

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

HELD:

Tuesday, December 19, 2019, at 3:00 p.m. at RiNo Offices, 3525 Walnut Street, Suite 40, Denver, Colorado

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:

Justin Croft
Rachel Rabun
Diana Merkel
Bryan Slekes
Ari Stutz
Andrew Feinstein

Also in attendance were: Tracy Weil and John Deffenbaugh, RiNo Art District staff.

Director Sonia Danielsen was absent, absence excused.

CALL TO ORDER:

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

APPROVAL OF MINUTES:

The minutes from the November Board meeting were reviewed by the RiNo BID Board via email prior to the meeting. Upon motion duly made, seconded, and unanimously approved, the minutes will be posted on the RiNo BID website.

FINANCIALS:

The Board reviewed the financials, noting there was nothing of material importance for discussion this day.

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RAD MANAGEMENT AGREEMENT:

Mr. Weil presented the agreement to the Board, noting that the contract should be for \$547,000. The agreement was voted on and approved unanimously.

BOARD SEAT OPENING:

The Board discussed the open seat and last meeting's interview with Kendra Anderson, noting that they generally thought that she would be a great addition to the Board. A motion was made to approve her as the newest member of the RiNo BID Board, which was vote on unanimously.

ORGANIZATIONAL STRUCTURE:

Mr. Weil noted that there a number of documents are being produced providing information to Board members and will be distributed in January/February 2020.

Director Croft noted that he is developing a BID mission statement for discussion in early 2020.

The Board also discussed the role of the Executive Committee going forward.

BUDGET OVERVIEW:

After discussion, the Board approved the 2020 detailed budget as presented, noting that the BID Board can reallocate funds as needed throughout the year if needed.

SIDE STORIES:

The Board discussed Side Stories as well as their approach to funding arts initiatives.

A motion was made to approve \$40K for Side Stories in 2020, which was approved unanimously. Director Croft noted that the BID should prioritize supporting/funding new initiatives rather than continually fund the same initiatives year-to-year, to which the others agreed.

BOXYARD PARK:

Funding for Boxyard Park was approved as presented in the budget.

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PARK BUILDINGS:

Mr. Deffenbaugh provided an update on the financing mechanism for the park buildings, noting that they've engaged Spencer Fane to help with figuring out the loan. The BID Board raised concerns that the future years' funding should not be split 50/50, but more like 70/30 between the BID and GID. This will be discussed further at the next Executive Committee meeting.

TRASH + RECYCLING PROGRAM:

Mr. Deffenbaugh gave a general update, noting that all cans are now installed. Tags on the cans will be removed weekly.

HTBX:

Mr. Weil presented a report from HTBX for 2019, as well as plans for 2020. HTBX is a mobile pop-up cannabis consumption space that operated in RiNo on certain dates last year. The Board voted to approve the dates presented for 2020 in the RiNo Art District.

OTHER BUSINESS:

Mr. Weil noted that the Annual Meeting will be held at Tracks on January 28 from 5-7 PM.

The next meeting will be held in January, at which the Board will elect positions.

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.

Secretary to the Board