

**Golden Urban Renewal Authority  
City of Golden, Colorado  
Business Meeting  
November 8, 2004**

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

Commissioners present were:

Henry Tiberi	Suzie Benz	Roya Stanley	Preston Driggers	Janet Green @ 6:40

Diane Pasquarelli, Len McBroom, and Dave Ketchum were also in attendance.

**Approval of Minutes**

Benz asked for approval of the October 25, 2004 minutes. **Driggers moved to accept the minutes. Tiberi seconded. All Commissioners agreed.**

**Public Comment**

None

**Reports of Committees/Matters for the Authority**

**Finance Committee –**

**2005 Budget** - Benz presented the final budget. She noted changes from the prior meeting, including to legal fees, travel and training, unemployment, project development, and layout. **Tiberi moved to accept the 2005 Budget. Benz seconded. Motion was approved 5-0.**

**September Financials** - **Tiberi moved to accept the September Financials. Benz seconded. Motion was approved 5-0.**

**Discussion/action on Reinvestment Fund/Resolution #52** – Heller reported that the initial reinvestment fund resolution budgeted certain amounts for certain types of projects, and EDComm decided how to allocate funds on specific projects. This Resolution 52 would allocate funding to certain types of expenditures, and EDComm would decide how to spend within those types. The five types of projects are: Business Attraction, Business Retention, Marketing and Promotion, Research, and \$5,000 for reserve. The funds come from unencumbered sales tax revenue. **Driggers moved to approve Resolution 52. Benz seconded. Motion was approved 5-0.**

**Human Resources Committee –**

**Administrative Assistant Update** - Heller reported that there were 15 applicants for the position and he interviewed 5 of them. He has a candidate in mind for the position and will contact her in

the near future. The employee will be a GURA employee reporting to Mark Heller and will be paid an hourly wage.

## **Communications Committee –**

**Susan Sears Update** - Heller reported that he met with Anna Osborn and Mark Howard from Susan Sears to review the layout. More of the graphics were completed. The layout includes an introductory letter, 1-2 pages on mission and overview, 3-4 pages on project highlights, a 2004 financial review, a 2005 budget and work plan review, an explanation of how TIF works, an explanation of the reinvestment fund, and many pictures.

## **Development & Operations –**

**Discussion/action on contributions guideline and Civic Foundation dinner** – Driggers presented the guidelines for event support. Discussion ensued about how GURA supports community events. It was proposed that GURA commissioners should be encouraged to attend events to represent GURA and not have to do so at their own expense. **Tiberi moved that GURA support the Civic Foundation Dinner by buying a table. Benz seconded. Motion passed 4-1.** Heller was directed to draft a new policy for Board approval setting out a \$2,000 per year maximum limit to be used for GURA Board and Staff to participate personally in fundraising events of organizations that work in/for the GURA district.

**Discussion/action regarding future building on Lot A** – Heller reported that Wells Fargo will require a subordinated note or a buydown before agreeing to convey the Unit D to any new owner or tenant of Lot A. Heller will continue explore options and report back.

**Economic Development Commission Update** - None

## **New Business**

**Discussion regarding Assignment and Assumption from BaseCamp to Sovereign Homes' subsidiary Millstone Development, LLC in regard to the Millstone condos** – Heller reported that Millstone Development LLC is set to close on November 25<sup>th</sup> to replace BaseCamp Clear Creek LLC as the developer of the condos. Attorneys are reviewing the documents for approval at next meeting.

**Discussion regarding planning from GDGID** - Heller updated the Board regarding the GDGID and the need for parking planning in 2006.

## **Commissioners Concerns**

Driggers reported that he spoke with an architect about gateway options including a tower or arch. Discussion ensued.

Stanley talked about a way to bring people into town such as the Coors Corridor, the redevelopment of the Green Center, and how to bring bikers into town and keep them there. Heller said that the directory signs are one way to do this.

## **Staff Report**

Heller reported that he had planned on lighting up the bridge last week, but there were no outlets. The outlets will be installed and the lights will be put up in the near future.

Heller reported that Hested's went under contract with Fuller.

## **Public Comments –**

Discussion about what to do with the Big Tree trailer park.

## **Adjourn**

There being no further business, Stanley adjourned the meeting.

Mark Heller  
Executive Director

Roya Stanley  
Chair