 per square foot. The Town also imposes a Lodging Tax of 2% on rental of lodging units for occupancy of less than 30 days. Eighty-five percent of the collected Lodging Tax is used for Parks, Trails and Open Space and the remaining 15% of the lodging tax is used for marketing.

TOWN COMPARISONS OF ANNUAL SALES TAXES (2006-2014)

Year	Silverthorne	Breckenridge	Dillon	Frisco
2006	7,899,155	12,092,192	3,749,133	5,815,518
2008	8,476,687	12,067,547	4,320,905	6,030,388
2010	7,502,589	12,836,856	4,339,129	5,201,463
2011	7,751,173	12,517,771	4,504,581	5,390,844
2012	8,160,996	13,369,549	4,667,060	5,543,388
2013	8,983,606	14,839,044	5,109,066	5,905,233
2014	9,429,015	16,191,894	5,376,688	6,852,990

Town Government

The Town of Silverthorne is a home rule community consisting of a council-manager government with power vested in an elected, seven-member Town Council. The Home Rule Charter details the governing structures and procedures, financial controls and responsibilities, and methods for citizen participation. The Town Council enacts local legislation, adopts budgets, determines policies, and appoints a Town Manager to administer the Town government. The Town Council also appoints a seven-member Planning Commission, whose primary responsibilities are to review development proposals, and to update the Comprehensive Plan and the Three-Mile Plan periodically.



TOWN COUNCIL AND PLANNING COMMISSION MEMBERS

Town Council

Bruce Butler, Mayor
 Anne Marie Sandquist, Pro Tem
 Jon Bird
 Russ Camp
 Derrick Fowler
 Peggy Long
 Stuart Richardson

Planning Commission

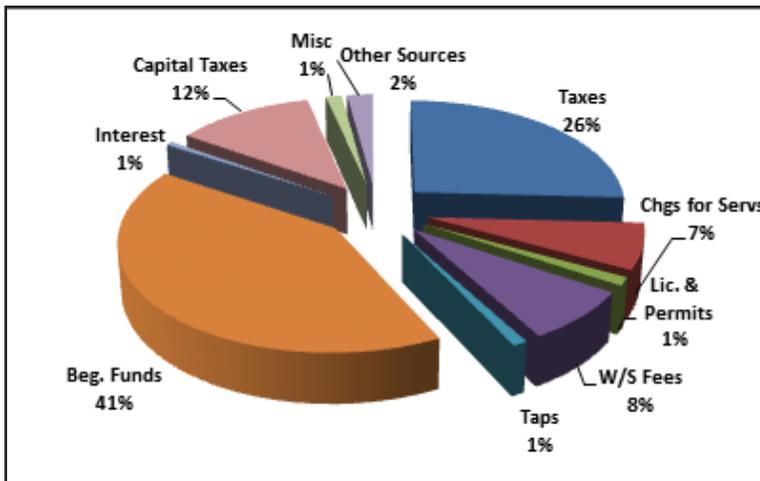
Robert Kieber, Chairman
 Tanya Shattuck, Vice Chair
 Stan Katz
 Tom McDonald
 JoAnne Nadalin
 Donna Pacetti
 Brian Wray

SILVERTHORNE STAFF

Department	Director	Employees
Manager's Office	Ryan Hyland	4
General Government	Donna Braun	6 (+2PT)
Community Development	Mark Leidal	7
Public Safety	Mark Hanschmidt	18
Public Works	Bill Linfield	21 (+ 7PT)
Water & Sewer/JSA	Bill Linfield	12
Recreation & Culture	Joanne Cook	21 (+120 PT)
Pavilion	Joanne Cook	5 (+11PT)
TOTAL		94 (+ 140 PT)

