

Gilloon Pond Update: Caring for Our Community Pond

September 9, 2025

Why we're reaching out:

Residents of Perry Park have shared concerns about the overgrowth of cattails at Gilloon Pond and have asked the Perry Park Metropolitan District (PPMD) to take action to restore the pond's natural beauty.

A Brief History of Gilloon Pond

- Perry Park West, including our subdivision, was developed in the late 1960s.
 - In 1970, a dam was built, creating what we know today as **Gilloon Pond**.
 - According to the Colorado Division of Water Resources, the Gilloon Pond dam is classified as a **Non-Jurisdictional Dam** (smaller in size but still regulated for safety).
 - It is also listed as an **"Illegal Dam"** because, as it appears that paperwork required by the State of Colorado, when the dam was constructed, was not filed. The illegal classification means any official work done today on the dam may face additional scrutiny by the State and could lead to unforeseen consequences.
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The Cattail Challenge

Cattails are native plants, when they spread too much, they can:

- Take over open water areas
- Reduce habitat variety for fish and birds
- Change the pond's scenic appearance

Residents have noticed this overgrowth and want to see Gilloon Pond restored. The PPMD Board agrees this is an important issue.

What This Means for Perry Park

Because of the dam's regulatory status, **removing cattails or restoring the pond isn't as simple as it sounds**. Given the illegal status of the dam, during the August PPMD Board meeting, the

Board decided to not take any actions to mitigate the growth of cattails. Any next steps must be carefully evaluated to stay in compliance with state rules and avoid unintended consequences. Additionally, the integrity of the dam may need to be evaluated to ensure overall safety.

On a positive side, meetings with both, the PPCC and PDWSD indicated that there are no reservations about cattail mitigation or any dam related actions. PPWSD doesn't have any water rights, nor is there a concern that potential herbicide usage may compromise water quality. PPCC has water run-off infrastructure in place that doesn't rely on the dam.

Next Steps

- The PPMD is researching safe and compliant options for cattail management.
- Consider to contract a Civil Engineering firm to establish the as-is status and recommend potential options to safely maintain Gilloon Pond.
- Additional input from resident will help guide decisions.
- Updates will be made available upon request, and shared on the PPMD website.

Key Message

Gilloon Pond is a cherished part of Perry Park. The PPMD Board is committed to evaluating a path forward that balances resident concerns, natural beauty, and state requirements. It is our intention to keep Gilloon Pond for many decades to come.