



HORIZON DRIVE

District

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Official Minutes

Board Meeting of the Horizon Drive Business Improvement District

March 9, 2011

**Spoons at Hospice & Palliative Care, Room 101
3090 A North 12th Street, Grand Junction, CO 81506**

Attendance:

Clark Atkinson
Jan Rohr
Bill Milius
Chuck Keller
Lynne Sorlye
Brenda Brock
Dale Reece

Others:

Victoria Patsantaras, representative for District
Jarrod Pearson, attorney for District

Call to Order: The meeting was called to order at 10:02 a.m. by Clark Atkinson. Minutes were taken by District's representative, Victoria Patsantaras. A quorum (4) of Board Members is present.

Consent Agenda: The Treasurer's Report for February 2011 was pulled from the consent agenda and moved to routine businesses. Lynne Sorlye moved for approval of the consent agenda, consisting of the February 9, 2011 minutes and Representative's report. Jan Rohr seconded the motion and it was unanimously approved.

Routine Business:

1. Treasurer's Report. Although prepared, the February 2011 Treasurer's Report was the subject of email delay/delivery problems. Thus the report was not emailed to the Board in advance of the meeting, nor was it copied for presentation and approval today. The February report will be presented with the March report, at the next meeting.

2. Constituent contacts. The Board discussed the recent contact by Robert Armantrout, and the District's letter response, which advised concerning the scheduled board meeting dates for the remainder of 2011.

3. Open House date and budget. The Board approves a neighborhood gathering proposed for May 6, 2011 from 4 p.m. to 6 p.m. at the Clarion Inn. The chairman entertained a motion to approve a budget for this gathering, not to exceed \$700 for the

venue, food and beverage. Motion made by Bill Milius and seconded by Chuck Keller, unanimously approved. The initial purpose of this gathering was to roll out the results of the Economic Impact Study. Board discussed additional topics that may be discussed and highlighted at this gathering, as well as persons or entities to add to the guest list.

4. Workshop re: corridor plan. The Board received an update concerning the February 23, 2011 workshop where the City Staff presented design concepts for a first phase project on Horizon Drive. The general design is composed of median and planter concepts on Horizon Drive. The concepts are a first step toward traffic calming, efficiency, flow and beautification, as well as pedestrian safety. The Board chairman invited the City Staff to present the concept and a cost estimate at the April 13, 2011 board meeting. The Board recognizes the timing of these discussions may lend an opportunity for display, discussion and input at the May 6, 2011 neighborhood gathering.

5. Economic Impact study. The Board received an update on the general response, to date, by constituent property owners to the economic impact study questionnaire. Discussion occurred relative to the economic impact study in general, the delivery of the surveys to businesses and specific to the survey interviews conducted and yet-to-be-conducted, and whether the expected date of conclusion remains April 13, 2011.

6. Budget for 2011. The Board received an update from the Treasurer regarding anticipated expenditures that likely will alter the expenditures outlined in the 2011 Budget. Details concerning the line items were discussed, but as the anticipated expenditure change is in a range of \$7,000, which is approximately 3% of the budgeted expenditures, no formal action was deemed necessary.

7. Representative hours for March. The Board received an update regarding the number of Representative hours anticipated in March, 2011, to carry out the business of the District. Of concern is the time necessary to meet the various deadlines for the Economic Impact Study and the website content compilation, which may exceed the contracted limit of 20 hours per week, which for March 2011, is 100 hours. After discussion, it was moved by Dale Reece that the Board approve up to 20 additional hours for the month of March, 2011. This motion was seconded by Lynne Sorlye, and unanimously approved.

8. Parks/ City maintenance of Horizon Drive improvements. The Board received an update concerning the City Park Department's maintenance of the Horizon Drive District improvements at the I-70 interchange, which includes items of specific maintenance or upkeep. The Board appreciates the Parks Department's efforts and continued good work. The Board also recognizes the mosaic mural at the underpass is a District "brand" and unique investment.

After discussion, the Board divided the maintenance into 'regular' and 'extraordinary' maintenance categories. The Board anticipates that the City will continue 'regular' maintenance at this area without charge to the District. With respect to 'extraordinary' maintenance, such as lighting, sealing, repairing and re-coloring the mosaic mural and concrete, the Board will consider funding repairs and upkeep on a case-by-case basis, based on cost estimates and additional details from the Parks Department.

9. Other meetings. As representatives of the Horizon Drive District, Chuck Keller will attend the Airport Authority board meeting on March 15, 2011 at 5:15 p.m. and Clark Atkinson and Victoria Patsantaras will attend the Downtown Development Authority executive meeting on March 24, 2011 at 8:00 a.m.

Next meeting:

The next board meeting is April 13, 2011. This meeting will be held at Spoons/Hospice. It is anticipated that the agenda will include MSC presentation of the preliminary results of the Economic Impact Study and City Staff presentation of preliminary design concepts and cost for median design on Horizon Drive. Guests anticipated: Dr. Redifer, Georgann Jouflas (Mesa State College); Kathy Portner, Trent Prall, Eric Hahn (City Staff); and County Commissioner, Steve Acquafresca.

There being no further business, with thanks to all, the meeting was adjourned by Clark Atkinson at 11:40 a.m.

Horizon Drive District

By: _____
Chuck Keller, Secretary

Date: _____