
CALL TO ORDER | OPEN FORUM

Call to Order / Open Forum

Board Chair, Lisa McInroy, called the meeting to order at 8:06 am. A quorum was confirmed.

Members present: Andy Boian, Johnny DeBrito, Terri Garbarini, Dean Griffin, Sean Huggard, Matt Joblon, Rosella Louis, Natalie Mahler, Lisa McInroy, Michael Moore, Carrie Newman, Stephen Sturm

Members absent: No members absent

Staff present: Nick LeMasters, Richard Barrett, Lisa Voss, Jeanne St. Onge, Cynthia Ord, Patrick Allison, Kat Libby

Representatives, Guests and/or Owners present:

CliftonLarsonAllen (CLA) – Curtis Bourgouin, Assistant Controller, Business Operations
Janus Henderson Investors – Carrie Newman, Director, Workplace Resources

Public Comment: There were no members from the public

MONTHLY BUSINESS

Lisa opened the meeting to introduce newly nominated board member, Carrie Newman, whose first term will take effect pending mayoral appointment.

Lisa then requested board approval of the October minutes.

Approval of Meeting Minutes: Motion by Andy Boian to approve the meeting minutes of October 25, 2023. Second by Rosella Louis. Vote: Unanimous in favor

COMMITTEE REPORTS

Finance Committee

Curtis Bourgouin stated property tax collection was close to 100% and investment interest income continues to remain financially sound at 5.5%.

Richard Barrett updated the board on the approximate \$50k reimbursement for legal and consulting fee expenditures related to the digital kiosk program. Administration, Operations and Marketing were all underspent with a final budget reforecast to true-up expenses.

Approval of October financials: Motion by Lisa McInroy to approve the October financial statement. Second by Rosella Louis. Vote: Unanimous in favor.

CEO REPORT – Nick LeMasters

Discussing 2024 priorities, Nick included the need for greater alignment with other organizations, positioning Cherry Creek North as a retail and targeted destination

headquarters, perpetuating the walkability of the district despite development and leveraging meeting space with the CCN hotel community. A district-wide digital kiosk program as a major initiative will provide critical revenue streams in alignment with a unique destination and visitor experience. Nick will also be speaking with residential communities in discussion of benefits derived from current public safety, maintenance, and snow removal measures.

Operations – Richard Barrett

Richard discussed the fiscal impacts and long-term projections of new development in the district and continued evolution of Cherry Creek North when bonds are paid in 2030. Other operational updates include the open maintenance position and receipt of LED lighting bids for Fillmore Avenue.

With the continued success of the district-wide public safety program, Richard updated the board on the 2024 amended rates in need of board approval.

Approval of 2024 Public Safety Amendment: Motion by Andy Boian to approve the amended public safety rates for 2024. Second by Matt Joblon. Vote: Unanimous in favor.

Marketing – Lisa Voss

Lisa spoke of the recent Cherry Creek North website refresh in addition to the upcoming website audit to ensure full functionality for the consumer experience. Marketing is also accepting applications for the coordinator position that has become available.

NEW BUSINESS

No new business was reported at this time.

ADJOURN

Adjourn: The meeting was adjourned at 9:11 am

UPCOMING BOARD MEETING DATES

- December 14, 2023 – 8:00 am
- January 24, 2024 – 8:00 am
- February 28, 2024 – 8:00 am

UPCOMING EVENTS:

- Cherry Creek North Small Business Weekend – November 24 – 26, 2023
- Cherry Creek Holiday Market – November 16 – December 24, 2023
- Cherry Creek North Winter Wonderland – November 16 – December 24, 2023
- Saturday Night Lights – December 2, 9, & 16, 2023
- Chanukah Celebration – December 10, 2023