

MEETING NOTICE

DOWNTOWN DEVELOPMENT AUTHORITY

4:00 P.M.

REGULAR MEETING

February 10, 2020

**LDP | DDA Offices
350 N. Cleveland Avenue
Loveland, CO 80537**

The Loveland Downtown Partnership and Downtown Development Authority are committed to providing an equal opportunity for citizens and does not discriminate on the basis of disability, race, color, national origin, religion, sexual orientation, or gender. The LDP-DDA will make reasonable accommodations for citizens in accordance with the Americans with Disabilities Act.

For more information, please call our offices at 970.541.4333.

Agenda
Loveland Downtown Development Authority (DDA)
Regular Meeting
Monday, February 10, 2020 4:00 pm
LDP | DDA Offices
350 North Cleveland Avenue, Loveland, CO 80537

4:00 pm

1. **Call to Order**
2. **Roll Call**

4:05 pm

3. **Public Comment** (individual introductions / comments are limited to 3 minutes)

4:10 pm

4. **Approval of Minutes**

Regular Meeting – January 12, 2020

“I move to approve (deny) the minutes of the Regular Meeting of January 12, 2020.”

4:15 pm

5. Discussion / Action Items

- **Discussion Item:** HIP Streets Infrastructure Study – City of Loveland Staff and Ditesco
- **Discussion Item:** LURA Discussion
- **Discussion Item:** Downtown Strategic Planning

5:15 pm

6. Executive Director Briefs

- Project Update – Banner Building LLC
- Project Update – 4th and Garfield
- Project Update – Ax to Grind Façade Grant

7. City Council Report

- Fogle, City Council

8. Agenda Items for Future Meetings

5:45 pm

9. **Adjourn**

CALENDAR –

Meeting Minutes
Loveland Downtown Development Authority (DDA)
Regular Meeting
Monday, January 13, 2020 4:00 pm
LDP | DDA Offices
350 North Cleveland Avenue, Loveland, CO 80537

4:00 pm

1. **Call to Order**
2. **Roll Call**

Present: Waneka, Patterson, Fellure, Caldwell, Fogle, Wyrick

Absent: Steele, Bernhardt, McFetridge

4:05 pm

3. **Public Comment** (individual introductions / comments are limited to 3 minutes)

There was no public comment offered from guests

4. **Oath of Office for Jacob Fellure**

City Clerk Patti Garcia initiated the Oath of Office for new board member Jacob Fellure.

4:10 pm

5. **Approval of Minutes**

Regular Meeting – December 9, 2019

Caldwell moved to approve the minutes of the Regular Meeting of December 9, 2019; Fogle seconded, motion passed unopposed.

4:15 pm

5. Discussion / Action Items

- **Action Item – 2020 Meeting Schedule**

Hawkins presented a 2020 meeting schedule for discussion and review by the board. Like 2019, August will be left as a tentative date that could be cancelled if board work load is light at the time.

Fellure moved to approve the 2020 Meeting Schedule for the Loveland Downtown Development Authority with one change of moving October meeting to October 5th; Fogle seconded, motion passed unopposed.

- **Action / Discussion Item: Façade Reimbursement 129 East 5th Street**

Hawkins presented a timeline of steps for the Façade Improvement Grant for 129 East 5th Street that was initially approved in March 2018. Curt Schroeder, representing his family's trust who owns the building, was present for the discussion. Hawkins presented three options for the board to consider on how to resolve the

completion of the façade application given that the building still has no active tenant.

1. Require the applicant to finish the façade as required and build the railing. This would require an extension of the grant agreement.
2. Complete the project with no railing at all and amend the agreement and budget to remove the railing and its associated cost.
3. Complete the project with no railing at all and amend the agreement while keeping the railing costs set aside for a future tenant to use for a railing depending on their business type.

Fogle moved to complete the 129 E. 5th Street Façade Application according to the option three above. Patterson seconded, motion passed unopposed.

- **Discussion Item:** LURA Conversion

Hawkins reviewed the status of ongoing discussions to ensure that the majority of TIF generated inside the DDA boundaries is deposited into the DDA special fund and not the LURA fund. Before Christmas, brief discussions with Steve Adams centered around an intergovernmental agreement being created between LURA and the DDA but at this point nothing is ready for formal presentation. Hawkins hoped to have City legal staff at the February DDA meeting to review this subject in the further detail.

- **Discussion Item:** DDA TIF Investment Program

Hawkins reviewed the DDA's TIF Investment Program adopted in Nov 2018. He reviewed how the DDA looked at the TIF total over the life of the DDA as part of the overall project analysis and used the 4th and Garfield Project as an example. Per the process to create the program, the DDA could make changes to the document but at this time no project or discussions with a developer are prompting any needed changes.

5:15 pm

6. Executive Director Briefs

- Project Update – Mercury Plaza LLC – Hawkins spoke of conversations with Dan Johnson to turn the former Lightning Hybrid Building into a meeting space and add new office space on a new second and third floor addition.
- Project Update – Banner Building LLC – Hawkins spoke of continued discussions with the owner of this building and the potential for DDA investment into public improvements.
- Project Update – 4th and Garfield LLC – Hawkins reported that the Development Agreement amendment extending the start date of this project to March 31st has been signed by all parties.

7. City Council Report

- Fogle, City Council

Fogle updated the board on the previous week's HIP Street presentation to City Council and spoke about the upcoming City Council retreat in early February.

8. Agenda Items for Future Meetings

No items were presented for future meetings

5:45 pm

9. **Adjourn**

Patterson moved to adjourn the regular January meeting of the Downtown Development Authority Board of Directors; Wyrick seconded, motion passed unopposed.