

**Greeley Downtown Development Authority
Minutes – Board of Directors Meeting – June 15, 2017**

Board Members in Attendance: Phil Grizzle, Chair & Zoe's Café; Drew Notestine, Vice Chair/Secretary & Thomas & Tyler LLC; Ken Schultz, Treasurer & NCMC; Robb Casseday, City Council; Mike Ketterling, Northern Engineering; Linda Winter, Accessories With A Flair!...and Hair; Janine Reid, Lincoln Park Library; Logan Richardson, Mineral Resources, Inc; Matt Anderson, Ancon Construction

Additional Attendees: Becky Safarik, City of Greeley; Steve Moreno, Weld County Commissioners; Mark Fogue, Greeley Police Department; Dennis Lobato, Greeley Police Department

DDA Staff in Attendance: Pam Bricker, Executive Director; Bianca Fisher, Associate Director; Alison Hamling, Director of Downtown Experience; Karen Baumgartner, Administrative Assistant

Meeting Called to Order:

Phil Grizzle called the meeting to order at 7:33am

Minutes:

Phil Grizzle referenced the May DDA Minutes. Janine Reid moved to approve, Mike Ketterling seconded, motion carried.

Treasurer's Report from Pam Bricker:

Ken Schultz reported that we have seen a bump in the Mil Levy in May due to payments coming in. Everything else is in line with the budget. Contributions are down a little but Bianca Fisher added that we are still waiting to find out about a couple of the bigger contributors and OktoBREWfest sponsorship will be worked on soon.

Safety Report from the Greeley Police Department:

Mark Fogue reported that Greeley Police Department has been working on cleaning up 1320 8th Avenue and other vacant properties that the homeless have been using for shelter. He also updated the board on some recent incidents that occurred in the Downtown area.

Dennis Lobato added that the GPD has made some headway in homeless/transient behavior because of downtown Outreach Office which is open from Noon-10 daily. Bike Patrol officers started Downtown this week and you will still see the Downtown Officers during the Stampede. If you see someone impeding access in the Breezeway or anywhere Downtown, call 350-9600 and ask for a Downtown officer to check it out. He also let the board know that Matt Patella has been promoted to Sgt. so he will no longer be with the Neighborhood Action Team and that the Guadalupe Apartments were taking applications at Island Grove Park yesterday. Sgt. Lobato and Becky Safarik also addressed the problem of articles that are being left behind and what can be done with them. City Statutes may have to be revised to help define these issues so there is a consistency in procedure.

Weld County Update from Steve Moreno:

Steve Moreno reported that there are still some parking issues but they are asking their employees to be patient. Construction will be starting downstairs at the Chase Building to make room for voting materials and the 100th Anniversary for the Courthouse is coming up.

Board Committee Sign Up from Pam Bricker:

Pam Bricker reported that the Board is starting new terms of office and we haven't established everyone on a working committee in a long time. She passed around a sign-up sheet and asked everyone to choose one or more committees that they would be interested in (Executive Committee is made up of the officers, Public Realm, Experience Committee and Economic Development Committee)

Hotel/City Updates from Becky Safarik:

Hotel is making tremendous progress - The Meeker's restaurant sign is up and they have secured a chef. The parking lot design is what is being worked on now and they are developing a cost/benefit ratio to help set fees. Will also be starting renovation work on the Greeley Recreation Center to help tie it into the new hotel.

Fire Department is on-track to be done mid-July and that is when the art will be installed also

City Center is going vertical – A Neighborhood Notification flyer has been developed that they will be taking out every couple of months to let people know what is happening

Presenting **Parking Garage Facility RFP** to council next Monday

Lincoln Park Playground is a month ahead of schedule and should be opening soon

Downtown Utility Work – Atmos, Xcel and Century Link are doing a lot of work Downtown and it is not just hotel related

There will be a Meeting next week to develop a **point of entry to manage the process of holding events downtown**. This will help to make sure everyone is aware of what all is needed

Public Realm Report from Mike Ketterling:

No Public Realm Committee meeting in June. No report.

Experience Report from Alison Hamling:

Alison reported on the numerous events that have been completed or are coming up

Friday Fest:

- Attendance has been great. Greeley Unexpected had a crowd of approximately 4,000 and the Blues Jam Crowd was 5,000. Robb Casseday added that this was the best Blues Jam ever.
- The Greeley Stampede Kick-off is this Friday

Bike to Work Day is June 28th

Courthouse 100th Anniversary Celebration is June 30th – Have a Barbershop Quartet, Trumpet fanfare, cake and cupcakes from Batter Up Cakes

Hip Hop Block Party is July 8th on the 8th Street Plaza – Will reach out to Katie to see if there is anything she needs from us

Planning a dedication for the **Tobacco Free Weld Pact Mural Project** on the corner of 8th Avenue and 7th Street on July 14th

