


# PUEBLO



## URBAN RENEWAL AUTHORITY

**Board Meeting Minutes**  
**Tuesday, January 8, 2019**  
**11:50 AM**  
**Pueblo Convention Center**  
**320 Central Main Street**

### **MEETING CALLED BY**

Don Banner, Chairman, called the Tuesday, January 8, 2019 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, Meagan Kroeze, Betty Martinez, Ralph Williams

### **COMMISSIONERS ABSENT**

Beth Gladney, Sal Pace

### **STAFF PRESENT**

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

### **GUESTS PRESENT**

Jim Valenzuela, Lynn Clark, Kevin Ortiz, Doug Piersel, 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, shared his hope that the commissioners had a great holiday season and that he is looking forward to the 2019 year and what it may bring to PURA.

### **APPROVAL OF AGENDA**

Don Banner, Chairman, introduced James (Jim) Valenzuela the upcoming PURA Commissioner. Jim Valenzuela, new Commissioner, shared briefly about his passion for Pueblo and his background. Don Banner, Chairman, introduced Kevin Ortiz the new Pueblo Convention Center (PCC) General Manager (GM). Kevin Ortiz, PCC GM, shared his devotion to Pueblo and his goals for the PCC.

Approval of the Pueblo Urban Renewal Authority (PURA) Tuesday, January 8, 2019 Board Meeting Agenda as presented was generally accepted by all.

### **COMMITTEE REPORTS**

#### **Regional Tourism Act Project Committee Report**

Louie Carleo, Committee Chairman, stated that the project is on schedule and in budget. He shared no major issues have taken place during the construction to this point and the buildings will open in March.

#### **Pueblo Convention Center (PCC) Report**

Don Banner, Chairman, shared that Kevin Ortiz has been getting know the facility, staff and operations. The committee is looking at more options and discussing with other partners in the community about how to better market Pueblo as a destination.

#### **Finance Committee Report**

Dave Abeyta, Treasurer, stated that the 2018 Audit has been scheduled and fieldwork will begin February 26<sup>th</sup>. He shared that we are working diligently on year end closing.

### **CONSENT AGENDA**

Consent Agenda approval to accept and file the following:

Tuesday, December 11, 2018 Board Regular Meeting Minutes  
Monday, December 10, 2018 Executive Committee Meeting Minutes  
Monday, December 10, 2018 Regional Tourism Act Committee Minutes  
Friday, December 21, 2018 Regional Tourism Act Committee Minutes

A motion to approve the consent agenda and all items included was made by Rita Gersick, Commissioner. The motion was seconded by Ralph Williams, Commissioner. The motion passes unanimously.

## **ACTION ITEMS**

### **A resolution approving a public posting location for 2019.**

A motion to approve a resolution of the Board of Commissioners of the Pueblo Urban Renewal Authority in Pueblo Colorado, designating the first-floor bulletin board of City Hall located at 1 City Hall Place, Pueblo, Colorado 81003 as the public posting location for the posting of meetings in 2019 was made by Louie Carleo, Commissioner. The motion was seconded by Dave Abeyta, Treasurer. The motion passes unanimously.

### **A resolution appointing a PURA representative on the HARP Authority Board for 2019.**

A motion to approve a resolution of the Board of Commissioners of the Pueblo Urban Renewal Authority in Pueblo Colorado, approving the placement of Meagan Kroeze, Commissioner to the Historic Arkansas Riverwalk of Pueblo Authority as the Pueblo Urban Renewal Authority Representative, for a term not to exceed one year, pursuant to the amended and restated Historic Arkansas Riverwalk of Pueblo Authority Intergovernmental Agreement was made by Louie Carleo, Commissioner. The motion was seconded by Rita Gersick, Commissioner. The motion passes unanimously.

## **REPORTS**

### **Chairman's Report**

Don Banner, Chairman, reminded the board that the February Board Meeting is the Annual Meeting where new officers will be elected. He urged all to be in attendance.

### **Secretary's Report**

Jerry M. Pacheco, Executive Director, stated he will be presenting the Vendor Fee Budget to City Council on January 14<sup>th</sup> for final approval. Discussion followed on the potential unknowns for 2019. Andrea DelaGarza, Director of Community Relations, shared some upcoming events where there should be PURA representation. Discussion followed on whom would attend each event.

### **HARP Report**

Lynn Clark, Historic Arkansas Riverwalk of Pueblo (HARP) Executive Director, shared that channel has been drained and will be empty for maintenance until mid-February. They are working on a 12 months of activity marketing plan which began this month.

### **Pueblo Convention Center Report**

Kevin Ortiz, PCC General Manager (GM), shared that they will be completing an energy audit of the existing space and will report back with results. He also stated that he will be attending a General Manager Convention in Florida next week and will be out of office. Felipe Garcia, Assistant GM, will be available for any questions during this time.

## **EXECUTIVE SESSION**

A motion to enter Executive Session of PURA for the purpose of determining positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and/or instructing negotiators, under C.R.S. Section 24-6-402(4)(e), Negotiations regarding negotiations with EVRAZ and negotiations with the City of Pueblo regarding a proposed new Urban Renewal District was made by Betty Martinez, Vice-Chairman. The motion was seconded by Meagan Kroeze, Commissioner. Executive Session participants included all commissioners present; Jerry M. Pacheco, Executive Director; Cherish Deeg, Operations Director; Andrea DelaGarza, Director of Community Relations; Tony Acri, RTA Project Manager; and Doug Piersel, Legal Counsel. The motion passes unanimously. Executive Session began at 12:30 p.m.

A motion to exit Executive Session of the Pueblo Urban Renewal Authority was made by Louie Carleo, Commissioner. The motion was seconded by Marlene Bregar, Commissioner. The motion passes unanimously. Executive Session ended and the regular meeting resumed at 1:23 p.m.

## **DISCUSSION ITEMS**

None were presented.

**ADJOURNMENT**

A motion to adjourn the Tuesday, January 8, 2019, Regular Board Meeting was made by Rita Gersick, Commissioner. The motion was seconded by Louie Carleo, Commissioner. The motion passes unanimously. Don Banner, Chairman, adjourned the Tuesday, January 8, 2019, Regular Board Meeting at 1:23 p.m.

Respectfully submitted by,

A handwritten signature in cursive script, appearing to read "Cherish K. Deeg".

Cherish K. Deeg, Pueblo Urban Renewal Authority Operations Coordinator