

# Rocky Mountain National Park

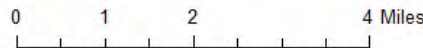
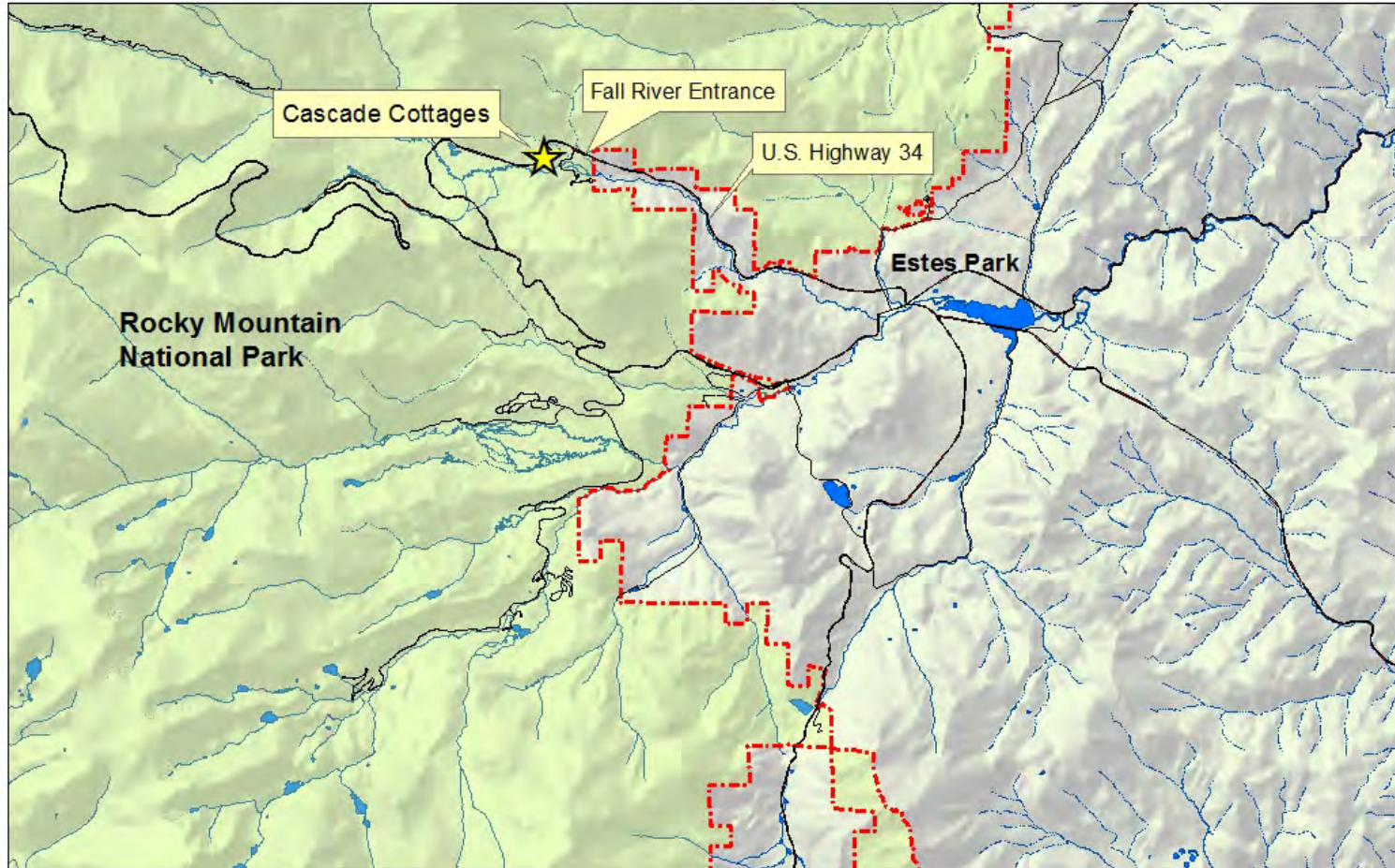


## CASCADE COTTAGES

# Rocky Mountain National Park



Cascade Cottages  
Vicinity Map



# Rocky Mountain National Park



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## BACKGROUND

- Approximately 40 acre inholding with 13 rental cabins constructed in the 1920s
- No municipal water or sewer
- Largest remaining private inholding in RMNP
- One of two remaining commercial inholdings
- North half of the property is undeveloped



## BACKGROUND CONT.

- The owners approached RMNP in 2009 indicating a willingness to sell
- The NPS had the property appraised at \$2.83 million (February 2012), which was approved by the NPS Office of Valuation Services
- The family paid for a separate “mini-appraisal” in 2013 which put the value at \$3.1 million



## BACKGROUND CONT.

- TPL has secured an Option to Buy from the owners. The option expires at the end of 2015.
- The Rocky Mountain Conservancy has launched a Centennial Legacy fundraising campaign and hopes to raise at least half of the needed funds to acquire the property
- This is RMNP's No. 1 priority for the FY17 Land and Water Conservation Fund

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