



**Minutes of the Greater Downtown Colorado Springs
Business Improvement District Board Meeting
Tuesday, September 19, 2023, 8 a.m.
111 S. Tejon St. Ste 703**

Board members present: Simon Penner, Mark Earle, Michael Brantner, Uyen Le, Julie Brooks, Chris Senger, Carrie Hibbard, Eric Brenner, Bill Reed

Board members absent: John Wolfe, Peri Bolts

Staff members present: Susan Edmondson, Chelsea Gondeck, Ana Valdez, Jessica Vasquez, Tim Archer, Carrie Simison, Kelsee Swenn

Public Hearing

Simon sought a motion to open a public meeting for the purpose of review and approval of the 2024 preliminary budget. On a motion by Chris seconded by Mark, the board opened a public hearing at 8:02 a.m.

Chelsea directed the board to the budget packet and noted that the proposed budget is only slightly different from what was presented at the July board meeting, to include a \$75,000 increase in Mill Levy fund revenue, and an estimated \$7,500 increase in specific ownership tax. She also announced that the BID will not receive the requested LART funding for power washing. Additionally, the budget has been updated to expend lighting costs to for Pikes Peak Avenue pending board approval.

Carrie, Eric, and Bill arrived at 8:03 a.m.

On a motion by Michael seconded by Chris, the board closed the public hearing at 8:08 a.m. and the board meeting commenced.

Chelsea sought a motion to expend up to \$11,000 in 2023 rather than allocate it to the 2024 budget for the purpose of adding tree lights on Pikes Peak Avenue.

Simon moved to expend up to \$11,000 in 2023 rather than allocate it to the 2024 budget for the purpose of adding tree lights on Pikes Peak Avenue. Mark seconded and the motion passed unanimously.

On a motion by Mark seconded by Chris, the Greater Downtown Colorado Springs Business Improvement District 2024 budget, operating plan, and contract for service with Downtown Partnership of Colorado Springs were approved with the update to tree lighting expenditure in current year.

Lastly, Chelsea noted that if legislative bill HH passes, the certification of final assessment numbers may be delayed.

Minutes

The board reviewed meeting minutes of July 18, 2023. On a motion by Chris, seconded by Mark the July 18, 2023 minutes were approved without change.

Financials

The board reviewed financials dated August 31, 2023. Shared that it was a typical month, with banner income and interest income increasing.

Public Space Management

Tim shared that as the busy season winds down, his current scope of work includes repainting handrails, bike racks, etc., general maintenance, and planting flower bulbs. Some rails will need to be replaced, and responsibility will be determined in a revised baseline service agreement.

Regarding trash, he announced that some trash cans are being locked to deter trash being strewn about and adding more cans in high-traffic areas. When asked about alley maintenance, he responded that alley upkeep is a shared responsibility between the BID, property owners, business owners, and the city.

Lastly, he shared year-to-date incident report numbers from the BID crew to include stickers and graffiti removed, spills cleaned, trash picked up, and more.

Marketing and communications

Carrie updated the board on marketing initiatives and events to include Sidewalk Sales through the end of the month, MADE on October 21, Candy Crawl on October 27, and a variety of holiday events in November and December, with Skate in the Park opening on November 10. This year's festivities will also include free parking during the Festival of Lights parade at the city-owned garages. She then shared a video vignette of a Downtown resident that will be played at the Annual Breakfast and re-used in a digital marketing campaign that will specifically promote urban living.

Sales Data

Sales tax data

Chelsea shared year-to-date and year-over-year sales data figures; year to date, services are tracking higher than 2022, with restaurants and bars breaking even and retail at a 10% decrease.

Visitation data

Austin shared January through August Placer data of overall Downtown visits (excluding employees), showing a 14 percent increase over 2022, and a separate data set showing nearly 40 percent higher employee visits than 2022.

Final Remarks

Chelsea reminded the board of the following upcoming events:

- Sept 22: Annual Breakfast
- Oct. 11: City Center Series: Creek COS, 5-7 pm at The Warehouse
- Nov. 29: Holiday Member Mixer, 5-7 pm at Cottonwood Center for the Arts

Board meeting was adjourned at 8:59 a.m.