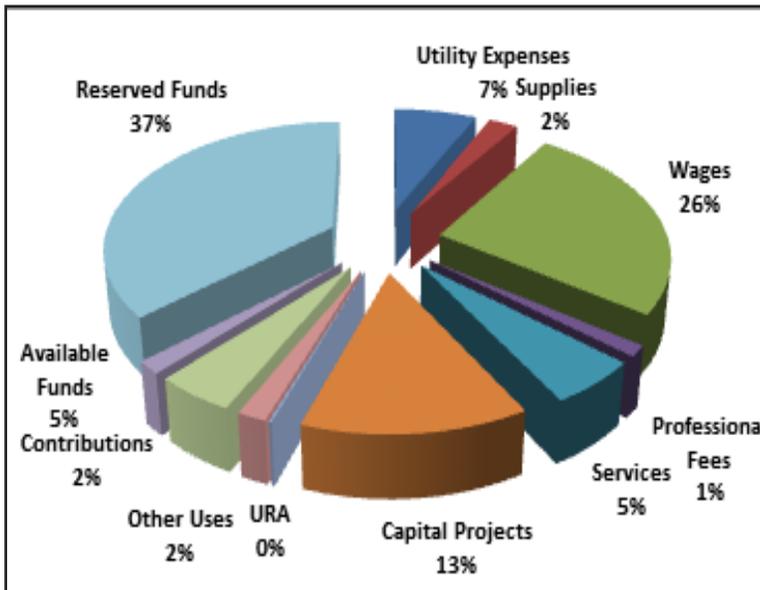
Financial Plan

Silverthorne generally considers revenues in three categories: Taxes are imposed for the purpose of generating revenue; Charges for Service / Licenses & Permits recover costs from those benefiting from the service; and Fines are assessed with the purpose of changing behavior or impacting social decisions. The Town conservatively projects revenues due to the heavy dependence on retail sales tax, and the possible fluctuations in its resort economy. The Town's total sources and uses for all funds for 2015 are approximately \$29,166,796.



2015 Sources of all Funds

2014 SALES TAX REVENUE BREAKDOWN:	
Outlets	35%
Consumer Retail	24%
Food/Liquor	16%
Building Retail	10%
Automotive	7%
Services	5%
Lodging	3%



2015 Uses of all Funds

Budget

Below is the 2015 Budget Summary per Fund. *(Numbers in Dollars)*

	General	Capital & Special Revenue	Enterprise	Silverthorne Urban Renewal	Grand Total
Funding Sources					
Sales Tax	6,703,415	2,826,395	-	-	9,529,810
Other Taxes	819,534	611,141	-	31,463	1,462,138
Licenses & Permits	269,533	90,000	-	-	359,533
Charges for Services	2,023,910	-	2,245,831	-	4,269,741
Fines & Forfeits	125,000	-	-	-	125,000
Interest	81,266	35,339	63,709	-	180,314
Tap Charges	-	-	286,000	-	286,000
Miscellaneous	70,000	147,000	5,000	60,000	282,000
Other/ Transfers	464,054	76,000	101,000	12,000	653,054
Total Revenues	10,556,712	3,785,875	2,701,540	103,463	17,147,590
Beginning Sources	5,417,711	2,354,227	4,247,268	-	12,019,206
Total Available	15,974,423	6,140,102	6,948,808	103,463	29,166,796



	General	Capital & Special Revenue	Enterprise	Silverthorne Urban Renewal	Grand Total
Expenditures					
General Gov't	2,246,075	122,112	-	-	2,368,187
Public Safety	1,954,162	-	-	-	1,954,162
Public Works	2,595,830	-	-	-	2,595,830
Comm. Dev.	809,248	-	-	-	809,248
Recreation	2,930,241	-	-	-	2,930,241
Capital Outlay	-	3,520,900	361,250	-	3,882,150
Water&Sewer	-	-	2,013,132	-	2,013,132
Urban Ren. Authority	-	-	-	49,300	49,300
Other/ Transfers	12,000	152,000	343,649	-	507,649
Total Expend.	10,547,556	3,795,012	2,718,031	49,300	17,109,899
Ending Sources	5,426,867	2,345,090	4,230,777	54,163	12,056,897
Total Commitment	15,974,423	6,140,102	6,948,808	103,463	29,166,796

