



Memo

To: City Council

From: Danny Paul, Public Works Director

Ryan Dennison, Parks & Recreation Director

Date: November 25, 2025

Re: Yampa Valley Golf Course Flood Mitigation Recommendation

Background

Following the first and second construction seasons in the spring of 2024 and 2025 at the Craig River Park, some flooding occurred on the 16th fairway of the Yampa Valley Golf Course. The flooding occurred during lower-than-average spring runoff. With the creation of the Craig River Park, changes in river dynamics may have contributed to the flooding on the 16th fairway. The Golf Course has historically experienced seasonal flooding as was documented by the Steamboat Pilot & Today in 2010.

To address concerns from the Golf Course, the City of Craig engaged its engineering consultant, SGM Engineers, to develop a mitigation plan involving the construction of an earthen berm along the affected area. See Attachment 1 for the recommended design.

The City has held several meetings with representatives of the Golf Course during the design and review process. The Golf Course has reviewed and accepted the City's berm design in a good faith effort to help reduce the frequency of flooding on the 16th fairway.

Alternatives

Several solutions were explored to mitigate the flooding that occurred on the 16th fairway. One design would have resulted in significant environmental impacts that would lead to increased costs and time to get approval from environmental regulatory agencies. The recommended design does not cause any environmental issues or require permits from environmental regulatory agencies.

Construction

The design engineers and the Golf Course would like to complete the berm construction during winter months when the course is not open to the public and when the ground is hard to limit disturbance to the surrounding fairways and greens. If approved by City Council, the construction will move forward in December 2025 after the ground has hardened.

Project Cost

City staff has obtained proposals from Anson Excavating and Duran & Pearce Contractors, Inc. to complete the berm construction. Anson Excavating has active construction nearby

at the Craig River Park which gives them some advantage with the proximity of equipment and personnel resources. Anson Excavating has submitted a proposal in the amount of \$31,717.00 and Duran & Pearce has submitted a proposal in the amount of \$62,900.00. Both contractors are qualified and available to complete the work. See Attachment 2 for the proposals from Anson Excavating and Duran & Pearce Contractors.

Funding

The Parks & Recreation Department has postponed its plan to pave the service road off Woodbury Drive into the west side of Woodbury Park. As a result, the Department has \$35,000 of approved funding that could be repurposed to complete the berm mitigation work at the Golf Course this year.

Memorandum of Understanding (MOU)

To ensure the Golf Course approves the design and accepts responsibility to own and maintain the earthen berm, an MOU has been prepared and sent to the golf course board for its review and approval. As of November 20th, this agreement has not been executed but staff are confident the Golf Course will accept the terms and conditions in the MOU. See Attachment 3 for the draft MOU.

Recommendation

Staff recommends selecting Anson Excavating to complete the construction of the earthen berm in December when the ground is hardened. Staff recommends repurposing the \$35,000 available budget in the Park & Recreation Department to complete this project.

Attachments

1. Flood Mitigation plan by SGM Engineers
2. Cost proposals from Anson Excavating and Duran and Pearce Contractors
3. Draft Memorandum of Agreement with the Golf Course

Golf Course berm construction bid

1. **Import topsoil fill** **Approx. 272 CY** **lump sum \$** 9,792.00

load and haul topsoil (approx. 272 CY placed volume) from adjacent Yampa River park to designated staging area at golf course, including all equipment, materials and labor.

2. **Import riprap** **Approx. 55 CY** **lump sum \$** 5,775.00

buy, load and haul riprap from source to designated staging area at golf course, including all equipment, materials and labor.

3. **Revegetation and Restoration** **lump sum \$** 7,500.00

apply erosion control measures and restore site in coordination with Golf Course and City staff, including re-seed using City dry land seed mix.

4. **Install berm** **lump sum \$** 7,500.00

place and compact imported topsoil and riprap on pond side slope, including all golf course protections, tracking pads, erosion control, field survey, equipment, materials and labor.

5. **Mob/demob** **lump sum \$** 1,150.00

to include mob, demob, and project overhead, and all non-task specific project management.

Total Bid Amount \$ 31,717.00

Price Includes 18" RCP - Approx 20 to 30 Ft, one way Flapper valve on outlet side

Contractor Anson Excavating

M.A. M

Name PMiles

Signature *Teter*

11-20-2025

Date 11/5/25



"HELD TO A HIGHER STANDARD"

PROPOSAL

November 20th, 2025

City of Craig
Attn: Danny Paul
300 W 4th St
Craig, Co 81625

RE: Golf Course Berm

Mr. Paul,

Thank you for giving Duran & Pearce Contractors the opportunity to submit pricing for the installation of the Golf Course Berm. Scope of work is per the Construction Documents provided by the City of Craig. Duran & Pearce Contractors will try to complete the work in the first 2 weeks of December. If not able to complete the work in December, the work will be completed no later than March 1st, 2026.

