



Real Fun. Real Colorado.

**WEDNESDAY, JANUARY 22, 2020
SPECIAL CITY COUNCIL MEETING MINUTES**

1. **CALL TO ORDER** – Mayor Ashworth called the meeting to order at 6:30 PM having previously been posted in accordance with Colorado Open Records Law.
2. **INVOCATION AND PLEDGE OF ALLEGIANCE** – Community of Caring Board Chair Mary Bielz provided the invocation and Mayor Ashworth led the Pledge of Allegiance.
3. **ROLL CALL** – Present were Mayor Milford Ashworth and Councilmembers Tom Litherland, Meghan Rozell, Charles Solomone and Melissa Trenary. Staff present were City Administrator Mark Campbell, City Attorney Erin Smith and Finance Director Paul Harris.
4. **NEW BUSINESS**
 - A. **DISCUSSION REGARDING THE POSSIBILITY OF THE CITY OF CRIPPLE CREEK APPLYING FOR A COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) THROUGH THE COLORADO DEPARTMENT OF LOCAL AFFAIRS FOR UP TO \$600,000. THE GRANT WOULD BE COMPLETED ON BEHALF OF THE COMMUNITY OF CARING AND WOULD BE USED FOR REHABILITATION OF THE MADAM JUNE BUILDING LOCATED AT THE SOUTHWEST CORNER OF BENNETT AVENUE AND FIRST STREET; PAUL HARRIS, FINANCE DIRECTOR.** Harris provided a brief introduction and turned the floor over to Community of Caring to provide an impetus of what is trying to be achieved. Chairman of the Board Mary Bielz and Executive Director Ted Borden presented. Bielz introduced fellow Board members Rich Engel and Reed Grainger and thanked the City Council for their benevolence on behalf of Community of Caring. She also thanked Administrator Campbell and Finance Director Harris for their help. Bielz stated the request is for sponsorship because the Aspen Mine Center has been outgrown. She reviewed stats for one quarter to demonstrate the position and stated it is why 100 W. Bennett was. Borden then presented reviewing pertinent points regarding grant eligibility. He stated the required public notice was submitted to the newspaper for the February 5, 2020 Public Hearing. Borden added the facility being acquired needed to be owned by the City for 5 years or leased to the City. Campbell advised that the City obtained agreement templates from DOLA for previous grant awards similar to this one. Smith clarified that the City does not need to lease or own the building and all that is required is a right to lien or promissory note. Borden clarified it must be used for 5 years as proposed in the grant application. Litherland inquired what the purchase price was and Borden replied \$450,000. Litherland inquired what the remodeling costs were projected at and Borden replied right around \$400,000. Litherland inquired where the purchase price funds were obtained. Bielz reported \$60,000 was raised from private donors with \$50,000 being used as down payment. \$10,000 additional monies were acquired and they were also applying for a \$30,000 capital acquisition grant from the Myron Stratton foundation and another \$100,000 acquisition grant from El Pomar. If additional monies are not received, the payment is budgeted within the Community of Caring monies. They would like to pay off the note in 5 years. Bielz stated the Thrift Shop is doing amazing with revenue increasing 20% since moving across Bennett into the Bronco Billy's space. Grainger added that Park State Bank provided very favorable and gracious lending conditions due to the community type project. Litherland inquired how many lots were included to the west and Bielz replied 10. Borden reported architects were contacted and as the process moves forward renovations will be put out to bid. Borden reviewed some additional specifics and possible deadlines and stated Community of Caring did not want this to be any kind of a difficulty for the City and they would be looking to hire and Administrator for the grant. Deb Downs, former City Victor Administrator and former DOLA employee, was recommended. Borden reviewed proposed logistical changes and Bielz reviewed some of the associated economic development related benefits. Bielz reminded the Council that Community of Caring has a long history as being a change agent and problem solver and it wants to help build a robust and vital community. Ashworth stated he was glad to see Community of Caring moving into the building and felt the additional traffic would help liven up the area. Litherland inquired if the City had any liability. Smith replied that she did not believe the City had any liability in serving as a sponsor and the experts who administer these add protection. Harris added if the building were in the City's name then there would be liability for such things as slips, trips and falls. However, these liabilities would be eliminated in the proposed structure of the agreement. Harris pointed out that the City would have to do a supplemental budget if the grant was awarded and this would be set up like a City Department so the revenues and expenses could be easily tracked. The City will be cash flowing the project out of the General Fund with reimbursements coming back from the Administrator. He also stated a concern that the grant could push the City over the \$750,000 federal grant level threshold which would then require an A133 Single Audit at a cost of \$3000-\$5,000. He also noted Community of Caring is covering the publication and legal expenses. Rozell inquired how many years until project completion. Harris replied Borden indicated it could go 2 years. There being no further discussion, Ashworth thanked Community of Caring for its presentation and stated this would appear on the February 5, 2020 Regular City Council meeting agenda for formal action.
5. **ADJOURNMENT.** Mayor Ashworth adjourned the meeting at 7:10 PM.

APPROVED:

ATTEST:


Milford Ashworth, Mayor


Janel Scacca, City Clerk