

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

HELD:

Tuesday, November 12, 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
Sonia Danielsen
Diana Merkel
Bryan Slekes

Also in attendance were: Tracy Weil, John Deffenbaugh, Radhika Mahanty, and Alye Sharp, RiNo Art District staff; Molly Veldkamp, North Denver Cornerstone Collaborative (NDCC); and Tai Beldock, Erico Motorsports.

Directors Ari Stutz and Andrew Feinstein were absent, absences 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 September 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.

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FINANCIALS:

Mr. Weil informed the Board that the BID is getting the last of the tax dollars coming in now. He noted that the BID is still waiting for reimbursement from the City for snow removal.

Director Danielsen added that there's not much to review, as the financials were pretty simple this month.

Because the updated financials came in just prior to the meeting, Director Croft told the board to send any additional questions once they've had time to review in more detail.

CRUSH WRAP-UP REPORT:

Mr. Weil informed the Board that the final numbers are in for CRUSH, but that there are still a few discrepancies they're working out with Justin Anthony of the RAD Board/CRUSH Committee. He noted that the final financials are still not ready to be shared, but Director Danielsen said that they'll be ready by the next Board meeting. Director Danielsen added that preliminarily, CRUSH is in the positive by about \$150K.

Mr. Weil passed around a wrap-up infographic, noting how many people attended, how much money was brought in through sponsorship, etc.

Director Croft asked about the full report from Visit Denver, to which Ms. Mahanty said she'll share the full Visit Denver info with the board.

Mr. Weil noted that a community-wide survey would go out this week for CRUSH. He said they've had a couple of internal meetings with the CRUSH committee and talked about missed opportunities, etc. Mr. Weil the first CRUSH planning meeting for 2020 is next Friday. Mr. Weil said most importantly, they created a lot of processes and frameworks that will help going into next year and that this year, they evened out how artists were paid.

Mr. Weil also noted that this report will be going to all the sponsors.

Director Croft said this should be turned into a press release in the next couple of weeks and that generally, RiNo should start putting more out to the press.

BOXYARD PARK:

Mr. Weil said Boxyard Park has been up and running for the past two years, and it's been a lot of work, adding that the intention was to create a pop-up with activations and to test it out;

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however, he said it's been more expensive than initially anticipated. Mr. Weil said he and Ms. Sharp sat down with Parks and Rec and discussed the possibility of making it a more permanent park. Mark Bernstein of Parks and Rec said now it is probably something they can take over and improve. Mr. Weil said there's never really been a line item for the park, and that this ask is for two things:

1. To pay for maintenance for the past year since, as current funding is a bit short (2019 budget).
2. In tandem, Mr. Weil said that Parks and Rec has agreed to take over the maintenance of the park beginning of 2020 if the BID will help pay for 30% design to go from a pop-up to permanent park. Parks and Rec would then take it to 100% design if it's feasible and redo the park from there (2020 budget).

Director Croft said it would be great to have a park on the east side, noting that typically the BID has put in about 5-15% of planning efforts.

Mr. Deffenbaugh illustrated this by showing the current budget position of the BID.

Ms. Sharp added that if the lease isn't renewed, the park will have to be dismantled.

Director Croft said it could be interesting to do a bioswale in the park and have interpretive signage. Director Croft then asked where they're recommending this comes from in the budget, to which Mr. Deffenbaugh showed where the unallocated funds are. Director Croft asked if there's space in the 2020 budget. Directors Danielsen and Merkel said they think it's a great investment to get a park, but they want to make sure that the BID has a voice in planning if it moves forward. They elaborated that the ask would be to include water quality, green space, and trees, as well as have a spot on the Project Management team.

Director Croft moved to approve the maintenance piece (\$12,812.75) to close out the Bayaud contract through the end of the year coming from the unallocated funds from 2019, which was approved unanimously by the Board. The Board will vote on the second ask at a future board meeting.

