

Present: John Creighton, Ex-officio Member: City of Longmont, Jim Golden, Chris McGilvray, Kirsten Pellicer, Jim Wardell, Shiquita Yarbrough

Absent: Joe Perrotto, Wes Parker, Emelie Torres

Guests: Jacob Arment

Staff: Executive Director, Kimberlee McKee; Del Rae Heiser; Colin Argys

1. REGULAR MEETING CALLED TO ORDER AND SILENT ROLL TAKING
2. BOARD AND EX-OFFICIO MEMBER COMMENTS - none
3. APPROVAL OF AGENDA
 - a. Kirsten Pellicer moved to approve the agenda as amended (discuss 6c before 6b), Jim Wardell seconded the motion. The motion passed unanimously.
4. APPROVAL OF MINUTES
 - a. Motion to approve the July 26, 2023 Board Minutes: Jim Wardell moved to approve the minutes with the amendment that Kirsten Pellicer was absent, John Creighton seconded the motion. The motion passed unanimously.
5. PUBLIC INVITED TO BE HEARD (5 MINUTE MAX PER SPEAKER) - Jacob Arment introduced himself as a new resident of Longmont who is interested in finding out more about the Longmont DDA.
6. NEW BUSINESS
 - a. Annexation - 704 Main Street - Owner is interested in annexation into the DDA boundaries. The property currently houses First Cash Pawn. The lease is ended in 2023. The owner submitted the inclusion petition and Kimberlee reached out to planning to take it through the rest of the process and eventually to City Council. Building is for lease and for sale. LDDA met with the church behind this property as well about collaboration with Downtown more and understood that an annexation to the DDA didn't make sense.

Motion: Kirsten Pellicer moved to approved Resolution DDA - R - 2023 - 1, a resolution of the Longmont Downtown Development Authority recommending inclusion of properties into the LDDA District, John Creighton seconded the motion. The motion passed unanimously.
 - b. Update Bylaws - Kimberlee reviewed changes to the Bylaws. Add ability to officially have Boulder County ex-officio member. Add "Executive Director" to signing contract mentions. Under procedures, don't need a formal resolution to set Meeting dates. Updated Meetings information to include virtual options. Under Contracts for Finance, change Vouchers to Contracts since LDDA doesn't write the checks. Updated Board Chair required to sign contracts for amounts more than \$25,000 (from \$1,000). Change all mentions of Board Chairman to Board Chair Person.

Motion: John Creighton moved to approve the Bylaws as amended, Jim Wardell seconded the motion. The motion passed unanimously.

- c. LDDA 20 Year Extension - Jim and Kimberlee are presenting budget to Council on 9/19/23 and will introduce this idea to Council and get its approval. Attorney drafted a resolution that the LDDA Board supports adding the 20 year extension to TIF and changes that would be made.

Motion: Kirsten Pellicer moved to approve Resolution DDA - R - 2023 - 2 recommending an additional 20-year extension of tax increment financing (TIF), Shiquita Yarbrough seconded the motion. The motion passed unanimously.

- d. Board Elections - Do we want to shift any Board positions? Shiquita mentioned that the City Council may reduce the number of boards a council member can be on in 2024.
 - i. Chris McGivray, Chair
 - ii. Joe Perrotto, Vice Chair
 - iii. John Creighton, At Large

Motion: John Creighton moved to keep the current slate of Board Leadership, Kirsten Pellicer seconded the motion. The motion passes unanimously.

7. OLD BUSINESS

8. LONGMONT CREATIVE DISTRICT UPDATE

- a. Longmont Arts Week - LAW is Sept. 9 - 16 for the Longmont community, not just Downtown. This is the one time we accepted event submissions for places that weren't Downtown. Talked to Firehouse about setting up creative programming in January as that's a slower time of year.

- 9. FINANCE REPORT - Around 50% for all of our budgets. Had good attendance (2,900) at the 8/18/23 concert which was rescheduled from 6/16/23.

10. EXECUTIVE DIRECTOR'S REPORT

- a. Development Update - Meeting with Walker Thrash tomorrow to get an update on the hotel, especially timing. Had to make change to the garage ramp in the designs. Working on opportunities for the Slope project. Met with partners on either side of our 200 E lot to update them. The 121 Main project is still investigation the Middle Income Housing model. Winchell's may be getting back on track. Can they cover up the front windows as the view inside is not good? Found out where cleanup efforts are on 600 Main St. Met with Greeley Sachs about the 350-356 Main and her 659 4th Ave. properties.

Jim noticed a lot of event posters on the 516 Main St. windows. Winchells and 380 Main St. also get a lot of people putting posters on their windows. Kimberlee/Del Rae remove them sometimes. Kimberlee will contact property owners about that.

- b. Wayfinding Update - Have an Award Notice out and waiting for the final Contract Approval and then we can move forward with the awarded vendor.

At next Board meeting would like to show you Downtown is Everyone's Neighborhood video assets. Kimberlee passed around an example of the residential welcome packet. We are putting together 650 packets for residential properties.

11. ITEMS FROM STAFF - Del Rae said the 500 mid-block crossing pole was installed last week.
12. BOARD MEMBER COMMENTS - John said his project should be completed in December. Jim asked if there was any other feedback from the Spoke on Coffman security. Their security is still moving people out of the stairwells but haven't heard about parking issues. Jim also mentioned the skateboard incidents in the 500 E breezeway. Right now, skateboarding is allowed in the breezeways. We are looking into the Breezeway Public Lands Ordinance regarding skateboard activity and may need to go to Council to make a change. Shiquita said the City/FRCC internship pilot was successful. Chris and Wes met with the LURA and heard about the sugar mill development potential. Kirsten was in Bozeman, MT and visited their downtown. They are struggling with parking and also have a parking garage.

13. ADJOURN

Motion to adjourn at 5:07pm by Kirsten Pellicer, John Creighton seconded the motion. The motion passed unanimously.

Respectfully yours,

Kimberlee McKee
Executive Director, LDDA

Chris McGilvray
Board Chair, LDDA