Please review the Bid Form and let me know if you have any questions.

Thank you,

A handwritten signature in black ink, appearing to read 'Derek Duran', with a stylized flourish at the end.

Derek Duran
Derek.dpcontractors@gmail.com
970.629.8360 Cell

Golf Course berm construction bid

1. **Import topsoil fill** **Approx. 272 CY** **lump sum \$** 9500.00

load and haul topsoil (approx. 272 CY placed volume) from adjacent Yampa River park to designated staging area at golf course, including all equipment, materials and labor.

2. **Import riprap** **Approx. 55 CY** **lump sum \$** 7900.00

buy, load and haul riprap from source to designated staging area at golf course, including all equipment, materials and labor.

3. **Revegetation and Restoration** **lump sum \$** 4200.00

apply erosion control measures and restore site in coordination with Golf Course and City staff, including re-seed using City dry land seed mix.

4. **Install berm** **lump sum \$** 39,300.-

place and compact imported topsoil and riprap on pond side slope, including all golf course protections, tracking pads, erosion control, field survey, equipment, materials and labor.

5. **Mob/demob** **lump sum \$** 2,000.-

to include mob, demob, and project overhead, and all non-task specific project management.

Total Bid Amount \$ 62,900.00

Sixty Two Thousand - Nine Hundred 00 / 100

Contractor DURAN & PEARCE CONTRACTORS

Name DEREK DURAN

Signature 

Date 11/20/2025

Attachment 3

MEMORANDUM OF UNDERSTANDING

Between the City of Craig and the Yampa Valley Golf Course Regarding Berm Construction Adjacent to the 16th fairway.

1. Purpose

The purpose of this Memorandum of Understanding (MOU) is to establish a mutual understanding regarding the design, construction, responsibilities, and ongoing obligations related to the installation of a berm along the 16th fairway of the Yampa Valley Golf Course. This berm is intended to help reduce flooding impacts caused by the Yampa River near the newly developed Craig River Park.

2. Background

Following the first and second construction seasons in the spring of 2024 and 2025 at the Craig River Park, some flooding occurred on the 16th fairway. The flooding occurred during lower-than-average spring runoff. With the creation of the Craig River Park, changes in river dynamics may have contributed to the flooding on the 16th fairway. The Golf Course has historically experienced seasonal flooding as was documented by the Steamboat Pilot & Today in 2010.

To address this, the City of Craig engaged its engineering consultant, SGM, to develop a mitigation plan involving the construction of an earthen berm along the affected area. The City has met on numerous occasions with representatives of the Golf Course during the design and review process. The Golf Course has reviewed and accepted the City's berm design in a good faith effort to help reduce the frequency of flooding on the 16th fairway.

3. Exhibit

The design drawings and technical specifications for the berm prepared by SGM are attached to this MOU and incorporated by reference as Exhibit 1.

4. Responsibilities of the City of Craig

- Fully fund, construct, and manage the berm project as designed by SGM.
- Coordinate construction access with the Golf Course to minimize disruption to operations.
- Oversee the contractor and ensure the berm is built in accordance with the approved design specifications.
- Communicate regularly with Golf Course representatives throughout construction.

5. Responsibilities of the Yampa Valley Golf Course

- Allow reasonable access to the berm construction area, including determination of mutually acceptable ingress/egress routes.
- Recognize that the berm is intended to reduce flooding occurrences but will not eliminate all future flooding.

- Hold the City of Craig harmless from any and all present or future claims, maintenance requirements, damages, or monetary obligations associated with the berm once construction is complete.
- Accept all long-term responsibility for maintenance, upkeep, or repairs of the berm following project completion.

6. Mutual Understandings

- Both Parties understand that the berm is a mitigation measure, not a guarantee against flooding.
- Both Parties agree to collaborate in good faith during the construction period.
- Nothing in this MOU shall be interpreted as creating a binding contract, financial obligation, or legal partnership between the Parties beyond the commitments expressly stated.

7. Term

This MOU becomes effective upon signature by both Parties and remains in effect unless amended or terminated by mutual written agreement.

8. Signatures

City of Craig

By: _____

Name:

Title:

Date:

Yampa Valley Golf Course

By: _____

Name:

Title:

Date: