

Golden Urban Renewal Authority

City of Golden, Colorado

Business Meeting

August 27, 2007

The Golden Urban Renewal Authority of the City of Golden, County of Jefferson, State of Colorado, met on the above date in the City of Golden Council Chambers at 911 – 10th Street, Golden, Colorado, at the hour of 6:30 p.m. Commissioners present were:

Henry Tiberi	Steve Taylor	Ted Bickart	Preston Driggers	Bill Fisher
Paul Imse				

Mark Heller and Janis McBurney were also present. Councilor Oxman arrived at 6:45 p.m. A.J. Johnston was absent.

Approval of Minutes

Imse called for a motion to approve the business meeting minutes of August 13, 2007. **Bickart MOVED to approve the business meeting minutes. Driggers SECONDED.** Driggers commented that with regard to the Finance Committee paragraph, that he felt the second to the last sentence should be more detailed to read as follows: A discussion was held regarding new money vs. the redistribution of monies already being spent, and about concerns for the future of downtown retail development. After discussion, **all Commissioners present agreed.**

Public Comment - none

Reports of Committees/Matters for the Authority

Finance Committee – none

Human Resources Committee – none

Communications Committee – none

Development & Operations –

Discussion/action regarding Gateway Station dispute and project update – Heller provided an update including that the garage construction is on schedule to be completed mid to late October. He advised that he has not heard back from Nexcore regarding the proposed dispute resolution. A brief discussion led by Heller was held regarding Nexcore's option to purchase garage parking spaces. Heller expressed concern, which he has shared with NexCore, regarding the brick columns that have been installed in the parking garage thus far, noting that they did not seem to be completely vertically plum and that the color is not correct. Heller advised that the GURA website now contains a garage update on the home page.

Sustainability Initiative update – Heller advised that City Council voted 5-2 to proceed with thirteen recommendations plus investigating a sustainability committee and a director, and that Council adopted the goals as revised by the Community Working Groups. Heller further advised that with regard to the energy service company audit, they will be interviewing three ESCOs (Energy Service Companies) next week. GURA's energy audit results for the seven participating businesses will be completed by next week.

Discussion/action regarding response to Foss closing – Heller informed the Board of contacts he had made in an effort to assist finding a new tenant/owner for the Foss space. Heller advised that he will be meeting with Darryl Shulte to show him around downtown and give him an update on our projects.

Downtown Character Committee update – Heller stated that the final draft will be available at the next GURA business meeting on Sept. 10, at which time input will be received before the final product is presented to City Council either at the end of September or October. A discussion was held regarding lack of interest in expanding the GURA district, changing the feel of the Clear Creek Corridor, guidelines for downtown historic structures, and public input.

Hot Zone Update – Heller advised that they are now having actual board meetings, and that the press release should be ready by the end of the week.

Other Business –

Discussion/action regarding appointing a GURA designee to EDComm: Heller advised that Tiberi's official term with EDComm is approaching an end. **Bickart MOVED to reappoint Tiberi. Taylor SECONDED. All commissioners present agreed.** (Note: Fisher was appointed as EDComm alternate at the Annual Meeting held June 25, 2007).

Discussion/action regarding mural or other public art on garage walls - Heller informed the Board of a meeting held with Jenny Ito, Director of Foothills Art Center, and Rudi Ceri, Director of Public Art for Denver, and advised that they are willing to help us develop an RFQ, (request for qualifications). Heller led a discussion including various options such as contracting a muralist, exploring the possibility of using an art school or art students at Golden High School and approximate costs associated with each. Bickart mentioned that the state requires an art surcharge on public projects, and a discussion was held. Fisher enquired as to how the mural topic would be selected, and a discussion was held regarding the Golden Art Committee as well as community input. Heller will open an RFQ in the \$10,000 to \$15,000 range, which states it will be a temporary project.

Commissioners Concerns -

Oxman stated that she had been volunteering at the CSM annual freshman pizza/Pepsi party earlier in the evening, and that she was approached by students with questions about the Foss closing, and what type of business they would like to see occupy the space. A brief discussion was held regarding Golden's demographics.

Tiberi commented on the pedestrian friendly issue. A discussion was held regarding creating public awareness through signs and other measures, traffic patterns, and outdoor café seating as it pertains to walkability.

Taylor commented on the deteriorating awnings on Washington Avenue, specifically above Ace Hi Tavern, and asked for ideas and/or suggestions with regard to getting those replaced. A discussion was held. Heller will follow-up and see if there is anything that can be done to remedy the situation.

Driggers passed around some pictures he took of on-going work in downtown. He provided an update on the Bradley building. A brief discussion was held regarding the new downtown design guidelines.

Imse commented on an article contained in the Voice of Golden.

Staff Report – Heller advised that the ribbon cutting for the pocket park has been set for September 27 at 4:00 p.m. He asked for the permission of the Board to purchase a bulletin board in the \$500 range to be placed in the park for use by the Golden Cultural Alliance, which was granted. On another note, Heller announced the candidates for the upcoming election.

Public Comment – Marjorie Sloan, District 1 City Council candidate, expressed her concerns, thoughts and ideas with regard to the walkability issue. With regard to the mural, she suggested that we include some official process for the HPB, as they would probably like some input. She also presented an idea about less costly faux ads. Sloan agreed with the Board in that something needs to be done with regard to the unsightly awnings in Golden. She commented that she had been receiving good feedback on GURA's Annual Report, and that people were very appreciative of receiving that information.

Adjourn

There being no further business, Imse called for a motion to adjourn the meeting. **Tiberi MOVED to adjourn the meeting. Bickart SECONDED. All Commissioners present agreed.** Imse adjourned the meeting at 8:05 p.m.

Mark Heller
Executive Director

Paul Imse
Vice Chair