

MINUTES
WHEAT RIDGE URBAN RENEWAL AUTHORITY
May 5, 2009

1. CALL THE MEETING TO ORDER

The meeting of the Wheat Ridge Urban Renewal Authority was called to order by Chair Adams at 6:05 p.m. in the council chambers of the Municipal Building, 7500 West 29th Avenue, Wheat Ridge, Colorado.

2. ROLL CALL OF MEMBERS

Authority Members Present: Rick Adams
James Bahrenburg
Janet Leo
Walt Pettit
Tom Radigan
Larry Schulz

Authority Members Absent: Becky Bye

Also attending: Patrick Goff, Deputy City Manager
Corey Hoffmann, WRURA Attorney
Ann Lazzeri, Recording Secretary

3. APPROVAL OF MINUTES – April 7, 2009

It was moved by James Bahrenberg and seconded by Larry Schulz to approve the minutes of April 7, 2009 as presented. The motion passed unanimously.

4. PUBLIC FORUM (This is the time for any person to speak on any subject not appearing on the agenda.)

There was no one present to address the Authority.

5. OLD BUSINESS

There was no old business to come before the Authority.

6. NEW BUSINESS

A. Resolution 04-2009 - Supplemental Budget Appropriation

This item was introduced by Patrick Goff. The supplemental budget appropriation is necessary to reimburse Mel Karl who deposited \$75,000 into an

escrow account to reimburse the Authority for expenses incurred in obtaining clear and unencumbered title to a sliver of property associated with the two parcels he sold to WRURA. WRURA's expenses amounted to \$8,795.66; therefore a reimbursement of \$66,204.34 is due to Mel Karl.

Chair Adams opened the public hearing. There was no one present to address the matter. The public hearing was closed.

It was moved by Walt Pettit and seconded by James Bahrenberg to approve Resolution 04-2009 amending the fiscal year 2009 Urban Renewal Budget to reflect the approval of a supplemental budget appropriation in the amount of \$66,204.34 to the Town Center Fund for the purpose of returning the balance of the Sliver Quiet Title Action Escrow Account to Mel Karl after all expenses to obtain a clear and unencumbered title were deducted. The motion carried 6-0.

B. I-70/Kipling Corridors URA Plan

Patrick Goff presented the following tentative schedule for meetings concerning the I-70/Kipling Corridors Urban Renewal Plan.

April 15	6:30 p.m.	Urban Renewal Stakeholder Meeting
May 12	6:30 p.m.	Stakeholder Meeting – East of Miller Street
May 19	6:30 p.m.	Stakeholder Meeting – West of Miller Street
June 16	6:00 p.m.	Urban Renewal Meeting
July 2	7:00 p.m.	Planning Commission Meeting
July 6	6:30 p.m.	City Council Study Session
July 27	7:00 p.m.	City Council Public Hearing

C. MS-09-02/Ripp, 3885 Upham Street Subdivision Request

The city received a request for a minor subdivision at 3885 Upham Street which would subdivide a single lot of approximately 2.35 acres into one 65,080.5 square foot lot and one 37,092.2 square foot lot. The current use is for a medical office and parking. The proposed subdivision would continue the current use of medical office and parking. Future plans for the newly created vacant lot on the south have not been submitted by the applicant. City code requires review by WRURA of land use applications in an urban renewal area to determine if the application is in compliance with the 38th Avenue Redevelopment Plan.

Following discussion, **it was moved by Larry Schulz and seconded by James Bahrenberg that the Wheat Ridge Urban Renewal Authority does not object to the proposed use at 3885 Upham Street. The motion carried 6-0.**

D. Corporate Identity Package Proposal

Staff received a formal proposal from Portell Works for a Corporate Identity Package, Annual Report and Project Management to rebrand and market WRURA in conjunction with the strategic planning process. The proposal was discussed by the Authority.

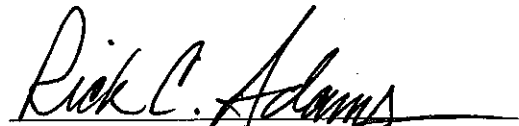
There was consensus to start with the project management phase and development of a logo.

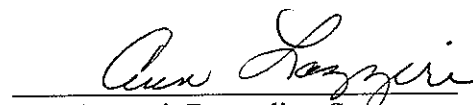
7. OTHER MATTERS

- There was discussion about the possibility of using CDBG funds toward installing utilities on the site recently purchased by WRURA. Patrick Goff explained that City Council is looking into using available CDBG funds to purchase the auto transmission shop at 44th and Wadsworth. Mr. Goff commented that it wouldn't be advisable to be proactive in using CDBG funds for utility work before it is known what the specific project would be. There are certain constraints tied to these funds that could possibly tie the hands of a prospective developer.

8. ADJOURNMENT

The meeting was adjourned at 7:40 p.m.


Rick Adams, Chairman


Ann Lazzeri, Recording Secretary