

Town Of Nederland
NEDERLAND DOWNTOWN DEVELOPMENT
AUTHORITY

NEDERLAND COMMUNITY CENTER 750 Hwy 72 Nederland, CO 80466

Multi-Purpose Room

July 16, 2014 at 6:30 p.m.

MEETING MINUTES

A. CALL TO ORDER

Meeting convened at 6:33 pm

B. ROLL CALL

Present: Katrina Harms, Amanda Kneer, Jeffrey Green, Susan Schneider, Peter Marshall, Kevin Mueller

Absent: Karina Luscher

Also Present: Town Treasurer Eva Forberger, Town Administrator Alisha Reis, Town Intern Alexander Armani-Munn

C. PUBLIC COMMENT ON NON-AGENDA ITEMS (Speakers limited to 3 minutes)

No public comments

D. CONSENT AGENDA

1. Approval of Meeting Minutes from the June 18, 2014 Meeting-Cindy Downing-Secretary

Amanda Kneer would like error in wording from Kevin Mueller's comment on discussion item 1 to be changed from "DDA compliant" to "ADA compliant"

Kevin Mueller moves to approve minutes with recommended edit. Susan Schneider seconds and motion passes unanimously.

2. Approval of Warrants-Eva Forberger-Treasurer

Motion to approve warrants made by Amanda Kneer, Seconded by Susan Schneider. Motion passes unanimously.

E. INFORMATIONAL ITEMS

1. Treasurer's Report-Eva Forberger-Treasurer

Eva Forberger included a report in the packet.

2. Town Administrator Report on items affecting NDDA- Alisha Reis- Town Administrator

Alisha Reis included a report in the packet. Reis points out there is a housing needs assessment currently underway and that there is a survey link on the front page of the Town of Nederland Website. The survey can be taken until July 31st. Some members of the DDA may have also been contacted to do an interview as a stakeholder. The survey and interview are separate, so all are welcome to participate in both. September will be the finalization of the data and what it means to the community.

3. Nedpeds Report-Conor Merigan-Project Manager

Conor Merigan's contract is up so Alisha provided the report. No bids were received for construction of NedPeds. The BOT discussed the issue at their meeting on June 17, and directed staff to work to re-bid the project in the first two weeks of January and also to continue with the owner's representation RFQ that went out. Kevin Mueller and Alisha are on the selection committee and any other DDA members are welcome to participate. Alisha and Kevin will be working through each of the four proposals and requests for qualifications to see if it meets all of the needs of the project. It may need to be tweaked and re-issued in preparation for the bids in January. They also signed up on Rocky Mountain Bids, which is a purchasing program online that contractors and engineers are connected to. This will help to augment the outreach for the bidding process. CDOT is on board with this knowledge and the Town will submit a letter that indicates the plan. CDOT is holding the funding for construction.

4. Parking Committee meeting report-Jeffrey Green and Katrina Harms

Alexander Armani-Munn provided a verbal report and said the committee focused on the following points:

1. Parking management should be conducive to non-motorized/pedestrian traffic.
2. Ample parking currently exists in Town and should be used to its full potential prior to any additional development.
3. If additional parking is developed, the Town-owned lot east of Wild Mountain and the lot behind the Mining Museum offer potential locations for paid lots.
4. Timed parking on First Street and at the Visitor Center Lot would likely encourage the use of lots on the Town's exterior.
5. An improvement project at the Fisherman's Lot located next to Teens, Inc. could attract more parking, alleviating downtown traffic/parking conditions.
6. The BOT should consider the feasibility of "back-in" parking regulations in downtown.

7. The BOT should review 16-202 and 16-211 of the Nederland Municipal Code.

5. Update on the status of the Master Plan Update-Alexander Armani-Munn

Alexander included a report in the packet. There are no submissions on the logo contest yet. He will continue with the outreach to try to get applicants for the contest.

Alexander recently met with a local web developer and is meeting with another one tomorrow. He feels we may be able to use both people since one specializes in design and the other in development. He did email the proposed website architecture to the DDA last month but has not had much in response, so he is going to email it out to the DDA again this evening. He would like to get as much input as possible from the DDA. He feels we will be able to launch a new website in the next month or two.

Armani-Munn said it is a good time to revamp the DDA's social media efforts. He feels a good place to start is for every board member to submit a biography including a picture to put on Facebook.

Armani-Munn emailed a draft of a tentative Vision Statement to the DDA with information from the June meeting. He encourages everyone gets on board with a vision statement and has emailed the statement once again to board members. He would like input from all board members. Once there is a consensus on the vision statement, then public outreach efforts can start to happen.