BUDGET OVERVIEW:

Mr. Deffenbaugh reviewed the overall organizational budget categorized by buckets. Director Croft asked if for next time, he can put 2019 side by side with 2020 for ease, line item by line item. Mr. Weil reviewed the budget project by project.

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Mr. Weil said they'll tweak and send it back out to the board, and Director Croft said everyone should also send a list of questions back once they review.

BOARD SEAT INTERVIEW WITH KENDRA ANDERSON:

Director Croft reviewed the BID's operations and initiatives for Ms. Anderson, and the Board had a general discussion over the district and vision. The Board informed Ms. Anderson that they will be in touch soon once the Board has time to take a vote.

PARK BUILDINGS:

Mr. Deffenbaugh said going forward, there will probably be a year over year ask for the BID and GID to help with park buildings construction. He noted that this year, there's been an \$110K contribution from the BID. Director Danielsen added that \$150K was raised at the Oxpecker Ball.

Ms. Veldkamp said they just got demolition bids for the buildings, with demolition scheduled to commence in January 2020.

TRASH AND RECYCLING PROGRAM:

Mr. Deffenbaugh said that the trash and recycling cans should start to be rolled out by the end of the month. He said they've talked about messaging and a social media campaign to encourage people to recycle. Director Rabun added that it would be great to collect metrics in terms of how much trash is collected, etc.

PARKING STUDY:

Mr. Deffenbaugh said they're starting to move some of the recommendations of the mobility study forward and that the City is completing their own parking study.

Ms. Veldkamp said that she and Mr. Deffenbaugh have a bit of a different vision than the city currently, but they're working on that. Ms. Veldkamp gave the overview of the study, noting that it will be an Area Management Plan run by a curb lane management group. Ms. Veldkamp said typically the process will build a local stakeholder group to explore things like timed parking, paid parking, general curb lane use, adding that RTD is also doing some parking data collection at each light rail station, which will give another nice datapoint for the city. Ms. Veldkamp said there is definitely an opportunity to direct people to the "right kind of parking" thinking about when people are parking and where they're going.

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Director Croft asked if this was *only* a parking study, to which Ms. Veldkamp said there are a few plans, including the curb lane plan, but also looking at the decision point of where people are deciding to get into their cars or the transportation that they'll take to RiNo. Ms. Veldkamp said she's working to coordinate and integrate the various plans and studies and that she's currently working to try to get the RiNo mobility plan integrated into the city plan officially.

35TH STREET:

Ms. Veldkamp said that City Council will be approving the budget tonight, which includes the money for 100% design for 35th Street.

WALNUT TWO-WAY:

Ms. Veldkamp gave some background on how everything got started – where they've been, current status, next steps.

She said previously, there were some Phase I corridor improvements followed by a two-way conversion study in 2018 for the long-term vision. She said that it would cost about \$10-12M to rebuild the whole corridor, which puts the full project into next bond territory. She added that two more studies came out that illustrated the need to two-way Walnut, and that the next phase was recommended, which is the entire package that is not funded. Ms. Veldkamp said based on the feedback that two-way needs to happen even without sidewalks, etc., they will do a signing and striping update to be implemented in Fall 2020. She noted that the timing is based on Xcel's natural gas pipeline project and that it will not happen until that's complete. She said they're currently finalizing the contract to do the signing and striping to be complete early December 2019. She then gave an overview of what the project will include, noting that there will be two rounds of stakeholder meetings, plus a public meeting (before the stakeholder meetings). She said the project will take about seven months (kicking off in early December) and that they hope to wrap up in early July 2020, with implementation in Fall 2020.

Ms. Beldock of Erico Motorsports asked if there was a way to get a photo van to snap photos of speeders in the meantime, or even a flashing sign that tells you your speed. Ms. Veldkamp said that she thinks it's a good idea and will ask about it. Mr. Deffenbaugh suggested putting down some strips that track actual speed as well.

ADJOURNMENT:

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

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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