

# FIVE POINTS

BUSINESS IMPROVEMENT DISTRICT

FIVE POINTS BUSINESS IMPROVEMENT DISTRICT  
BOARD OF DIRECTORS REGULAR MEETING  
November 6, 2019  
MINUTES

Meeting Held: Wednesday, November 6, 2019 at 2:30 PM, Craft Coworking, 2590  
Welton Street, Suite 200, Denver, Colorado

Attendance: The meeting of the Board of Directors of the Five Points Business  
Improvement District, City and County of Denver, Colorado was called  
and held as shown above in accordance with the applicable statutes of the  
State of Colorado, with the following directors present and acting:

Paul Books, President  
Dr. Renee C. King, 1<sup>st</sup> Vice President  
John Pirkopf, 2<sup>nd</sup> Vice President  
Nathan Beal, Treasurer  
Maedella Stiger

BID Staff: Beth Moyski, Downtown Denver Partnership  
Vincent Martinez, Downtown Denver Partnership  
Olivia Omega Wallace, Wallace Marketing Group

The meeting was called to order by Board President, Paul Books at 2:35 PM.

No potential conflicts related to Agenda items were reported by FPBID Board Members.

### **Approval of Board Minutes – October 2, 2019**

With no discussion or corrections needed, Dr. King motioned to accept the October Board Meeting Minutes, Mr. Pirkopf seconded. Vote: unanimous in favor, motion passed.

### **Treasurer's Report – September & October, 2019**

Mr. Beal provided an overview of September and October 2019 expenses. At the close of October, the Ending Cash Fund Balance stood at \$291,608 with \$187,809 in total 2019 expenditures to date.

Following a short discussion, Ms. Stiger motioned to accept the September and October 2019 Treasurer's Report. Dr. King seconded the motion. Vote: unanimous in favor, motion passed.

### **Old Business**

#### **A. MarCom and Branding Committee Update**

Ms. Wallace handed out her written monthly update to board members for details on how the Scope of Work of the Marketing Agreement with the DDP continues to be met. Additionally, Ms. Wallace addressed the results to date of the public budget hearing and survey to identify

priorities from BID stakeholders. The current top three initiatives are new trees, updates to Sonny Lawson Park and an art walk mural program along Welton. Additionally, the BID has prioritized the enhancement of the area self-guided walking tour in the coming year. Ms. Wallace will continue to promote the survey and tally results to ensure stakeholder input is received.

Ms. Wallace will be working closely with Mr. Martinez to coordinate efforts on projects that require physical improvements and generate online and media interest.

Ms. Wallace also introduced Keesh Panket of Desibl who has done some preliminary design work and prototyping of bike racks for the district. He presented the customized, prototyped bike rack that incorporates district branding. Mr. Panket also provided renderings of possible trash and recycle receptacles for comments. Mr. Panket will provide a further refined prototyped model of both the receptacles and bike racks at December's meeting based on comments from this meeting and this month's Branding Committee Meeting.

#### B. Deep Rock Mural and Banners Update

Mr. Martinez provided the board with updated estimates for both the glass and vinyl wrap for the mural at Deep Rock and the replacement of banner arms and installation of banners. For the glass from Edgewater Glass and Mirror the estimate is \$1995.00. The printing and installation of the vinyl by Denver Print Company quote is \$1227.56. Mr. Beal made a motion to approve the quotes and move forward with the replacement of the mural on the Deep Rock Water building. Mr. Pirkopf seconded the motion. Vote: unanimous in favor, motion passed.

Colorado Lighting provided a formal quote to move the banner Arms up on the light poles and install the new banners. The quote for the work is \$6,885.40. Mr. Pirkopf motioned to accept the quote and move forward with the banner installation work. Vote: unanimous in favor, motion passed.

