



# GOLDEN URBAN RENEWAL AUTHORITY

## Memorandum

To: GURA Board of Commissioners  
From: Mark Heller, Executive Director  
Date: October 22, 2008  
RE: October 27, 2008 Meeting Memo

This memo will assist in the discussion of the following agenda items:

### **VIa. 2009 Budget and Work Plan**

The draft budget has been simplified to show the budget scenario chosen at the last meeting and to integrate the work plan line items and their budget amounts. Colorado Business Bank has agreed in principle to allow minimum draws of \$50,000 as opposed to \$250,000. This will allow better management of the draws and reduce interest payments on the amounts drawn.

No changes to the draft budget discussed at the last meeting are proposed in this packet. However, Winston & Associates has greatly refined the estimate for the 13<sup>th</sup> Street Arch, adding more detail to the amount and cost of street and sidewalk work necessary to install the arch. While the cost for the arch itself has remained near the original proposal (now at about \$45,000 for either design), the costs for the street/sidewalk work and other related costs necessary to erect the arch bring the total estimate for this project to over \$124,000.

### **VII. Presentation regarding 3D Google Mapping of Downtown.**

GURA Intern Steven Williams will demonstrate the process he has been using to create a 3D representation of the core downtown area on Google. This will allow a higher-tech way for tourists and other potential visitors to pre-plan their visits. (20 minutes)

### **VI2. and VI3. Presentations and Q&A regarding the redevelopment proposals from Courageaux and Pine Ridge.**

Each development team will have about 30 minutes to review their proposals and answer questions from the Board.

### **VI3. Citizens Serving on Multiple Boards**

The City Council will review and possibly revise the ordinances creating its various boards and commissions to comply with the requirement that citizens not serve on multiple city boards and

commissions. Since GURA is established by a separate statute, Council is not bound by the same requirements. The attached memo from the City's attorney explains this issue in further detail.

#### **VI4. Meeting with City Council**

Towards the end of each year, GURA meets with City Council to review GURA's work plan and budget for the coming year. This meeting is called for by an IGA between GURA and the City that was first drafted in the nineties and which has been amended a few times since then. The last few amendments are included in this packet for your review.

This meeting is also scheduled to comply with City Council's recent adoption of the Carver Governance Process which includes a new policy whereby the City Council will periodically meet with the various boards and commission to discuss those boards' mission statements, charges, tenure, and composition. The policy is attached for your review.

Since GURA was formed pursuant to the Colorado Urban Renewal Act as opposed to the City Charter, GURA has a different relationship to the City Council than the other city boards and commissions. The urban renewal statute sets the tenure and composition of the GURA, and the 1989 Golden Urban Renewal Plan sets out Council's priorities and its charge to GURA. The Plan does not contain a specific mission or vision statement. Rather, it sets out a detailed series of near, mid, and long-term redevelopment goals and strategies in varying levels of detail. The Golden Urban Renewal Plan was reviewed and discussed as part of the recently adopted Downtown Character Plan. Many of the goals in the Plan have been achieved and some remain. These are presented in summary format in the accompanying chart.

GURA has been using an informal mission statement as follows:

"To undertake projects that improve the community's physical presence within the GURA District, maintain the area's unique character, and contribute to the economic stability and vitality of Downtown Golden."

Staff will work with the GURA Chair to prepare GURA's materials for this City Council meeting since it will occur before the next GURA meeting. All Commissioners are encouraged to attend.

#### **X. Discussion of Responses to Lots 2 & 4 RFP**

This will be discussed in Executive Session if necessary.