



**Board Meeting Minutes
Tuesday, April 11, 2023
11:50 AM**

Pueblo Convention Center and Via Microsoft Teams Conferencing

MEETING CALLED BY

Ralph Williams, Chairman, called the Tuesday, April 11, 2023, Board Meeting to order at 11:53 a.m.

COMMISSIONERS PRESENT

Don Banner, Louie Carleo, Chris DeLuca, Eppie Griego, Kathy DeNiro, Elizabeth Gallegos, Jeanette Garcia, Stephanie Garcia, Heather Graham, Betty Martinez, Melissa Nereson, Jon Walker, Ralph Williams

COMMISSIONERS ABSENT

Dennis Flores, Jim Valenzuela

STAFF PRESENT

Jerry Pacheco, Cherish Deeg, Shawn Sandoval

GUESTS PRESENT

Doug Piersel, Alex Romero, Kevin Ortiz, Donielle Kitzman

(All meetings are recorded per PURA's Financial, and Administrative Internal Controls Policy adopted February 11, 2014)

PUBLIC COMMENT

Pueblo School District No. 60 video was played for PURA Commissioners.

APPROVAL OF AGENDA

Elizabeth Gallegos made a motion to approve the PURA Tuesday, April 11, 2023, Board Meeting Agenda. Don Banner seconded the motion. Motion passed.

CONSENT AGENDA

Consent Agenda approval to accept and file the following:
Tuesday, March 14, 2023, Regular Board Meeting Minutes
Monday, March 27, 2023, Finance Committee Meeting Minutes
Monday, March 27, 2023, Executive Committee Meeting Minutes
Tuesday, April 4, 2023, Community Relation Meeting Minutes
January and February 2023 Pueblo Convention Center Operations & Sales Report
January and February 2023 PURA Operating Statements

A motion to approve the consent agenda and all items included was made by Don Banner. Elizabeth Gallegos seconded the motion. The motion passes unanimously.

PRESENTATION

2022 Audit Presentation by Haynie & Company

ACTION ITEMS

A Resolution Approving 2022 Audit

A RESOLUTION OF THE PUEBLO URBAN RENEWAL AUTHORITY, A BODY CORPORATE AND POLITIC OF THE STATE OF COLORADO, APPROVING AND FILING THE 2022 ANNUAL AUDIT. Elizabeth Gallegos made a motion to approve the filing of the 2022 annual audit. Don Banner seconded the motion, Motion passed.

A Resolution Approving West Pueblo Taxing Entity Agreements

A RESOLUTION OF THE PUEBLO URBAN RENEWAL AUTHORITY, A BODY CORPORATE AND POLITIC OF THE STATE OF COLORADO, APPROVING AS TO FORM AN AGREEMENT BY AND AMONG THE PUEBLO URBAN RENEWAL AUTHORITY, A BODY CORPORATE AND POLITIC OF THE STATE OF COLORADO (THE “AUTHORITY”); AND A TAXING ENTITY WITHIN THE WEST PUEBLO URBAN RENEWAL AREA, AND AUTHORIZING THE CHAIRMAN AND SECRETARY TO EXECUTE AND MAKE MINOR MODIFICATIONS OF THE SAME. Jon Walker made a motion to approve the taxing entity agreements for West Pueblo. Don Banner seconded the motion. Motion passed.

A Resolution Approving Colorado Smelter Entity Agreements

A RESOLUTION OF THE PUEBLO URBAN RENEWAL AUTHORITY, A BODY CORPORATE AND POLITIC OF THE STATE OF COLORADO, APPROVING AS TO FORM AN AGREEMENT BY AND AMONG THE PUEBLO URBAN RENEWAL AUTHORITY, A BODY CORPORATE AND POLITIC OF THE STATE OF COLORADO (THE “AUTHORITY”); AND A TAXING ENTITY WITHIN THE COLORADO SMELTER URBAN RENEWAL AREA, AND AUTHORIZING THE CHAIRMAN AND SECRETARY TO EXECUTE AND MAKE MINOR MODIFICATIONS OF THE SAME. Elizabeth Gallegos made a motion to approve the taxing entity agreements for Colorado Smelter. Don Banner seconded the motion. Motion passed.

A Resolution Approving a 1st Amendment Lease with the Greater Chamber

A RESOLUTION OF THE PUEBLO URBAN RENEWAL AUTHORITY, A BODY CORPORATE AND POLITIC OF THE STATE OF COLORADO, APPROVING A 1st AMENDMENT TO THE LEASE AGREEMENT WITH THE GREATER PUEBLO CHAMBER OF COMMERCE, AND AUTHORIZING THE CHAIRMAN AND SECRETARY TO EXECUTE THE SAME. Elizabeth Gallegos made a motion to approve the first amendment to the lease agreement with the Greater Chamber. Don Banner seconded the motion. Motion passed.

A Resolution Approving a MOU with School District 60

A RESOLUTION OF THE PUEBLO URBAN RENEWAL AUTHORITY, A BODY CORPORATE AND POLITIC OF THE STATE OF COLORADO, APPROVING A MEMORANDUM OF UNDERSTANDING AGREEMENT BY AND BETWEEN THE PUEBLO URBAN RENEWAL AUTHORITY (PURA) AND PUEBLO SCHOOL DISTRICT NO. 60 (DISTRICT 60), AND AUTHORIZE THE CHAIRMAN AND SECRETARY TO EXECUTE THE SAME. Elizabeth Gallegos made a motion to approve the MOU with School District No. 60. Don Banner seconded the motion. Motion passed.

REPORTS

Ralph Williams gave the chairman’s report. Ralph spoke about a meeting with ENSCO. They are running the test track. They need corporate housing. Jerry is looking into this type of housing and how it works. Ralph asked partners for written reports to go into the packet. Any presentations will need to be submitted a week in advance to PURA staff.

Jerry Pacheco gave the secretary’s report. On April 20, 2023, we will be having an open house at the Habitat for Humanity house on 6th and Glendale. Jerry will update on the Bluff project in executive session.

Executive Session

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), instructing negotiations on project creation. Jon Walker made a motion to go into executive session at 12:50 pm. Elizabeth Gallegos seconded the motion. Motion passed. Don Banner made a motion to leave the executive session at 1:05 pm. Stephanie Garcia seconded the motion. Motion passed.

QUESTIONS/COMMENTS

ADJOURNMENT

Ralph Williams, Chairman, moved to adjourn the Tuesday, April 11, 2023, Regular Board Meeting at 1:07 p.m.

Respectfully submitted by,
Shawn Sandoval



Pueblo Urban Renewal Authority
Special Programs Manager