Utilities

SEWER

Wastewater collection and treatment facilities are paid for through the sewer enterprise fund. The Town Utility Department maintains the sewer collection system, which serves all development within Silverthorne Town limits. The Silverthorne/Dillon Joint Sewer Authority operates the Blue River Wastewater Treatment Plant located at the north end of Town. The Plant has a total capacity of 4 million gallons a day. The plant serves Silverthorne, Dillon, Dillon Valley, Buffalo Mountain Metro District (Wilderness), and Mesa Cortina. The Town of Silverthorne is the lead agency for the Joint Authority, and is responsible for managing the capital improvement programs, operation, and maintenance of the plant and interceptor lines.



WATER

Water production and distribution facilities are paid for through the Town of Silverthorne water enterprise fund. The Town has a system of wells, storage tanks, booster stations, and distribution lines. There are 8 wells, 6 of which produce 300 gallons/minute, and 2 in Eagles Nest, which produce 450 gallons/minute. The Town has 5 water storage tanks, all located underground, that provide a total storage capacity of 2.7 million gallons. The Town's water system has 7 pressure zones. The system serves all development within Silverthorne Town Limits.

Employment

MAJOR FULL-TIME EMPLOYERS

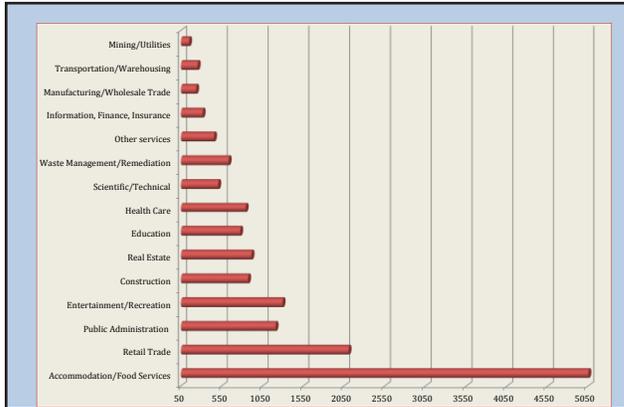
The Silverthorne region has a diverse range of employers. In 2014, the total number of businesses physically located in the Town of Silverthorne was estimated at 412. Beyond the major employers listed below, there are large companies with a presence in the area, (e.g., UPS and Fed EX) and employers with large seasonal staffs, such as the Raven Golf Course and Neils Lunceford.

In Silverthorne		In Summit County	
Outlets at Silverthorne	600-800	Keystone Resort	1,100-2,400
Target	130-150	Breckenridge Resort	400-2,100
Lowe's	110-150	Copper Mountain	550-1,650
Town of Silverthorne	94-140	Beaver Run	150-200
CO Mountain Express	35-100	Summit County Gov't	490
Summit Ford	45	Summit School District	560
Xcel Energy	45	Summit Medical Ctr.	250-290
Murdoch's	30-40		

WORKFORCE

Figures from the Colorado Department of Labor show that the labor force in Summit County has remained relatively flat since 2000, at an average annual growth rate of 0.08%. Significant increases in the labor force occurred prior to 2006. However, those increases were counterbalanced by decreases in the labor force during the national economic recession between 2008-2010. In 2014, the labor force in Summit County surpassed the 2008 numbers at 17,455. The Colorado Department of Local Affairs predicts steady growth in the workforce in the decades ahead, reaching approximately 23,849 by 2040.

Unemployment rates averaged 4% during the period of 2000-2008, and grew to a high of 8% in 2010. Unemployment rates have since declined to an average of 5.8% in 2013, and 4% in 2014. In 2014, unemployment rates fluctuated from 2.4% in December to 6.6% in May. Those numbers reflect the averages over the last decade, which indicate that unemployment in Summit County varies from a low in December of 3.9% to a high in May of 6.3%.



