

RECORD OF PROCEEDINGS

CITY OF LAFAYETTE

LAFAYETTE URBAN RENEWAL AUTHORITY MEETING October 11, 2022

I. OPENING OF THE SPECIALLY SCHEDULED MEETING

CALL TO ORDER

The October 11, 2022 meeting of the Lafayette Urban Renewal Authority (LURA) was called to order at 5:30. The meeting was conducted via electronic participation due to the presence of coronavirus disease 2019 (COVID-19) in Colorado and subsequent Safer at Home Executive Order from Governor Jared Polis.

ROLL CALL

Those in attendance from LURA were Chair Muller, Vice Chair Cutler, and Commissioners Arrington, Martin, Redondo, Rogers, and Williams.

Also present was Executive Director Keating, and Economic Development Fellow Daniel Sperle.

II. MINUTES

The Authority reviewed the minutes from the September 13, 2022 meeting. Commissioner Arrington moved to approve the September 13, 2022 minutes. Seconded by Commissioner Martin. All voted in favor.

III. PUBLIC INPUT

There was no public input.

IV. REGULAR BUSINESS

2023 LURA Budget

Executive Director Keating presented this item. She presented the 2023 budget process, projected revenue, strategic goals and priorities, proposed expenses, key initiatives, and next steps. Executive Director Keating stated that the budget spending would be primarily on downtown development, streetscape improvements, and professional services. Other expenses include Public Art Purchases in Old Town, marketing services, operational support, and parking.

Executive Director Keating also emphasized the reinvestment in South Boulder Road and gave a brief history of the district and the revenue collected since 2002. Executive Director Keating shared that since two anchor tenants left the district shortly after its creation, the Urban Renewal Area has not produced sales tax above the base due to Flatirons Church's tax-exempt status.

However, Executive Director Keating shared that the South Boulder Road District has finally accumulated a healthy property TIF (tax-increment financing) balance over the year. Executive Director Keating proposed strategic outreach to property owners and businesses in the district. Executive Director Keating also shared that she has spoken with Planning and Building Director with mutual agreement that the Southern Boulder Road URA would be a good place to start as part of the City's first sub-area plan or corridor plan.

Chair Muller thanked Executive Director Keating for the discussion and graphics presented and asked for questions from the Commissioners. Commissioner Redondo commented that businesses in South Boulder Road will be happy to be included in future funding opportunities. Commissioners asked questions about financial tracking for the Urban Renewal sub-areas, the budget amendment process, and property tax assumptions. Executive Director Keating discussed the City Council budget presentation and invited the Commissioners to join. Chair Muller thanked her and moved to the next item of business.

Approval for Selecting Progressive Urban Management Inc. to Provide Professional Consulting Services Related to the LURA Transition Project/Resolution No. 2022-05/ Authorizing an Agreement with Progressive Urban Management Associates Inc.

Executive Director Keating introduced this item by highlighting critical moments for the Lafayette Urban Renewal Authority, reminding Commissioners that the next milestone is the expiration of the tax increment financing in 2024. She provided an overview of the objective of the LURA Transition Consulting Services and the need to identify a transition strategy for LURA and the downtown area.

Executive Director Keating presented a procurement summary for the Request for Qualifications (RFQ). She shared the RFQ resulted in three proposals, of which the review committee shortlisted one consultant group based on experience with urban renewal and special district formations. Executive Director Keating also provided an overview of the selection criteria and committee members.

Executive Director Keating provided a recommendation to move forward with Progressive Urban Management Associates (PUMA) and shared the team's professional experience highlights, including the sub-consultants, special district legal counsel Spencer Fane, and community visioning and design support, Studio Seed. She discussed the team's proposed three-phased approach for Old Town.

Executive Director Keating introduced Resolution 2022-05 to select Progressive Urban Management Associates, Inc. to provide professional consulting services related to the LURA Transition Project and authorize an agreement with P.U.M.A. pertaining to such professional services. Chair Muller opened for questioning and Commissioners asked questions about the study area for the project and PUMA's experience in larger cities.

Commissioner Arrington moved to approve Resolution 2022-05 to select Progressive Urban Management Associates, Inc. to provide professional consulting services related

to the LURA Transition Project and authorize an agreement with P.U.M.A. pertaining to such professional services. Commissioner Rodgers seconded the motion. All voted in favor.

Reschedule November 8 , 2022 LURA Meeting

Executive Director Keating stated the next LURA Meeting falls on Election Day and that the meeting would be rescheduled for Thursday, November 10th, and that it would be held virtually. Vice Chair Cutler moved to change the November 8th regularly scheduled meeting to November 10, 2022. Chair Muller seconded it. All voted in favor.

V. UPDATES

Public Street Trees

Keating referred to past discussions about the lack of response to the concrete planter RFP and stated that she is changing the procurement strategy.

VI. NEW BUSINESS / STAFF AND COMMISSIONER REPORTS

Executive Director Keating shared the logistics of a hybrid meeting schedule and suggested going back to meetings in person in January.

Chair Muller opened to Commissioners for reports. Commissioner Martin mentioned the Lafayette Window Painting Contest, Commissioner Redondo shared the success of the Lafayette Music Festival and suggested exploring a dedicated fund for events in the future. Commissioner Williams requested an overview of current LURA projects soon and Executive Director Keating said she would be happy to. Commissioner Arrington talked about the public art selection committee and submittal for the bins. Commissioner Redondo mentioned that LURA information which has been translated into Spanish will be delivered to the Latino Chamber of Commerce for community outreach.

VII. ADJOURN

Chair Muller adjourned the meeting at 6:26 PM

LAFAYETTE URBAN RENEWAL AUTHORITY, COLORADO

ATTEST:

Kevin Muller, Chair

Brigid Keating, Executive Director

The minutes herein are a summary of the business conducted at this meeting, not a verbatim transcription. Only the actions taken and text appearing within quotation marks are verbatim.