Alexander would like to come up with a better way of communicating between meetings. He feels this will be the key process in moving forward, and is willing to meet with each DDA board member in person if that would make communication easier.

Armani-Munn also reported that the Town received word today that they will be receiving \$25,000 in grant funding for a tourism campaign. He feels we should focus efforts regionally to visitors who can visit more than once a year.

Alisha Reis adds that the funding is part of the Community Development Block Grant Disaster Recovery Funds. It is meant to bring communities back to economic strength. It is not meant to be a glittery campaign, it is meant to bring back community and local business.

Kevin Mueller points out that there is a criterion on how to spend the grant money so that needs to be decided.

Eva Forberger said they will be communicating with business and Boards on how the grant will be spent. This grant is to try to help businesses recover from the loss of tourism last fall due to the floods.

Alexander suggests forming a committee to decide how funding will be spent.

6. Board of Trustees Representative report-Kevin Mueller

No written report was provided so Mueller provided a verbal report.

Mueller said there will be more discussion about street vending, and it has been kicked back to review again by the DDA and other advisory committees.

Alisha Reis feels it might be a good idea to select a couple of people from each board to see how they feel about vending and then pass recommendations to the BOT. There should be a method to the process so the code can be reviewed and amended.

Kevin Mueller has researched the codes of other towns and has extracted some examples. He plans to sit down with Kimba Stefane of Blue Owl and Ross Alper of the Deli at 8236 about how they feel on the vending issue. He also plans to have some discussions with Dennis Duckett who is in line with Sue Ayers position of the vending license. He recommends looking at our code and generating code language with what we want to see.

Susan Schneider thinks it would be a good idea to find out why other towns have restricted vending and also why they formed their codes the way they did.

Alisha Reis pointed out that food trucks and vending carts are regulated differently. The DDA may want to address both the trucks and the vendors since the vending code has not been reviewed since 1996. Currently, trucks get a Special Review Use Permit in order to operate.

Kevin Mueller reported he receive score cards the previous evening. There is a committee that is set up to finalize the score card and they will meet in July. They are looking at reducing vehicle miles, and getting people out of their cars. He was hoping to have ideas scored by now but he will have it done next month.

Public Comment:

Ron Mitchell would like to have a couple of items put on the agenda next month:

1. Discussion of establishing an entertainment district downtown.
2. Discussion of back in parking on 1st Street.

Jeffrey Green suggests Ron Mitchell work with the Parking Committee for the discussion of back in parking on 1st Street.

F. ACTION ITEMS

1. Consideration of nominations from the floor for election of Chairman and Vice Chairman.

Amanda Kneer nominates Katrina Harms for DDA Board Chair.

Jeffrey Green nominates himself.

Motion made to forward the nomination of Katrina as Chair for the DDA. Motion passes unanimously.

Susan Schneider nominates Jeffrey Green for DDA Vice Chairman.

Motion made by Jeffrey Green seconded by Amanda Kneer.
Motion passes unanimously.

2. Consideration of scholarship for a board member or board members to attend the DCI Conference in Ft. Collins, September 9 – 12.

Katrina attended this conference last year and feels it is informative and in a convenient location. The agenda is included in the AIM.

A motion made to provide scholarship money to any DDA members that wish to attend all or part of the conference made by Susan Schneider seconded by Jeffrey Green. Motion passes unanimously.

3. Consideration of a Special Event application on Town-owned property for Buds, Burgers & Beers Festival-Allan Wright, Zephyr Adventures

Alisha Reis informed the Board that the event planners have gone through the administrative special events process. Reis says there is a caveat in the code that allows the Town to move any issues of public policy to the Board when they are related to special events. In this case, there is a provision for on-site marijuana consumption if it is closed off to public view but still on Town owned property, which will be Guercio field. This was the motivating public policy issue to have it moved to be reviewed by BOT. This is also the reason the BOT has moved this to the MPP process to start having the conversation, especially since they are planning to move large events out of Chipeta Park and to the Guercio Field. It was Alisha's recommendation to the BOT that this event could serve as a model for how to accommodate use of marijuana at public events. Alisha believes more events like this will happen in the future. The event planners did meet the concerns and requirements of town staff, fire and police department. .

Allan Wright, the event planner, said he is meeting with several committees and getting input. He will then present his modified plan to the BOT on August 19. Allan said they would do their best to keep marijuana from public eye. The first thing they would do is to put opaque fencing around any area with marijuana, and addition, a tent that would be inside of the fencing. The consumption would happen in this tent, and this would prevent anyone on the outside from seeing the consumption. Nederland Police asked they put the event on the northeast corner

so it is far away from the road. He would like this festival to be more than just about smoking marijuana. He feels this festival needs to be a win- win for the Town and for them. He would like ideas to make this festival better for downtown businesses. He feels the town will benefit from the festival in three ways:

1. They will try to hire local businesses
2. They will provide half price vendor booths for Nederland businesses
3. They will encourage Nederland to people to attend.