#### C. Security Committee Update

Mr. Books updated on the recent Security Committee meeting. Topics discussed at the meeting included the long-term effects of past hiring freezes at the Police Department has had on the number of officers on the streets today; how to best report crimes in progress to increase response times; reestablishment of a block captain program and how to activate Sonny Lawson park in a manner that is inclusive and tolerant. The next meeting date has not been named, but the committee is working with neighbors from the Curtis Park Neighborhood Association on the issues discussed.

#### D. Bylaws and Code of Conduct

Ms. Moyski reported that she adjusted the documents based on the Board's comments from the October meeting. She also sent both documents to the BID's legal team for review. Dr. King had questions for clarification on Articles IV and VII. Ms. Moyski noted the edits and will update the document to reflect Dr. King's comments. With no further discussion, Dr. King made a motion to accept the Bylaws and Code of Conduct as updated. Ms. Stiger seconded the motion. Vote: unanimous in favor, motion passed.

#### E. 2020 Board Meetings

The Blair Caldwell Library large meeting room is available for the second Wednesday of the Month and a reservation hold has been placed on the meeting room for 2:30 – 4 PM for the

year. The new Code of Conduct calls for Board Meetings to be kept to 90 minutes. The new room location will begin on January 8, 2020. A listing of 2020 Board meeting dates will be included in December's Board Meeting materials for formal adoption.

**F. Special Projects Update**

Irrigation Systems – the 2700 Block of Welton is running on the West sidewalk (across from the light rail track). On the 2600 block CSG is currently taking bids to do the excavation and irrigation line repair. They look forward to having a bid for review by the BID in the next couple of weeks. Track side irrigation issues have not yet been addressed.

Water Main Cover at 2937 Welton – The work on the replacement of the main cover and dome and surrounding concrete is complete now.

Christmas Lighting – Mr. Martinez provided a quote from 2 Keys to provide Christmas lighting to the trees on the 2600 and 2700 blocks. Discussion on the quote ensued and Dr. King and Ms. Stiger will contact additional providers for quotes. The board also discussed adding another decorative element that can go beyond the lit blocks to try and connect the blocks at the edges of the district with the center where blocks will be lit.

**New Business**

**A. Denver Proposed Minimum Wage Ordinance**

Evan Dreyer, Deputy Chief of Staff with the City and County of Denver presented on the proposed Minimum Wage Increase Ordinance. The ordinance, if passed, increases the minimum wage in Denver over the next three years and then calls for annual increases based on Consumer Price Index. The current ordinance draft has been updated after meetings with community members indicated that many felt the increase was too aggressive. As opposed to the original increase over two years, the revised ordinance will allow for three years to reach the desired increase. The wage increases on January 1, 2020 to \$12.85, then \$14.77 in 2021 and finally \$15.87 in 2022.

The increase will benefit about 90,000 workers in Denver who currently make minimum wage. Those that receive tips are allowed to make \$3.02 less than the minimum wage. To date the City has held 5 Town Halls on the subject, with one more meeting to be held this coming Friday, November 8<sup>th</sup>. Denver is the first Colorado city to take advantage of the new State legislation that allows communities to raise minimum wage rates higher than the State's minimum wage.

The presentation was solely for informational purposes. No Board action was necessary.

**District Maintenance Update**


Provided in written report in the Board Meeting Packet

**Public Comment**

Lynne Bruning addressed the board regarding the broken water meter cover in front of her property. She noted the delay in the Board and CSG's reaction to the issue. She also asked that, because of the damage, CSG no longer clear the sidewalk in front of her residence as she prefers to do so herself. Ms. Bruning asked to submit a copy of her letter dated November 6, 2019 recapping the sequence of events since the damage was first noticed by her on March 13, 2019.

With no further business to discuss Dr. King motioned to adjourn the meeting and Ms. Stiger seconded. Vote: unanimous in favor, meeting adjourned at 4:27 PM.

The forgoing minutes constitutes a true and correct copy of the Five Points Business Improvement District. Approved this 4<sup>th</sup> day of December 2019.

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FPBID Board President

Attest:

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