

**RECORD OF PROCEEDINGS**  
**MINUTES OF THE MEETING**  
**OF THE BOARD OF DIRECTORS OF**  
**RiNo BUSINESS IMPROVEMENT DISTRICT**

**HELD:**

Tuesday, May 25, 2021 at 3:00 p.m. via Zoom

**ATTENDANCE:**

The meeting of the Board of Directors of the RiNo Business Improvement District, City and County of Denver, Colorado was called and held as shown above and in accordance with the applicable statutes of the State of Colorado, with the following directors present and acting:

Diana Merkel  
Jevon Taylor  
Sonia Danielsen  
Tom Kiler  
Rachel Rabun

Also, in attendance were: Tracy Weil, John Deffenbaugh, Marian Pulford, Alye Sharp, Adrienne Villa, Molly Paillet and Dori Sues

**CALL TO ORDER:**

Director Merkel noted for the record that a quorum was present, and on behalf of the Board, called the meeting to order.

**CONSENT AGENDA – MINUTES & FINANCIALS:**

Both the financials and minutes, presented via email prior to the board meeting, were approved unanimously by the board via consent agenda.

Ms. Villa will amend the minutes to show that the underpass was voted on via email.

**DEI PROPOSAL**

Mr. Weil explained the DEI proposal from CIRCLE. The scope of work is to create a committee to steward the commitment of RiNo Art District equity efforts. The full proposal cost is \$10,000 and will be split between RAD, BID, GID & KRW. Mr. Weil is requesting \$2,500 from the BID. Ms. Pulford stated that she submitted a grant for DEI work, which would cover the cost, but we still need a vote. The contract would be through KRW. Director Merkel motioned to approved. The board unanimously approved.

## ARTPARK APPROVAL

Mr. Deffenbaugh requested \$7,500 for additional design costs. Mr. Deffenbaugh will email a list of the design costs with the board. He also stated that construction will be done in mid-July with a Grand Opening scheduled for September 24-26. Director Danielsen motioned to approve. The board approved.

## RINO EV RIDES PRESENTATION – DANIEL KRAMER, CIRCUIT

Mr. Kramer introduced Circuit’s pilot program of electronic vehicles built for cities and private companies. Riders can request rides on app ride or wave them down and get a free ride anywhere within a coverage area.

The pilot program is paid by advertising and would be free for RiNo Art District. After the pilot ends, the cost would be \$20-\$30 per car, per hour. It would run typically, 5-7 days/week, 12 hours a day. The cost is reduced when advertising is brought in. Mr. Kramer stated that 5-6 cars would be needed for RiNo and that all workers are paid based on living wage in city. Circuit is looking for support & ridership.

Next Steps:

1. Circuit secures a sponsor for a pilot service in RiNo at no cost
2. Circuit works with RiNo Art District to plan ideal service area and hours of operation
3. RiNo helps to promote pilot service through social media & email blasts
4. Upon successful pilot, RiNo considers funding Circuit as long-term solution

## PRIOR EXPERIENCE IN DENVER



## **BOARD OPENINGS & COMMUNICATION**

Mr. Weil announced that the BID board terms for Director Danielson and Director Feinstein will end in June 2021. The board will need to fill those seats. The BID application has been opened for applicants on the RiNo website.

Mr. Weil will work with Director Mestas, Director Merkel, and Director Kiler to review new board members list and applications.

Mr. Weil wants to ensure that communication & requests between the board and RiNo staff continues to work for all. We will be returning to in person board meetings on July 27<sup>th</sup>.

## **ARTPARK GRAND OPENING & COMMITTEES**

Ms. Pulford & Mr. Weil reviewed the draft schedule for the grand opening weekend, which will be held **September 24<sup>th</sup> – September 26<sup>th</sup>**.

**Friday, 9/24: Community Happy Hour** with Entertainment, Food Trucks, Music, Tours of ArtPark

**Saturday, 9/25: Lawn Salon** – This is a ticketed International Picnic with Live Music & Entertainment, Silent Auction, Flaming Disco Ball, Go-Go Dancers, Live Painting & Outsider Art

**Sunday, 9/26: Family Fun Day** – Coffee & Crepes, Art Classes, Kids Story Hour, Face Painting, Entertainment

Ms. Pulford asked Board Members to help with programming & items for auction.

## **NO VACANCY UPDATE**

Mr. Weil and Ms. Sharp gave an update on the No Vacancy Residency Program at 3722 Chestnut, next to Blue Moon. There will be 16 artists “taking over” the building for 4 months. There will be 4 artists at a time along with studio space and will be encouraged to create installations in the building. We have received 100+ artist applications and will have artists chosen by the end of this week.

The building will be demolished at some point. Director Mestas mentioned a “Black in Denver” photo installation and Keith Harrington exhibit in NYC. She would love to be able to preserve installations after the building is demolished and asked if this could be used as part of our silent auction. Mr. Weil will discuss further with Director Mestas.

## **CONTINUATION OF HOMELESSNESS DISCUSSION**

Mr. Deffenbaugh suggests we discuss the Showers for All program in our Budget Prep Board Meeting in August.

Ms. Pulford brought up the court case that was made against a church and the pastor over the use of the parking lot. Mr. Deffenbaugh states that the court case was dismissed in Park Hill

and if another legal issue occurred, the CDC would step in and that more formal outreach is necessary.

Mr. Deffenbaugh stated that the need for paved land and resources for funding is necessary for this type of program. He also noted that the stock show land was rejected by local governing.

Director Mestas will work with Mr. Deffenbaugh and Ms. Pulford to connect with Suncor.

#### **ARTPARK UPDATE**

Mr. Deffenbaugh reviewed the status of the ArtPark construction. Construction is progressing and is scheduled to complete in July 2021. There are 3 scope elements that will need board approval and if the board is supportive, we will explore them further and seek email approval within the next two weeks.

- Security Screen along the eastern perimeter wall on Festival Street
- Change current “sealed concrete floor” to “polished concrete floor”
- Intruder Detection Alarm

#### **PROJECTS UPDATE**

Mr. Deffenbaugh discussed the status of 35<sup>th</sup> Street & Boxyard Park.

35<sup>th</sup> Street – there is currently no update

Redesign of Boxyard Park – the City would not be able to help fund this park for at least 5 years.

#### **OTHER BUSINESS**

Mr. Weil announced that the press release for the Denver Fringe Festival will be published at the beginning of June.

#### **ADJOURNMENT**

There being no further business to come before the Board and upon motion duly made, seconded, and unanimously carried, the meeting was adjourned.

The foregoing minutes constitutes a true and correct copy of the minutes of the above-referenced meeting and was approved by the Board of Directors of the RiNo Business Improvement District.

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Secretary to the Board