

Roll Call: Meeting was called to order at 6:30. Members Kevin Seiler, Carol Brzeczek, Joseph Orrino, Cindy Christensen, Jason Henderson and Bill Hopping, were present. Jack Rychecky was absent. Steve Kemp, Eric Ervin, and Tiffany Hooten were also present.

Henderson moved to approve the agenda. Motion was seconded by Brzeczek and passed 6/0.

Public Comment

Pam Chadbourne suggested that the four original urban renewal areas needed to be on the website with the three repealed areas in the archives. She commented that the picture on the website was of Littleton Blvd rather than Columbine Square and suggested that Columbine Square should be represented since it is the only plan area remaining.

In lieu of any minutes to approve Brzeczek asked that the August draft minutes be placed on the LIFT website as two months is too long to wait for posting. There were no objections.

Financial Report

ID-18-308 – LIFT received \$4 increment for August. \$162 was collected in interest. Hooten reported that all increment would be returned to the taxing entities less the county collection fees and \$25,000 to account for any abatements. Henderson moved to approve the finance report with Orrino seconding. Motion passed 6/0.

Website Update

ID-18-271 - Christenson along with Ervin presented the new look to the LIFT website. Christensen was looking for the surveys to be uploaded to the website. Brzeczek has them and said she would forward to her. The new website is live. Any comments or edits should be sent to Christensen.

RFP Update

Orrino reported that LIFT received one response to our RFP and he recommended that we move forward with the interview process. He has worked with the firm but not with the individuals that would be working for LIFT if we would accept their proposal. Henderson thought we should go forward knowing that it was not a commitment. Orrino said one of two things could happen. We will either accept their proposal or decline and know better what we want. Orrino said the associate would be the one to attend our meetings with the senior partner reviewing the final product. The associate that would be attending our meetings. It was recommended to moved forward with an interview.

Seilor said he attended the UR training and the one thing he learned is that complicated and complex projects will require an actively engaged legal team. We need a firm with the bandwidth for whatever we do in the future.

Application Documents Committee Report

No report

New Business

Seilor said, as a result of attending the training, that there are other things that we need to pursue. We have been focused on Columbine Square and getting them to redevelop their parcel with TIF. We can use the money to directly engage other things. As an example, O'Toole's parking lot is a disaster. If the parking lot were more than ½ acre it would require them to deal with the storm sewer system. We could partner with them – we could go to them and offer help to improve their site. The businesses in the triangle (Lowell south of Belleview) we could tell them if they want to update their facades we could partner with them. If the city takes on the streetscape we can direct funds to help. We need to start engaging businesses and have the discussions. He mentioned Golden – UR was used to help with the store frontages in their downtown. We need to look for options. He recommended a study session with Maureen Phair, Arvada Exec Dir. of UR, saying she was available next Wednesday.

Orrino said this was a manageable way to do positive work and build trust in the community and use that as a springboard for bigger projects.

Seilor said the city got the cart before the horse – usually there is a development project then a plan then a project. We don't have a real plan. The first step is to have Phair come in.

Hopping agreed with putting money to work in the community. It would plant a seed to renovate existing businesses. Henderson agreed.

Henderson said we need to look for opportunities where our Charter allows us.

Brzeczek said she was concerned because Arvada is a very different animal than LIFT. They have resources in addition to TIF. Seilor said we need to educate ourselves.

It was agreed that next Wednesday at 6:30 there would be a study session with Phair.

There was a brief discussion about having the attorney interview on the same night. Brzeczek asked if there would be a prepared set of questions for the applicant. Seilor said there needed to be a set of questions based on the RFP. Orrino asked for questions to be submitted by the end of the week.

Public Comment

Pam Chadbourne thought it was useful to see the new website and that it would be good to get the surveys online. She talked about the Littleton Riverfront Authority and how it went bankrupt in four years. Littleton has a reputation because of that. We need to be circumspect in how we spend money – these are our taxes and they should be used to reform blight and address public safety concerns. It would be nice to be helpful to business but it needs to be done responsibly. One expert is not enough. You need to bring someone else in beside Phair.

Jeanie Erickson said it would be great to have Phair here but to get a fair opinion we need more than one. Arvada has a population of 117,000 compared to Littleton's 46,000 – they are three times larger and Arvada's experience may not relate to Littleton.

Adjourn

Orrino moved to adjourn at 7:45 and Henderson seconded. Motion passed 6/0.