ED Report April 2022

**C4C**

**Museum:**

No new updates.

**AFA:**

Requisition one has been signed off on!

**Stadium/Arena:**

No New Updates

**UCCS Hybl Sports Medicine Center:**

No new updates

**General:**

Quarterly report due end of month

**Vineyards**

No new updates

**N. Nevada (University Village)**

Lexus dealership has not commenced construction yet. Sales/Property tax numbers appear strong.

**Polaris Pointe:**

While the excitement of the amphitheater has been good, the project is getting some strong pushback on parking (300 spots). It is still in the submittal process but I expect this to be something that gets stronger public input as we move forward.

**Gold Hill Mesa:**

Impact report analysis for Gold Hill Commercial in front of the board this month.

Noticing the districts in the next step.

**Weidner/City Gate**

Will have had our county work session meeting by our board date. Will update as soon as I have feedback. The city administration has decided to recommend to Council a 2% sales tax ask (as opposed to 1.75) due to the project providing much needed parking and relieving the parking enterprise on having to enter into their own project.

**S. Nevada**

I still am continuing to push for the inclusion of the east side of Nevada within the newly established sit/lie boundaries that cover the west side. Conversation is still to be continued.

Danny has been delayed with the Sprouts project due some private citizen concerns over storm water.

**City Auditorium**

No new updates

**Museum and Park/Park Union**

Project has been very quiet recently and I don’t have a recent update from Norwood on when they want to begin the financial analysis portion of the project for board update/vote.

**Ivywild**

There has been some storm water concerns over a recent submittal by Mike Bristol over an expanded seating and food service area. Continue to work through the process and I’m hoping to have them in front of the board for an update soon.

**Marriott**

No new updates.

**Panorama Heights (formerly Almagre, Zebulan Flats and Lofts @ 1609)**

Development agreement is signed!

**Hancock Commons:**

Presented the project to school district 2 (work session) and overall I think it went well. There seems to still be a strong desire for them to have added input in the project but I continue to meet with board members to educate them on the process. County and library will be coming up shortly.

**Gazette SF:**

Project in hold status. No further work.

**O’Neil Group Project:**

Retainer agreement has been signed but we’re still waiting on funding. At this point I haven’t heard anything from the O’Neil team regarding this project in over two months….

**Lowell/Draper**:

Possible new update coming in front of the board next month.

**Potential Projects:**

I’ve had meetings with some out of state architecture/design firms looking at potentially submitting a RFP for the Union Printers Home. I expect that this project will seek URA designation as it moves further along.

**S/E Bus Tour:**

Last week I attended a groundbreaking for Solid Rock’s upcoming affordable housing project (Anthony was there as well). The office of Economic Development planned a S/E bus tour with various community members on board to look at future and past projects in the area. Unfortunately, the URA and our projects were not selected to be highlighted but I still was invited to attend and network.

**ULI:**

Both Nadine Hensler (GE Johnson) and I currently co-chair the Southern Colorado ULI committee and sit on the Colorado State Executive Committee. We recently brainstormed with the new executive director (Rodney Milton took over for Michael Lacerese) to discuss how we can get Colorado Springs (and Pueblo) more actively engaged. I’ll update the board more as we flesh things out a bit more. State executive committee May 10th.

Colorado Executive Team’s Target actions for 2022:

**1) Reimaging Healthy Urban Living**

--Reinvigorating public and commercial spaces during and post-COVID

--Continuing to support development and revitalization of healthy communities with access to active living, healthy food, economic opportunities and nature

**2) Promoting mobility and transportation**

--Envisioning the future of mass transit related to land use, development, mobility, the economy, and environmental quality

--Seeking innovation in alternative modes that support healthy, balanced communities with access to transit options for all

**3) Addressing the affordable housing crisis**

--Focus on the gap in “Missing Middle” housing where ULI can make a difference

***Continuing Priority:***

--Supporting Diversity, Equity and Inclusion (DEI) in ULI membership and as a ULI Best Practice

--Lead/coordinate regional efforts to improve South Platte riverfront as linchpin for for mobility, parks, recreation, healthy development

***Action steps:***

--Ensure that ULI is integrally involved in various affordable housing initiatives including task forces, focus groups

--ULI launches its own workshops to test the practicality of the City of Denver’s finance and policy strategies as they relate to affordable housing

--Engage national ULI expertise (such as the Terwilliger Housing Center) in local discussions

--Launch a series around Front Range Rail to influence at least 13 communities as they choose station sites, prepare infrastructure and access, and zone land around stations

**DCI:**

The in the Game Event was a HUGE success. Thank you to all the board members who came and participated in the programming. It was a TON of work but well worth it for the city exposure. I’m currently set to take over as board chair of the organization.