

DOWNTOWN REVITALIZATION COMMITTEE
April 5, 2010

Opening:

The regular meeting of the Downtown Revitalization Committee was called to order at 7:05 p. m. on April 5 in Town Hall by Ted Bendelow.

Present: Ted Bendelow, Glen Rademacher, Cathy Chapman, Terri Hatch

Dan Dean Town Manager, Richard Macomber Mayor, and Steve Stamey Town Planning Consultant. Also in attendance Town Board member Gerard Torres

A. Approval of Minutes

The minutes of the previous meeting were unanimously approved as distributed.

B. Open Issues

Dan stated Lighting for Main Street had been approved by the Town Board based on United Power's estimate of \$141,000. The Town Board agreed that the majority of the expenses would come from the undergrounding fund held by United Power. The Town Board agreed that \$20,000 of the fixture expenses would come from the Downtown Revitalization Fund. Any additional expenses (estimated as an additional \$10,000) for the fixtures would be taken from the General Fund. Ted voiced a concern of waste for existing lights owned, but it was confirmed by the Mayor that the lights will be used and the ones that are going in have more function.

C. Downtown Design

Steve went over the Top 10 desires that came out the public input. Questions were brought up by all the members and clarified by Steve. The Mayor explained the need for design standards for the developers as they come in, this was a lesson learned by the Parks and Rec.

Ted voice concern on not having any ideas on cost and didn't feel that we had direction for Phasing without it. Dan reviewed the cost for constructing all of the infrastructure and indicated that it has not been budgeted at this time. In addition there is a timing issue related to the development of the properties on the east side of Main Street. It is recommended that some of the infrastructure not be installed until the properties on the east side of the street have been improved. An example is that the storm drainage has not been constructed and would be constructed at the time that property on the east side is developed.

It was decided that we would go forward with Phases with time lines. Gerry had good input on this subject. Steve Stamey will look at options for the Phasing. Glen and Cathy made suggestion to start at the South end of Main Street since it was really the entry to Downtown and the area is currently torn up and could be a noticeable difference. It was also suggested the Martin would be a good place to begin. The general consensus was to start.

Dan did share that the Board is looking at an engineering plan. The Plan Concept was approved by the committee and will go before the board. Gerry did add that the board has agreed with committee decisions.

D. Mini Grants

This suggestion was taken to the board but declined; they didn't feel that there was enough incentive to attack anyone.

E. Open Meetings

Meetings of the Downtown Revitalization Committee are subject to the open meeting laws.

F. Other Issues

Red Barn, Ted and the Mayor Macomber have had much discussion on this subject and Ted suggested that the Town hire an attorney to see what is legal for taking action on this property. There is strong feeling there that the Town should and must take action on a citizen complaint. Dan has done research on things that could happen with the building.

Ted would like to meet with Larry Burkhardt of UP State Colorado about Economic Development.