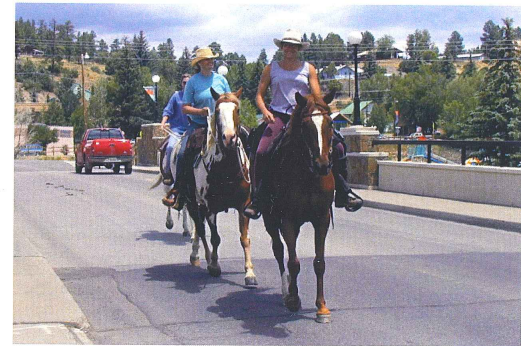


### III. SUGGESTED PLAN OF ACTION



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#### A TOOL AND HOW IT WORKS

The planning team offers this Plan of Action for the community's consideration. The Plan of Action is designed as a tool for implementing the Conceptual Plan and for pursuing early projects. While the Conceptual Plan is being discussed by the broader community, responsible parties might wish to prepare for follow-up action. We can expect that regardless of the outcome of public input received through the Comprehensive Planning process, plans for the improvement of Lewis Street will proceed and some action will have to be taken by the business community to arrange for more short-term parking within the CBD. By assigning action items to responsible parties for follow-up, the Plan of Action will serve as a welcome reference for establishing priorities and in organizing for substantiating and implementing the Conceptual Plan through Early Projects.

#### THE PLAN

In keeping with its intent to foster beneficial cooperation and collaboration of the Town and private entrepreneurs, the Plan of Action identifies both public and private action items.

ACTION	RESPONSIBLE PARTY	PRIORITY/ TIMING	COMMENTS
<b>Public Action</b>			
Lewis Street	Town Manager, property owners & business community	First	Pursue specific design for public improvements and parking
River Corridor Restoration w/ Nature Trails	Special Projects Dir. Trails Committee, Springs Resort & Other Landowners	First	Add wetlands area to river program
Safer Highway 160	Town Manager, Town Planner & Town Council	Third	Initiate Dialogue with District Engineer's Office
New Trails	Trails Committee	Second	Complete bike trail access to schools
Landscape Program	Parks Director	First	Establish methodology & budget for systematic planting program
New Schools?	Board of Education, "School" Committee	First	Continue committee work initiated in support of the CVC's planning program
Town Park	Town Manager & Parks Director	Second	Close Hermosa St., provide new access fr. Highway 160
Hot Springs Blvd.	Town Manager	Third	Collaborate w/ property owners on linkages & design
New Museum	Historic Society & Town Council	Second	Establish site selection criteria, program requirements & select new site
Adaptive Re-use Projects	Public (and private?) owners of buildings with historic value & local character	Third	Consider potential for adaptive re-use of such buildings & find (private or public) "sponsors"/investors for the projects
<b>Private Action</b>			
Year-round Health and Wellness Destination	Pagosa Hot Springs	First	Expand program to include healing component. Promote new concept.
New Overnight Accommodations	Lodging Association & property owners	First	Identify criteria for success & plan for gradual expansion of downtown accommodations.
Improved CBD	Downtown Business Association	First	Re-activate Association & identify criteria for success & prepare specific plan of action for improvements
Redevelopment Projects	Downtown property owners	Second	Prepare developm't programs & schematic plans for sites, establish project feasibility & appropriate timing with focus on complementary vs. competitive aspects of projects.