



**Board Meeting Minutes
Tuesday, July 10, 2018
11:50 AM
Pueblo Urban Renewal Authority
115 East Riverwalk Suite 410**

MEETING CALLED BY

Don Banner, Chairman, called the Tuesday, July 10, 2018 Board Meeting to order at 11:53 a.m.

COMMISSIONERS PRESENT

Dave Abeyta, Mark Aliff, Patrick Avalos, Don Banner, Marlene Bregar, Louie Carleo, Dennis Flores, Rita Gersick, Beth Gladney, Meagan Kroeze, Betty Martinez, Sal Pace, Ralph Williams

COMMISSIONERS ABSENT

None

STAFF PRESENT

Tony Acri, Cherish Deeg, Jerry M. Pacheco, Andrea Delagarza

GUESTS PRESENT

Doug Piersel, Lynn Clark, Jessica Corona, Steven Meier, Dennis Darrow, Larry Atencio, Ted Freeman
(All meetings are recorded per PURA's Financial and Administrative Internal Controls Policy adopted February 11, 2014)

PUBLIC COMMENT

Ted Freeman, Pueblo Citizen, stated that he is fed up with the corruption happening in Pueblo. His concern regarding Tax Increment Financing uses and the Pueblo Leadership.

APPROVAL OF AGENDA

All agreed the Pueblo Urban Renewal Authority (PURA) Tuesday, July 10, 2018 Board Meeting Agenda should remain as presented.

COMMITTEE REPORTS

Regional Tourism Act Project Committee Report

Louie Carleo, Committee Chairman, stated that the project is on schedule and in budget. He shared that there will be a brick laying ceremony for the first brick laid on the project and all board members are welcome to attend. He continued by notifying the board that the pay for parking equipment will be paid for outright and not leased for the parking garage.

Finance Committee Report

Dave Abeyta, Treasurer, stated that we have a clean audit and that we are monitoring the financials closely during the RTA Project.

Pueblo Convention Center (PCC) Report

Don Banner, Chairman, stated that the Spectra Regional Representative is no longer with the company. Dean Dennis will be taking her place. They are working on a proposal for an extension in the current contract and will be presenting that soon. Discussion followed on the contract extension, a request for information, parking issues, and new business.

Regional Tourism Act Project Sub-Committee

Betty Martinez, Vice-Chairman, shared with the board the proposed the new PURA Logo. Everyone thanked the Sub-Committee Members for their work.

A motion to approve the PURA Logo as presented was made by Louie Carleo, Commissioner. The motion was seconded by Dave Abeyta, Treasurer. The motion passes unanimously.

CONSENT AGENDA

Consent Agenda approval to accept and file the following:

- Tuesday, June 12, 2018 Board Regular Meeting Minutes
- Monday, June 11, 2018 Regional Tourism Act Committee Minutes
- Monday, June 25, 2018 Regional Tourism Act Committee Minutes
- Tuesday, June 12, 2018 Arkansas South Project Area Committee Minutes
- Friday, June 22, 2018 Finance Committee Minutes
- May 2018 Pueblo Convention Center Operating Statements
- May 2018 PURA Operating Statements

A motion to approve the consent agenda and all items included was made by Betty Martinez, Vice-Chairman. The motion was seconded by Rita Gersick, Commissioner. The motion passes unanimously.

ACTION ITEMS

A Resolution approving amendment No. 2 to the Economic Development Administration Grant.

A motion to approve a resolution of the Board of Commissioners of the Pueblo Urban Renewal Authority in Pueblo Colorado, approving amendment No. 2 to the Economic Development Administration Grant and authorizing the Chairman to execute the same was made by Ralph Williams, Commissioner. The motion was seconded by Louie Carleo, Commissioner.

REPORTS

Chairman's Report

Don Banner, Chairman, stated that Dave Abeyta, Treasurer, will be having surgery and that the Executive Committee would like to nominate Ralph Williams to serve as Assistant Treasurer during this time. Discussion followed.

A motion to appoint Ralph Williams, Commissioner, as Assistant Treasurer was made by Louie Carleo, Commissioner. The motion was seconded by Dennis Flores, Commissioner. The motion passes unanimously.

Don Banner, Chairman, stated that a list of companies is being compiled for a request for information regarding the management of the Pueblo Convention Center (PCC). This will go out soon.

Secretary's Report

Jerry M. Pacheco, Executive Director, shared the Parking Agreement form. Don Banner, Chairman, recused himself due to conflict. Discussion followed regarding cost and term of agreements.

A motion to approve the Parking Agreement Form was made by Rita Gersick, Commissioner. The motion was seconded by Meagan Kroeze, Commissioner. The motion passes unanimously.

Discussion regarding the County Yes project. All agreed that once the County Assessor confirmed the Tax Increment Financing, Increment numbers, and boundaries. Once these are received PURA can complete a blight study.

HARP Report

Lynn Clark, Historic Arkansas Riverwalk of Pueblo (HARP) Executive Director, shared that they have been experiencing water quality issues and are working on a remedy both short term and long term. One of the fountains has a leak in the vault which has not been located until that time the fountain remains inactive. The Independence Day event was successful, but the fireworks had to be canceled due to high winds they will be rescheduled for a free community event. Wine Festivals will start taking place on Friday nights to raise money for the playground. Discussion followed regarding water treatment.

Pueblo Convention Center Report

Jessica Corona, PCC General Manager, stated year to date the PCC has generated 238 room nights. Next Wednesday the Chef Open House will take place from 5:00 -7:00 p.m. and all are invited. She requested any contacts that the Board might have to businesses that could use the PCC. They are participating in collecting donations for the people effected by the fires in La Veta. They are beginning a sales blitz to book additional business in the remainder of the year and Dean Dennis will be in Pueblo next week.

DISCUSSION ITEMS

Larry Atencio, City Council Representative, shared his desire to create a new Urban Renewal Area to build a Soft Ball Complex with food hub, restaurants, and RV Park. He stated that this project would take 3-6 million to complete. It would be a state complex with four additional fields to supplement the Runyon Fields. It would allow Pueblo to host state tournaments, as well as, bridge the gap for high school and girls soft ball games. City of Pueblo Parks and Recreation would maintain the fields. Discussion followed regarding creation of an Urban Renewal Area. All agreed that this should be discussed at the next meeting and would be a great project to work in tandem with the City.

ADJOURNMENT

Don Banner, Chairman, adjourned the meeting at 1:05 p.m.

Respectfully submitted by,



Cherish K. Deeg, Pueblo Urban Renewal Authority Operations Coordinator