



**GREELEY URBAN RENEWAL AUTHORITY
Proceedings**

March 11, 2020

1001 11th Avenue

City Council Chambers, Overflow Room, City Center South

Prior to the meeting being called to order, Paloma Duran and Heather Utrata were officially sworn in as Board Members of the Greeley Urban Renewal Authority by Cheryl Aragon, Interim City Clerk.

Becky Safarik, Assistant City Manager reminded the Commissioners that it is Census time. Every 10 years, the U.S. Constitution requires a count of all the residents of the United States. Information is used to determine the number of members our state has in the U.S. House of Representatives. It also affects how legislative districts are drawn. It determines how federal dollars are distributed.

I. Call to Order

Chair Cummins called the meeting to order at 4:33 p.m. Commissioners Costigan, Duran, Haas, Leffler, Utrata, and Welsh were present.

II. Approval of minutes for the meeting held on February 12, 2020

Commissioner Costigan made a motion to approve the minutes for the meeting held on February 12, 2020 as written. Commissioner Leffler seconded the motion; the motion carried 7-0.

III. Items of Business

Public Hearing – Consolidated Annual Performance and Evaluation Report

Carol Larsen, Grant Specialist summarized Consolidated Annual Performance and Evaluation Report (CAPER) for the Program Year 2019 for submission to the U.S. Department of Housing and Urban Development.

Chair Cummins opened the public hearing at 4:46 p.m. and called for public comment. Nancy Wiehagan, Executive Director, Greeley Transitional House, thanked staff for the report. Chair Cummins closed the public hearing at 4:48 p.m.

Commissioner Costigan made a motion to recommend approval of the 2019 Consolidated Annual Performance and Evaluation Report to City Council. Commissioner Haas seconded the motion; the motion carried 7-0.

Consideration of an Update to the Greeley Urban Renewal Authority Bylaws

Ms. Safarik gave an overview of the Greeley Urban Renewal Authority bylaws that were last amended in April 1986. While the basic framework, process, and procedures stated in the bylaws are essentially adequate, some of the terminology and references are obsolete and should be brought to current standards. This action would complement the Authority’s recent recommended update to its Cooperation Agreement with the City of Greeley, which the Council approved on February 18, 2020.

In accordance with the current and proposed bylaws, notice must be provided at the meeting prior to the meeting at which the amended bylaws would be formally considered.

It was noted that the bylaws will be reviewed by the City’s and GURA’s attorneys.

Commissioner Leffler made a motion to provide notice of intent by Greeley Urban Renewal Authority to consider amendment of the Authority’s bylaws as submitted at its March 11, 2020 regular meeting for formal consideration at its April 8, 2020 regular meeting. Commissioner Welsh seconded the motion; the motion carried 7-0.

IV. Board Member Comments/Reports

Staff answered questions reported on various projects in the City.

V. Staff Report

Ms. Safarik report on the alteration and demolition permit process undertaken for the 55 Resort Apartments project proposed for the historic Garnsey-Wheeler Building in downtown Greeley. The building at 1108 8th Ave will be completely demolished, but the west and north brick walls of 1100 8th Ave will be deconstructed and later reconstructed as originally designed.

Chair Cummins made a motion to support Historic Greeley, Inc. recommendation of the west and north brick wall of 1100 8th Avenue to be deconstructed and later reconstructed as originally designed and return the project to its original façade. Commissioner Costigan seconded the motion; the motion carried 7-0.

There was a short discussion of the updates provided on Request for Qualifications and Letters of Interest Submissions to apply for affordable housing funds. There were two responses (High Plains Housing Development Corporation and Greeley-Weld Habitat for Humanity); neither to have a 2020 start date.

VI. Adjournment

There being no more business, the meeting was adjourned at 5:24 p.m.

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Benjamin Snow
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Benjamin Snow, Secretary

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Jediah Cummins
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Jediah Cummins, Chair