Susan Schneider would like to know if the Board thinks the local businesses in town will be negatively impacted by this and have lower sales. Schneider would like to know if the Town businesses suffer during Nedfest.

Katrina Harms feels since there are more people in town, the businesses do better.

Public comment:

Ron Mitchell said that any public event he has been to, there have been people smoking marijuana on the streets and the smell offends people. Mitchell feels it is great the marijuana will be in a confined area and not on the streets. He thinks the festival a great idea.

Jeffrey Green feels the festival should be allowed and putting it into a controlled area is a good thing.

Peter Marshall supports the event.

Susan Schneider wants to make sure businesses will benefit, and local business is what the DDA is all about. She would also like to know if people are concerned Nederland will be known for marijuana.

Jeffrey Green feels Nederland may already be labeled a marijuana town and he is in favor of having this controlled to an area instead of all over town.

Amanda Kneer feels festival is no different than any other festival. The part she would like to understand is how many festivals does Nederland want to have, and how does it fit into the sustainability of the town?

Kevin Mueller feels everyone should be in agreement and encourage sustainability with events in town. Mueller said using locally procured products would be a good idea.

Allan Wright said he would be fine with local businesses providing the hamburgers to the festival.

Kevin Is concerned that this festival is only 21 and over. He does not want to give the impression he wants to take his children to this particular festival, but he feels it would be better to promote family friendly festivals.

Allan Wright is on board with the festival being family friendly as long as their lawyer is in agreement.

Kevin Mueller thinks the music at the festival should be emphasized. He also feels we have to be careful as a community to not sell our space to the highest bidder. He feels it is important a festival does not have a negative effect.

Jeffrey Green feels hiring local bands, using local vendors, and leaving zero trace is important.

Katrina Harms points out that Allan Wright's company has been around for many years. One of the best Frozen Dead guy days was managed by someone who worked for the company.

Kevin Mueller asks Allan Wright if the event would be up for donating a certain amount of profits to the Town so they can use it to plant trees, etc

Allan responds that they do not have local a non- profit partner, but if they could switch to a local non- profit partner, they would. Wright also says he cannot guarantee this festival will make a profit. Until that is known, he cannot promise they could donate funds.

Katrina Harms suggest that the cap be flexible. The maximum capacity of Guercio field is not known, and since there is a cap, she is worried the festival will not make any money

Alisha Reis points out that there is no cap, they don't know the capacity of the areas yet, but they will recommend what the cap will be.

Jeffrey Green makes a motion that the DDA support the festival Buds, Burgers and beers to the Town Board of Trustees. Amanda Kneer Seconds. Motion passes unanimously.

G. DISCUSSION ITEMS

1. Discussion of the Master Plan Update-Alexander Armani-Munnis

This item was discussed in Informational Item 5. No need for further discussion.

H. OTHER BUSINESS

Eva Forberger announced that the budget is coming up, and would like to meet at 5:30 for the next meeting on August 20 and have a budget work session. Eva will email the budget schedule to the DDA. She usually does not do the budget until October, but would like a preliminary sit down in August to provide formal base for

the budget.

I. ADJOURNMENT

Motion to adjourn made by Amanda Kneer, seconded by Jeffrey Green. Motion passes unanimously.

Meeting adjourned at 9:00

NEXT REGULAR MEETING: August 20, 2014 @ 6:30 p.m.

The NDDA Board encourages citizen participation. Public hearings and the "unscheduled citizens" agenda item allow an opportunity to address the Board. Discussion is limited to 3 minutes and please address your comments to the Board. Thank you for your cooperation. The NDDA Board may take action on any item included on this agenda, regardless of the heading under which such item appears. Discussion items may become action items if the Board determines that deferring final action on an item to a subsequent meeting is unnecessary or unwarranted and that taking immediate action does not compromise any third-party's rights. The NDDA Board of Trustees meeting packets and agendas are prepared on Friday before the Wednesday meetings and are available on the NDDA website, www.neddda.org. Copies of the agendas and meeting packet are available at no cost via email from cindydowning0@gmail.com. The information is reviewed and studied by the Board members, eliminating lengthy discussions to gain basic understanding. Short discussion on agenda items does not reflect lack of thought or analysis.

APPROVED