

Ordinance 1475, Series 2024 was passed on Final Reading  
at the City Council Regular Meeting on Thursday June 6,  
2024.

**CITY OF WOODLAND PARK  
ORDINANCE NO. 1475, SERIES 2024**

AN ORDINANCE AMENDING THE LOCAL HISTORIC LANDMARK DESIGNATION  
OF THE EL DORADO CASINO (A.K.A. PRE-SCHOOL IN THE PINES PROPERTY)  
LOCATED AT 312 N. WEST STREET, AS REQUESTED  
BY THE PROPERTY OWNER, AIME VENTURES, LLC.

**WHEREAS**, pursuant to §2.44.030 of the Woodland Park Municipal Code, the City Council has authority to designate local historic landmarks; and

**WHEREAS**, the preservation of the historic areas and buildings within the community is an important aspect of the heritage and culture of Woodland Park; and

**WHEREAS**, Ordinance No. 1328, Series 2018 designated 312. N. West Street, having a legal description of Lots 1-3, El Dorado Subdivision, Woodland Park, as a Local Historic Landmark; and

**WHEREAS**, the historic El Dorado Casino building is located entirely on Lot 2, El Dorado Subdivision, Woodland Park; and

**WHEREAS**, the Aime Ventures, LLC purchased the subject property on February 25, 2022; and

**WHEREAS**, property owner, Aime Ventures, LLC, has requested that Lot 2 El Dorado Subdivision retain the Local Historic Designation, and lots 1 and 3 of the El Dorado Subdivision be removed from the Local Historic Landmark designation; and

**WHEREAS**, the Historic Preservation Committee held a public hearing on May 7, 2024 to review the request to amend the Local Historic Designation for 312 N. West Street; and

**WHEREAS**, the City Council City Council held a public hearing on June 6, 2024 and determined it to be in the best interest of the citizens of Woodland Park to remove the designation of lots 1 and 3 of the El Dorado Subdivision as a Local Historic Landmark.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WOODLAND PARK, COLORADO, THAT:

**Section 1.** The Findings in Ordinance No. 3128, Series 2018 are still valid as they pertain to the El Dorado Casino building (a.k.a. Preschool in the Pines) which is located on Lot 2 El Dorado Subdivision (312. N. West Street), Woodland Park, CO and does hereby retain Local Historic Landmark designation by the City Council of the City of Woodland Park.

**Section 2 Findings:**

1. Lots 1 and Lot 3 of El Dorado Subdivision are vacant land with no structures present.
2. The Architectural Inventory Form OAHP 1403, Resource Number 5TL3453 (for the subject property) does not specify any significance for either of the individual vacant lots.

**Section 3.** The previously granted Local Historic Landmark designation for Lot 1 and Lot 3, El Dorado Subdivision, Woodland Park, CO, vacant land owned by Aime Ventures, LLC, is hereby revoked by the City Council of the City of Woodland Park.

**Section 4.** Should any article, section, clause, or provision of this Ordinance be declared by any Court to be invalid, the same shall not affect the validity of the balance of this Ordinance.

**Section 5.** This Ordinance shall be in full force and effect from and after its passage and publication according to law.

PASSED BY CITY COUNCIL, ON THE SECOND AND FINAL READING FOLLOWING PUBLIC HEARING THIS DAY OF F\U\R, \_\_\_\_\_, 2024.

  
\_\_\_\_\_  
Mayor

ATTEST:

  
\_\_\_\_\_  
City Clerk