



**COMMUNITY DEVELOPMENT  
DEPARTMENT**  
455 Mountain Village Blvd.  
Mountain Village, CO 81435  
(970) 728-1392

Agenda Item #12

**TO:** Mountain Village Town Council  
**FROM:** Michelle Haynes, Assistant Town Manager & Paul Wisor, Town Manager  
**FOR:** December 12, 2024  
**DATE:** December 5, 2024  
**RE:** Meadowlark Update

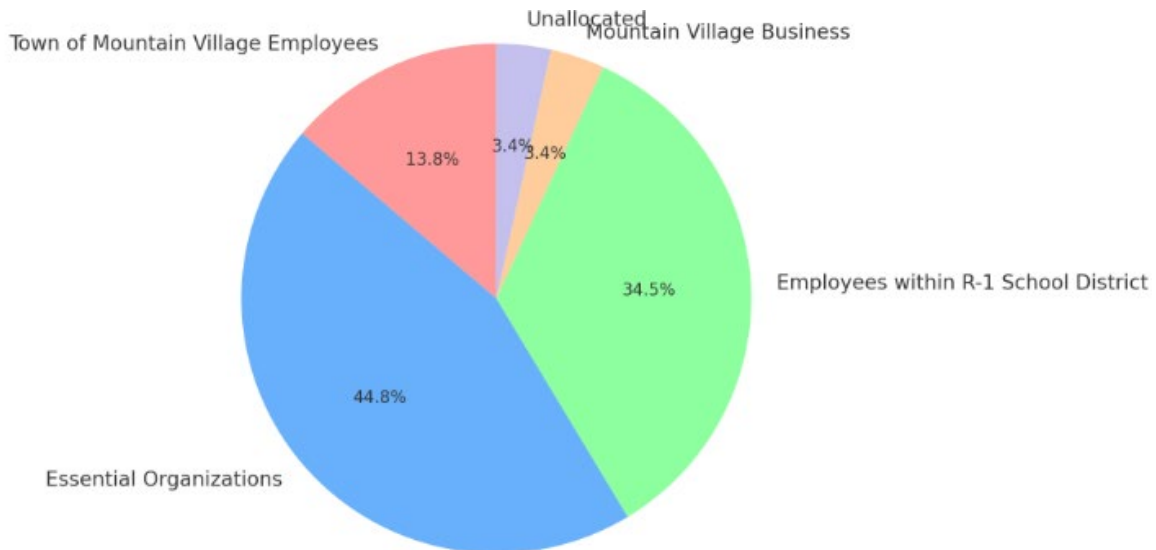
Executive Summary: Meadowlark at Mountain Village, a public-private partnership with Triumph Development West, received a Certificate of Occupancy in November, with 28 of 29 unit closings completed or anticipated by mid-December of 2024. We are pleased to have completed this project and provided homes for our regional workforce and essential organizations.

**BACKGROUND**

The Meadowlark at Mountain Village received its Certificate of Occupancy in November. 28 units are closed or scheduled to close as of the writing of this memo.

**SALES DEMOGRAPHIC**

# of Units Sold	Tiers
4	Tier 1 Employees of the Town of Mountain Village
13	Tier 2 Essential Organizations in the R-1 School District
11	Tier 5 Employees within the R-1 School District
1	Tier 5 Mountain Village Businesses
1	Unallocated (not sold)
29	Total Units



In summary, we found that the provision of housing for our essential organizations was a critical niche this project filled.

For the first time, San Miguel Power Association will have a lineman who lives locally within the R-1 school district boundary. We are housing our teachers, our fire and EMS personnel, medical center personnel, local bank personnel, local restaurant workforce, Town of Mountain Village employees, TSG personnel and small business owners. Our community should be proud to open our doors to new and relocated community members in the Town of Mountain Village.

### **VILLAGE COURT APARTMENTS**

All new units in buildings 15 & 16 are occupied. As a reminder, building 15 we master leased to Mountain Village businesses. Building 16 units are subject to higher AMI's due to the requirements associated with grant funding.

Given the planning for VCA phase IV, which started as a civic center master planning exercise around 2015, it is nice to have the property fully built out now.

/mh