According to the Colorado Department of Labor, the largest major industry sector for Summit County in 2013 was the Accommodation and Food Services sector, with 36.6% of the employment. County-wide the retail trade sector is second with 12.6%, and the Entertainment/Recreation is third with 7.8%. Those percentages remained flat during the 2000's.



SUMMIT COUNTY HISTORIC AVERAGE ANNUAL WORKFORCE

2004	16,069
2006	17,059
2008	17,087
2010	16,509
2012	16,689
2014	17,455

INCOME

The Department of Housing and Urban Development (HUD) establishes the Area Median Income (AMI) for a community. The Median Income divides the area's income distribution into two equal groups, and reflects the number in the middle of the distribution. It is also adjusted for household size. The 2014 AMI for Summit County is \$63,600 for a single person household, \$72,700 for a two person household, and \$90,800 for a household of four.

Another measure of income, the Per Capita Personal Income (PCPI), is tabulated by the Bureau of Economic Analysis, and reflects the average of all incomes. The PCPI for Summit County in 2013 was \$49,393, and reflected a 1.5% increase from 2010. Based on per capita income in 2013, Summit County ranked 14th in the State and was above the national average. Summit County has sustained a higher PCPI than the State and National averages since 1977, though it has experienced slower growth in recent years.

SUMMIT COUNTY PROJECTED AVERAGE ANNUAL WORKFORCE

2016	16,261
2018	16,584
2020	17,233
2025	18,942
2030	20,627
2040	23,849

Recreation and Parks

The Town adopted a revised Parks, Open Space, and Trails Master Plan in 2014 that is the Town's guide for future investment in parks, open space, and trails. Furthermore, the Recreation and Culture Department has a Strategic Master Plan that was adopted in 2009, and that is used to guide decisions regarding the Recreation Center and the Pavilion.



SILVERTHORNE RECREATION CENTER

The Town's Recreation Center, located at 430 Rainbow Drive, officially opened on August 20, 1994. The 62,000 square foot center houses four pools (lap pool, deep pool, play pool, slide pool), an indoor hot tub, a steam room and sauna, aerobics and weight rooms, and an 8,106 square foot gymnasium with a 1/11 mile track.

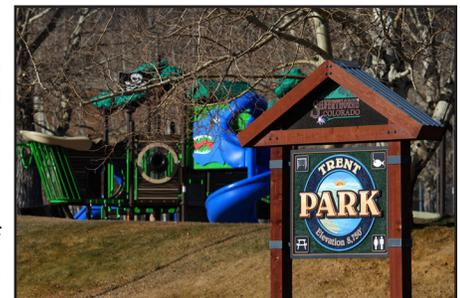


TOWN PARKS

Rainbow Park: a 12 acre park (the Town's largest) on Rainbow Drive that contains a multi-purpose football/soccer field, two tennis courts, a basketball court, four outdoor sand volleyball courts, a walking path, a children's playground, picnic shelters, a skate board park and public restrooms. Its bowl-shaped field, which lies below the rest of the park, also serves as an amphitheater for spectator events and community festivals. This park is classified as a Community Park.



Trent Park: a 3.8 acre neighborhood park at the entrance to Willowbrook. It consists of a pavilion, a baseball field, two tennis courts, a pirate-themed play structure, picnic tables, and a small fishing pond for kids. The tennis courts at Trent Park are also striped for pickleball.



Arctic Placer Park: a 1 acre neighborhood park with a small covered picnic area and children's playground equipment. Although not intended as a major trailhead due to limited parking, this park provides access to National Forest land just west of the Town via soft surface trails.

River's Edge Park: Built in 2012, River's Edge is located west of SH 9 just north of the I-70 Interchange. It has walking paths, picnic tables and benches, providing access to the Blue River within close proximity to the Outlets and its restaurants.

Cottonwood Park: a 17 acre parcel across Highway 9 from Eagles Nest that remains undeveloped at this time, but is included in future plans as a multi-use park.

North Pond Park: a 5 acre passive park located directly south of Cottonwood Park. This is a unique mountain wetland and pond area that is home to osprey nesting and quality fishing. Recreational opportunities include canoeing, bird and wildlife viewing, river and pond fishing, interpretive activities, ice skating, hockey and ice fishing. Restrooms, parking, fishing docks and picnic pavilions are also available. The North Pond is also a future trail head site for the Blue River Trail and it is a Blue River access point for anglers.

Chapter 6

COUNTY PARKS

Blue River Park: a 21 acre regional park housing the Spider Stephens Memorial Softball Complex at the base of the Dillon Dam. It consists of four softball fields, providing a venue for the Summit County Softball Leagues and youth soccer.

BLUE RIVER TRAIL

The Blue River Trail is Silverthorne’s recreational backbone and link to the county-wide paved trail system. The trail begins at the top of the Dillon Dam and ends at North Pond Park, with plans to extend it northward through the Cottonwood Park area. Along the way, it passes by the three villages of the Outlets at Silverthorne, Town Center, Town Hall, the Silverthorne Library, and Willow Grove Open Space Park. The Blue River Trail is unique to the Summit County Recreation Path system because it is a meandering, family-friendly paved trail. Some of the most spectacular views of the Blue River can be seen from the trail. Numerous public fishing access points are available, along with many benches and picnic areas.

THE BLUE RIVER

Considered by many residents to be the heart and soul of the community, the Blue River runs through the center of Town and is home to some of the best catch-and-release fly fishing in the state. The river is a Gold Medal Fishing Stream, which means that it has a higher percentage of fish 14” or longer than most rivers. The Blue River, within the Town of Silverthorne, is “catch and release” only. In the past decade, the Town has received grant funds to complete improvements to the river to provide better fish habitat. There are several good access points along the river throughout Town and north of Town along Highway 9.

OPEN SPACE

The presence of open space in the Town supports long-held community values for passive recreation. The Town has assembled 215 acres of open space properties within the Town limits. Open space areas include the Willow Grove Open Space Park, and undisturbed portions of the Ponds, Angler Mountain Ranch, Blue River Run, Cottonwood, and the Ray Property.

LAKE DILLON AND GREEN MOUNTAIN RESERVOIR

Lake Dillon is the centerpiece of Summit County and is the focus for many activities over the course of the year, including many regattas and the Fourth of July fireworks. At an elevation of 9,000 feet, it boasts the highest yacht club in the nation and maintains marinas in Dillon and Frisco. The reservoir was completed in December of 1963, has a surface area of 3,300 acres, a shoreline of 24.5 miles, and a storage volume of 257,500 acre feet.

Green Mountain Reservoir, located about 25 miles north of Silverthorne, allows recreational vehicles and activities that have more of a motorboat, water-skiing, and jet ski orientation, but is also very popular for windsurfing. At approximately 7,700 feet above sea level, the reservoir is warmer than Lake Dillon and is the



lowest elevation point in Summit County. Camping and boating at the reservoir have long been favorite activities of Summit County residents. The reservoir was filled in the spring of 1943, has 1,800 acres of surface area, and has a storage volume of 146,900 acre feet.

RAVEN AT EAGLES NEST GOLF COURSE

This privately-owned course is an 18-hole, 7,000 yard, par 72 golf course with spectacular views along the way. The course was built in the mid-1980's in the Eagles Nest Subdivision on the north end of Town. The course was rebuilt in 2000, and reopened with additional amenities including a clubhouse, which features a golf shop, a restaurant, patio dining, and "cart-through" refreshments. Club members also benefit from a private lounge, lockers, and sun deck.



NORDIC CENTER

The Silverthorne Nordic Center is located at the Raven Golf Course on Golden Eagle Road. The course is maintained by the Raven Maintenance Crew and is open daily from sunrise to sunset. The Nordic Center offers several different levels of trails, which are clearly marked with different colored signs. The North trail is a 2.5 mile intermediate trail. The South trail is 2.3 miles and groomed for beginners.



