

RECORD OF PROCEEDINGS

Town of Estes Park, Larimer County, Colorado, May 17, 2006

Minutes of a Regular meeting of the **ESTES PARK URBAN RENEWAL AUTHORITY** of the Town of Estes Park, Larimer County, Colorado. Meeting held the Municipal Building in said Town of Estes Park on the 17th day of May, 2006.

Commissioners: Chairman Swank, Commissioners Ericson, Little, Steige, Repola, and Wilcocks

Attending: Chairman Swank, Commissioners Ericson, Little, Repola, and Wilcocks

Also Attending: EPURA Executive Dir. Smith and Deputy Town Clerk Schares

Absent: Commissioner Steige

Chairman Swank called the meeting to order at 8:00 a.m.

MINUTES.

The minutes of the regular meeting held April 19, 2006 were approved.

COMMUNITY COMMENTS.

None.

COMMISSIONER COMMENTS.

Chairman Swank welcomed Jim Cope to the Estes Park Urban Renewal Authority. Commissioner Ericson commented that there were seven wonderful candidates for the EPURA opening and it was a tough decision to pick just one.

Commissioner Wilcocks reported that good progress has been made on the Visitor Center parking lot and Performance Park held a wonderful performance this last weekend.

STAFF REPORT/PROJECTS.

Eric Blackhurst, Anderson Realty, updated the Authority on the progress with the sale of the Riverspointe property. He reported a restaurant is not a possibility in that property due to the inability to install a hood. It was suggested more graphics be placed in the windows of the property. The possibility of renting the units was discussed.

Executive Director's Report.

Dir. Smith reported the by-laws require the election of officers be made in June. He also requested an annual review. Commissioners Little and Steige will conduct the annual review of Dir. Smith.

PROGRESS REPORT – WIEST PLAZA RIVERWALK CONNECTION.

Jerry Adamson, Design Studios West (DSW), reviewed the progress on the Visitor Center parking lot. The asphalt is expected to be poured before the end of May, with landscape and cleanup to be completed by the middle of June. The parking lot will not be available for Memorial weekend. A reception has been held with the property and business owners along Wiest Plaza and Mr. Adamson has been meeting with the

Estes Park Urban Renewal Authority – May 17, 2006 – Page 2

property owners on an individual basis to gather input. He has also met with 18 other business owners to hear concerns and suggestions. The communication has been well received. The next step is to start developing concepts. The goal is to start construction in October and finish construction in May, 2007. The utility providers are being contacted to give them the chance to put in underground utilities. Commissioner Wilcocks pointed out that this is a community project and will impact thousands of citizens and business owners. The design has to be done for the good of the majority.

REVIEW OF CLEAVE STREET PARKING, CIRCULATION AND STREETScape STUDY.

Dir. Smith reported the study showed that any of the three concepts would work with a few minor modifications. The study will be submitted to the Town.

RESOLUTION #374 – APPROVING THE AGREEMENT WITH DESIGN STUDIOS WEST FOR CONSTRUCTION ADMINISTRATION AT VISITOR CENTER SOUTH PARKING LOT AND FOR PLANNING AND DESIGN SERVICES FOR WIEST PLAZA.

Director Smith read Resolution #374 authorizing the Chairman to enter into an agreement with Design Studios West for construction administration at the Visitor Center south parking lot and for planning and design services for Wiest Plaza. The estimated cost for services are \$5,750 plus 10% reimbursable expenses for construction administration of the Visitor Center south parking lot and \$20,624 plus 10% reimbursable expenses for the development of a detailed concept plan for the Wiest Plaza Riverwalk connection, including all necessary meetings with property owners and business owners. Following discussion, it was **moved and seconded** (Ericson/Little) **Resolution #374 be approved as presented**, and it passed unanimously.

Commissioner Repola suggested getting bids for any future projects.

Whereupon, Chairman Swank adjourned the regular meeting at 9:06 a.m.

The next regular meeting will be June 21, 2006.

Suzy Schares, Deputy Town Clerk