

# Leadville Urban Renewal Authority

## BOARD MEETING MINUTES

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January 5, 2023 Annual and Regular Meeting

Virtual Meeting via Zoom

1. **Call to order:** The meeting was opened at 6:05 pm.
2. **Roll Call**
  - a. **Present:** Chair Tracey Lauritzen, Mayor Greg Labbe, Board Member Tim Hill, Commissioner Kayla Marcella, Vice-Chair Andrew Purdy, Board Member Rod Weston.
  - b. **Board Members Absent:** Board Member Christian Luna-Leal, Board Member Dana Greene, Board Member Shannon Grant
  - c. **Also present:** City Attorney Linda Michow, paralegal Amelia Schubert-Zhang, CLA Principal Carrie Bartow
3. **Regular Meeting:**
  - a. **Approval of Minutes:**
    - i. Approval of Minutes from December 22, 2022 Meeting: Chair Lauritzen asks for comments or corrections. No comments. Tim makes a motion, Mayor Labbe seconds, all say aye, minutes are unanimously approved.
    - ii. Approval of Minutes from October 11, 2022 Meeting: No minutes seem to have been taken, so we will delay this.
  - b. **Discussion Items:**
    - i. Treasurer's report by Commissioner Marcella: LURA currently has approximately \$59,000. The only notable expenditure recently was a final Cunningham invoice. LURA has spent \$79k through the City. The City has approved an additional \$85,000 for LURA through their supplemental budget, on top of the \$45,000 originally budgeted. Commissioner Marcella is reviewing the financial documents provided by City Treasurer Dawna Schneider; going forward the TIF should be paid directly to LURA. Commissioner Marcella has sent a spreadsheet to Linda with the est. increment for 2023; in addition to what the city has given LURA in 2022, we should anticipate some increment from the City Treasurer's office. Commissioner Marcella estimates that LURA should receive approximately \$153,000 in 2023, when prop taxes are paid.
    - ii. Financial Report (Clifton Larson Allen): No one from CLA was in attendance, so this update was postponed to the Feb. meeting.
  - c. **Action Items:**
    - i. Annual meeting election of officers, per Article II Section 12 and Article III Section 1 of the Bylaws of the Leadville Urban Renewal Authority.
      - 2022 officers: Chairperson Tracey Lauritzen, Vice Chair Andrew Purdy, Recording Secretary Mayor Labbe, Treasurer Kayla Marcella.
      - **Chairperson:** Chair Lauritzen suggested that the current vice-chair, Andrew Purdy, might like to be chair. Vice Chair Purdy agreed to serve as Chair, noting that he is not a

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member of City Council, and will need help. Chair Lauritzen moved, Mayor Labbe seconded. All present were in favor, so with no further discussion, it was unanimously approved.

- Vice Chair: Board Member Rod Weston then nominated Chair Lauritzen as 2023 Vice Chair. Mayor Labbe seconded. All present were in favor, so with no further discussion, it was unanimously approved.
- Secretary: Mayor Labbe stated that he would be willing to continue serving as secretary. Commissioner Marcella nominated Mayor Labbe for secretary, Board Member Tim Hill seconded. All present were in favor, so with no further discussion, it was unanimously approved.
- Treasurer: Commissioner Marcella noted that Lake County Commissioner Sarah Mudge has expressed interest in replacing Commissioner Marcella on the LURA board. Commissioner Marcella agreed to continue as Treasurer as long as she remains on the LURA Board. Mayor Labbe nominated Commissioner Marcella for treasurer; Board Member Rod Weston seconded. All present were in favor, so with no further discussion, it was unanimously approved.
- The board then moves to create and approve LURA Resolution No. 23-01 Appointing Officers to the Board of Directors, with the following members:
  - Andrew Purdy – Chairperson
  - Tracey Lauritzen - Vice Chairperson
  - Commissioner Kayla Marcella - Treasurer
  - Mayor Greg Labbe - Recording Secretary
- Chair Lauritzen asked for a movement to approve Res. 23-01. Board Member Tim Hill moved to approve. Board Member Rod Weston seconded. All present were in favor, so with no further discussion, it was unanimously approved.

#### 4. Administrative Matters –

- a. Confirming Appointments and Terms of Commissioners to Serve as the Urban Renewal Authority: Terms were established for council members as 5-year-terms, but co-terminus with their seat on the Council (same as school board member). So when their city council term expires, so does their membership in LURA. There is a current vacancy on hospital board. Their term doesn't start over, the members change because they are just finishing out the term from 2017. Chair Purdy raised the question of the Special District Term, which is his seat, a one-year term. Assistant City Attorney Carmen Jackson-Brown stated that MCM will provide a table showing all the members, their terms and expiration dates. Vice Chair Lauritzen noted that the member at large is the hospital.

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- b. Chaffee Housing Trust is going to move ahead with the deed transfer, they can't wait any longer for the Regional Housing Authority to get up and running, so they can't get the special deed they want, but they want to break ground in the next few months. CHT Chair Read McCullough will update the Board next meeting.
- 5. Date of Next Meeting: February 2, 2023 at 6 p.m.
- 6. Adjournment: Adjourning at 6:28 pm