HIKING AND MOUNTAIN BIKING

The offerings for these activities are nearly endless, as there are miles and miles of opportunities within minutes of Silverthorne. Hiking and horseback riding trailheads for the 133,496 acre Eagles Nest Wilderness Area may be accessed at the top of Ryan Gulch Road in Wildernest, in Mesa Cortina, Willowcreek Highlands, or Eagles Nest Subdivision. Ptarmigan Trail, provides stunning views of the Gore Range. Several guidebooks are available to help locate the numerous backcountry trails in Summit County.



SKIING

Skiing is the mainstay of the economy in Summit County and the primary reason most people come to visit and live here. Colorado accounts for 22% of ski and snowboard visits in the US. Colorado resorts also have more area to ski and snowboard than other states, including Utah, Vermont, and New York.⁵ There are four world class ski resorts within the Summit County limits.

The first ski area to open in the County was Arapahoe Basin, which started towing skiers up the hill in 1949. Breckenridge Ski Area opened in 1961, followed by Keystone in 1970 and Copper Mountain in 1972. By the 1979-80 season, the four Summit resorts topped the 2 million mark for skier visits; and by the 1989-1990 season, they had gone over the 3 million mark. In 2014, Colorado Ski Country USA announced that statewide skier visits totaled about 12.6 million for the 2013-2014 season, making it Colorado's best season on record.

SKIER VISITS

2012-2013 Season

USA	56.6 Million
Colorado	11.4 Million
New York	4 Million
Utah	4 Million
Vermont	3.9 Million

⁵ Based on information from Colorado Ski Country USA (www.coloradoski.com), and a June 13, 2014 article in the Summit Daily News

Community Agencies

Silverthorne Town Government 601 Center Circle (PO Box 1309) Silverthorne, CO 80498 970-262-7300 www.silverthorne.org	Lake Dillon Fire Authority 401 Blue River Parkway PO Box 4428 Silverthorne, CO 80498 970-513-4202
Silverthorne Recreation Center 430 Rainbow Drive (PO Box 1309) Silverthorne, CO 80498 970-262-7370	United States Post Office 390 Brian Avenue Silverthorne, CO 80498 800-275-8777
US Forest Service 680 Blue River Parkway PO Box 620 Silverthorne, CO 80498 970-468-5400	Summit Cty. Chamber of Commerce PO Box 5450 Frisco, CO 80443 970-668-2051 www.summitcountychamber.org
Silverthorne Elementary School 101 Hamilton Creek Dr. PO Box 1039 Silverthorne, CO 80498 970-368-1600 www.summit.k12.co.us	Summit County Government 0037 County Road 1005 Frisco, CO 80443 PO Box 68, Breckenridge, CO, 80424 970-453-2561 www.co.summit.co.us
Colorado Mountain College 107 Denison Placer Rd. (PO Box 2208) Breckenridge, CO 80424 970-453-6151 www.coloradomtn.edu	Summit Historical Society 403 La Bonte Street (PO Box 143) Dillon, CO 80435 970-468-2207 www.summithistorical.org
Xcel Energy (Gas/Electric) 200 W. 6th Street PO Box 1819 Silverthorne, CO 80498	QWEST (Telephone Service) 591 Center Circle PO Box 739 Silverthorne, CO 80498
St. Anthony Summit Medical Ctr. 340 Peak One Dr. (PO Box 738) Frisco, CO 80443 970-668-3300 www.summitmedicalcenter.org	Summit County Library-North 651 Center Circle Silverthorne, CO 80498 970-468-5887 www.summitcountylibraries.org
Family Intercultural & Resource Center 251 W. 4th Street (PO Box 1636) Silverthorne, CO 80498 970-262-3888 www.summitfirc.org	Summit Community & Senior Center 0083 Nancy's Pl., CR 1014 PO Box 1845 Frisco, CO 80443 970-668-2940
Our Lady of Peace Catholic Church 89 Smith Ranch Road Silverthorne, CO 80498 970-668-0250	Abundant Life Church 400 Palmers Drive Silverthorne, CO 80498 970-468-0870

