

GRAND JUNCTION DOWNTOWN BUSINESS IMPROVEMENT DISTRICT  
BOARD OF DIRECTORS MEETING MINUTES  
THURSDAY, SEPTEMBER 11, 2025  
750 MAIN STREET-GROWL CONFERENCE ROOM & VITRUAL OPTION  
7:30 AM

**Board Members present:** Garrett Portra (Vice-Chair), Dustin Anzures, Steven Boyd, Cole Hanson, Karli Hyland, Afton Neal, Faith Rodriguez, City Council Representative Ben Van Dyke

**Board Members absent:** Libby Olson (Chair)

**Downtown Grand Junction staff present:** Brandon Stam, Vonda Bauer, Dave Goe, Jed Willis, Sarah Dishong

**Other:** Northland Securities, Inc Financial Advisor Troy Bernberg (representing the DDA)-via zoom

**City of Grand Junction staff present:** City Attorney John Shaver

**CALL TO ORDER:** Garrett called the meeting to order at 7:35 a.m.

**CONSENT AGENDA**

**Approval of Minutes:**

Meeting on July 24, 2025

***Steve made a motion to approve the minutes of the July 24, 2025, Grand Junction Downtown Improvement District Board meeting. Cole seconded the motion, and it was approved unanimously.***

Board Retreat Summary August 28, 2025

***Steve made a motion to approve the summary of the August 28, 2025, Downtown Development Authority Board Retreat meeting. Cole seconded the motion, and it was approved unanimously.***

**REGULAR AGENDA**

**2025-2026 AOTC EXHIBIT**

Sarah Dishong, Downtown Project Coordinator, presented this year's Art on the Corner (AOTC) temporary sculpture exhibit. There were 71 submissions from 40 artists, including 9 CMU students. Curator, Reven Swanson selected 22 pieces, three of which were from CMU students. Sculptures will be installed on Saturday, October 4<sup>th</sup>, with a reception held on Friday, October 3<sup>rd</sup> from 5-7 pm at Springhill Suites.

**UPDATES**

**Downtown Event Update**

Jed provided event updates, noting that last week's Market was canceled due to lightning and thunder. The Downtown Car Show is scheduled for Saturday, September 20, from 9 a.m.-3 p.m. The Rhythm and Brews Concert Series will follow the Market on September 25, featuring Chuck Jay and headliner Zoloft, sponsored by Bray & Co Real Estate and Quantum Fiber. The Downtown Art Festival will begin with a screen-printing pre-party at Ramblebine Brewing on Thursday, October 2, from 5-7 p.m. On Friday, October 3, the First Friday Art Walk will be from 5-9 p.m. and the Westbound Art by Train show at the Grand Junction Union Depot will be from 5-9 p.m. Saturday events include the installation of new Art on the Corner pieces, Downtown Artist Expo from 11 a.m.-4 p.m., and the Downtown Grand Junction Porchella music event from 4-9 p.m.

**Placer Update**

Brandon will email the board with the June, July, and August comparison report of market visitation numbers.

### **Marketing Update**

Brandon reported that Sadye Saad, owner of Pollux Boutique requested a sidewalk sale, which was promoted this past weekend and received positive feedback. Dave added that 15 new businesses participated, and the general response was favorable, suggesting it could become an annual, merchant-organized event.

Dave reported positive feedback from businesses regarding Downtown's partnership with Afton and Abby on the Shopping at the Markets Program. Merchandise from market vendors and downtown businesses is placed in Downtown totes and given away at the market, encouraging visitors to explore downtown. Afton noted that the bags have been very popular and have generated strong social media engagement.

Dave also shared that more details on the CMU 100th Anniversary event will be available soon, including the music lineup and posters. Additionally, Downtown plans to continue the Billboard Co-op next year and collaborate with KREX for radio or TV ads, leveraging funds to make TV packages more accessible for businesses.

### **OTHER BUSINESS**

Dustin stated that, following a conversation with CDOT, the traffic signals at Ute and Pitkin on 2<sup>nd</sup> Street are expected to be activated before October 3. This should provide illumination and safe passage for visitors walking to Downtown.

Faith commended Jed for his calm and effective handling of the recent cancellation of the Downtown Market on Main due to the lightning and thunder, noting he made the right decision despite potential criticism.

### **PUBLIC COMMENTS**

None

### **ADJOURN**

***There being no further business, Karli made a motion to adjourn. Steve seconded the motion. The meeting adjourned at 7:57 a.m.***