Party for the Poudre on the Plaza is July 15th

Arts Picnic is July 29th-30th – Kick-off will be at Friday Fest

G Town Tours – Upcoming tours to be hosted by Alison and Bianca

16th Street Bear Block – Big day for them with the launch of their Facebook page. The logo is being designed with the UNC font and we are working on tie ins to the UNC Concerts Under the Stars series

Greeley Unexpected – Attended the kick-off and the Downtown live music scene is one of the features

Fall Fashion Show – Are looking at developing a Fall Fashion Show in conjunction with one of the Fall Friday Fests

Monster Day is August 26th - Introduced the Greeley Gremlin. Event is Partnering with the Don't Be A Monster Anti-Bullying Campaign

GDA Report from Linda Winter:

Linda Winter reported that Shop Around the Block is next Thursday and is in its 3rd month. The next GDA meeting is tomorrow at 8am at La Petite French Bakery.

Executive Director Report from Pam Bricker:

Pam Bricker reported that they have changed the crossing lights on 9th Avenue to make them more pedestrian friendly and the Colorado Forum organizers will be in town next week to discuss their annual meeting in October in Greeley (Bob Tointon set this up). She also reported:

Commercial & Retail

For Sale:

1010 11th Street - Goodwill Building - \$675,000, 7084 sf

807 17th Street - \$3,249,000, 20252 sf

Sold:

1120 6th Avenue - Ice House - \$575,000, to Dennis & Becky Dougherty and Dana & Cherri Scheidecker

Highlighted for Lease:

805 8th Street (Former Nelson's Building) - 1,750 sf Main; 1,525 sf Second Floor

800 8th Avenue - great retail and office space

710 11th Avenue, Ste 105 (Former Baseline Engineering Location)

1021 8th Avenue (upstairs) - office space- \$1500/mo; 1250 sf

900 9th Avenue (Former Warm Hugs Location) - \$3000/mo; 2500 sf

813 8th Avenue (Upstairs Kress)

808 9th Street (Former Greeley Office Equipment)

New Businesses:

Free Leaf - 918½ 9th Avenue – boutique with gifts, teas

ASAP Bail Bonds - 912 9th Avenue

In the Works:

Masonic Lodge - 2 doctors received historic grant - lots of work in progress

D6 School of Innovation (former Right to Read building) - 6th Street and 8th Avenue

In the News

Sampling of news stories attached. Can't say enough about what the Tribune does for us

Creative District

Participated in the hiring of new PT staff person - Jessi Howell
Packets of information being distributed to all DT area businesses
The May 2018 CCI State Conference will be in Greeley

University District

Alison working with businesses on new branding/logo - UNC provided their font
Discussed a City/DDA plan to vision future upgrades to 16th Street from 7th Avenue to 10th Avenue

Residential Housing

Several potential projects in the works - How can we incentivize to make these projects feasible?

Entertainment and Fun

DDA is directing Monster Day Activities for August 26th for all ages
Looking for arts entertainment on Saturdays on the 8th Street Plaza - "Hip Hop" event in the works for July 8th and Poudre on the Plaza Party scheduled for July 15th
New Cultural Event on October 7th in Lincoln Park - UNC departments involved
"Passport to Fun" on the 4th Thursday of each month from 5-8pm
Planning Ag Feast at Zoe's on September 16th
Another fantastic Greeley Blues Jam year - both in Downtown and Island Grove

Homeless Coalition

Looking for option for a Cold Weather shelter for Fall of 2017
Communications committee coming up with strategy on reaching out to the community

County Courthouse 100th Anniversary

Lots of plans under way – Friday, June 30th will be an afternoon of tours and into the evening
Will tie Friday Fest into the event and have a barbershop quartet for early part of the evening

Public Realm

No façade grant applications this month so committee did not meet
Much has been accomplished this year including: installation of all Art Trees, near completion and Signage for Art Alley, adjusting & maintenance of the lighting on trees, parks is completing the new playground at Lincoln Park, mural on 8th Avenue at 7th Street, planting of all of the planters by Happy Life.

Other

Jim Mokler community open house on May 18th - snow and poor attendance
Mural project at 8th Avenue & 7th Street - community celebration 5/26 was well attended!
Coffee with A Cop May 27th at Aunt Helen's Coffee House – well attended
Attended Greeley Unexpected kickoff - Downtown music highlighted this year
Co Springs DDA director & council person attended 6/2 Friday Fest - considering an Entertainment district
Celebration of 8th Avenue Art Trees at the Garage Creative Co-Op on June 10th
Presented to Greeley Area Realtors on 6/14 - updates on downtown

Final Updates:

Matt Anderson reported that he has a potential lease for his Gas Station property.
The Farmers Market is hopping every Saturday so be sure to stop by if you can.
Café Panache is closed and the property will be taken over by Cranford Cove.
Robb Casseday reported that he had just done a Hotel Tour and found out that the restaurant will be looking to buy local, that the Water Department received a 1st Place and People's Choice Award for the best tasting Water in North America, and that Sandi Elder is doing great and trying to make every meeting that she can.

Meeting was adjourned at 8:26am