

DDA

DOWNTOWN DEVELOPMENT AUTHORITY
202 Railroad Avenue - P.O. Box 1908 - Rifle, CO 81650
Phone (970) 625-2121

MINUTES OF May 7, 2008

- 1. CALL TO ORDER:** Chairman, Gil Frontella, called the meeting to order at 7:03a.m.
Members Present: Randy Winkler, Tom Stuver, Garrick Frontella, Jim Voorheis, Jay Rickstrew, Sally Brands, and Gil Frontella
Members Absent: Jennifer Sanborn, Michael Langhorne
DDA Manager Present: Helen Rogers
Guests Present: Rifle City Mayor; Keith Lambert, City Manager; John Hier, Assistant City Manager; Matt Sturgeon, Rifle Area Chamber of Commerce Executive Director; Annick Pruitt, Jeanice Freeman; owner of The Ranch House Mercantile, Andrew Legg, owner of Colorado Custom Cycles and Ed Arnold.
- 2. APPROVAL OF MINUTES:** A motion to approve the minutes of April 2, 2008 was made by Winkler, seconded by Rickstrew and approved unanimously.
- 3. FINANCIAL REPORT:** The February 2008 financial report was available. A motion to approve was made by Rickstrew, seconded by Brands and the motion carried unanimously.
- 4. BILLS TO BE APPROVED:** Gil Frontella moved for payment of bills.1) Mr. Power S, Sidewalk Cleaning on Railroad Ave, 6th – 2nd Sts. and 3rd St., 4th and 5th Sts, East and West sides, 1 time during April: \$750.00 2) Signage Reimbursement: Gil Frontella for Modas Apparel: \$182.00 (2/3 of \$275) 3) Gil Frontella for Francis Martinez, 3rd and 4th St. Clean-up: \$125.00 4) Gil Frontella Irrigation Maintenance: \$88.96, 5) Gil Frontella Irrigation Maintenance: \$24.78 6) Gil Frontella Irrigation Maintenance: \$22.44. Stuver made a motion to approve the bills, seconded by Rickstrew. A comment was made by Stuver to be certain the sidewalk cleaning is complete and done correctly. Rogers will follow up with Sandor Drucker. The motion carried unanimously.
- 5. CHAMBER UPDATE:** Chamber Executive Director, Annick Pruett, presented the Chamber news for May. The Chamber hosted a spring clean-up called 'Project Clean Sweep', held Saturday May 3rd. Alpine Bank sponsored the event and donated \$5,000.00. It was a great success and everyone enjoyed the barbeque from Rib City Grill after the clean up was complete. Gil Frontella reported the Museum was pleased with their corner and sidewalk. Other news included Rifle Employment and Business Expo, May 7th, the 29th Annual Vivian Raymond Memorial Rifle Chamber Golf Tournament, Friday, May 9th, Business – 4 - Breakfast, May 15th; guest speaker is Kris Daler, from REDC, to present "Making More of Rifle", and Women in Business box lunch on May 20th
- 6. NEW BUSINESS:**

- A. Rifle Downtown Master Plan Adoption Draft
Matt Sturgeon presented the Master Plan Draft. He asked that DDA look it over and if there were any questions to bring it to the next Planning and Zoning meeting on May 27th.
- B. Pedestrian Crossing on Railroad Ave.
John Heir stated there may be problems in placement of the lighted crosswalk so close to the 4th St. intersection. A suggestion was to place it in front of the Post Office. More discussion is needed and he will bring it back to the next DDA meeting and hopes to have a traffic analysis done by then as well as more staff to address this.
- C. Downtown Redevelopment (SideWalks)
Dick Deussin phoned Rogers to suggest there might be an opportunity for the city to help with sidewalk improvements. Further discussion is needed.
- D. RoundABOUTS – Cattle Drive Concept
The RoundABOUTS are under way and should take about 6 months to complete. Gary Osier is the community liaison and will be available to communicate issues that arise. There may be needed financial support for the 'Cattle Drive' design concept for the interior landscaping of the RoundABOUTS. An artist's rendering should be available by the next DDA meeting. The Lodging Tax might be an appropriate source of income for that.
- E. Board Development
A motion was made by Stuver, seconded by Brands and received unanimous approval to make a recommendation to City Council to elect Jeanice Freeman, owner of The Ranch House Mercantile and Andrew Legg, owner of Colorado Custom Cycles, to become board members. Rogers will write a letter to City Council to recommend them.
- F. Store Fronts (not on original agenda)
Brands stated she has obtained the original drawing of the Pruett / Spevere Building where the Ranch House Mercantile is now housed and will bring it to the next meeting.

7. PROJECTS:

- A. Downtown Banner Poles
Winkler stated Clay Jones (Toby), President of 'Weld-It World Wide' is available to help repair the turn buckles. The DDA previously voted to contribute \$750 for the repair. A more permanent solution will be created in the future.
- A. Rifle Creek Theater / Ute Theater
Mayor Keith Lambert stated he would like to have City Council more informed as to the nature of the grant as the theater is owned by the City and feels there should be City Council approval. Rogers and Frontella will present the Historic Structure Assessment Grant to City Council at the May 7th meeting and further discussion could take place at the joint City Council / DDA meeting on May 14th.
- C. Farmer's Market
Rogers has received several confirmations from Vendors as well as one musical group. Request for donations for advertising and music will go out soon. The market starts June 13th.

8. MAINTENANCE:

A. Traffic / Pedestrian Issues:

Traffic continues to be a problem for pedestrians. Jeanice Freeman reports drunks a coming into her new store and asked for suggestions on how to deal with them.

B. Curb Extensions – Planters, Weeds

Gil Frontella met with Soak 'N Wet to get 4th St. irrigation in working order. Rogers would like to order 15 more plants and obtain another bail of mulch to finish 4th street and the museum parking lot. Another curb extension is being created by the new 3rd St. Bridge and it is unknown at this time how it is being finished out.

Rogers will speak with Sandor Drucker and obtain a signed agreement for power washing the sidewalks and watering the planters.

C. Parking Lots: Nothing new reported.

D. Alleys: Much cleaner after the 'Clean Sweep' project.

E. Street Lights: The lighting on the NE corner of East Ave. and East 3rd St. needs to be rewired.

F. Trees: Alpine Bank has contributed as part of 'Project Clean Sweep' \$300 for a new tree.

9. ADJOURN: At 8:40am, a motion to adjourn was made by Brands, seconded by Winkler and passed unanimously.

Respectfully submitted,

Helen Rogers
DDA Manager