

LDDA Board Communication

Meeting Date: Wednesday, May 24, 2023

Current Incentive Fund Availability:

Retail Conversion: \$59,100	Signage: \$7,539	DIP: \$505,587	Alleyscape: \$11,089
Residential: \$19,749	Safe Re-opening: \$6,175	TIF: \$3,489,079 (net projected available)	

Agenda Item: Connectivity Update

Executive Summary: Public Works staff are invited to discuss some transportation initiatives and projects in the LDDA Area. Board members can ask questions or follow up on our joint council meeting. Below are topics for discussion:

- a. Vision Zero (10 min)
 - i. Overview of expectations, timing and impacts
 - ii. Are there anticipated changes within Downtown
- b. Council Meeting Follow Up (15 min)
 - i. Main Street Corridor CIP (~\$500,000) How do we work together to put this money to good use?
 - ii. How do we start planning for Main St. changes?
- c. New Traffic Signals / Traffic Cameras / Pedestrian & Bike Centric Zone (15 min)
 - i. Will the City be investing in a new signal system?
 - ii. What impacts will this make to bikes and peds?
 - iii. How can LDDA help get these implemented?
 - iv. What data can be tracked?
- d. Mid Block Flashers (10 min)
 - i. When will they be installed
 - ii. Overview of cost sharing
 - iii. BOARD WILL VOTE to split the cost to get these implemented:
Recommended Motion - approve a \$65,000 contribution to the project.
- e. Placemaking Decorative Crosswalks/Striping (10 min)
 - i. Discuss LDDA Vision
 - ii. How can we work together to start on Kimbark St
- f. Coffman St. Busway Project (15 min)
 - i. High level overview of design
 - ii. Outline of construction timing and impacts
 - iii. Discussion around phasing concerns
- g. Quiet Zones (5 min)
 - i. Update on when these are happening & where

Agenda Item: Façade Grant Applications - Incentives**350, 356 and 360 Main St. / I-Beam Colorado**

Executive Summary: Greeley Sachs with I-Beam Colorado is the new property owner of 350, 356 and 360 Main St. Currently the buildings are under an extensive renovation and Greeley plans to maintain and enhance their historic character. She is applying for a Façade grant and submitting eligible costs to repair the exterior brick, install a kitchen hood (350 Main only), and add a fire suppression system. The total project cost is \$3,238,822 and the applicant is requesting 25% reimbursement with a lift of the cap to the \$50,000 maximum allowed. Financials were reviewed and approved by the Finance Committee.

I-Beam | Colorado**Façade Grant Applications Summary**

Property	Grant Request	Total Façade Cost	Total Project Cost	Description
350 Main St. (cap lift)	\$ 50,000.00	\$ 324,086.93	\$ 1,253,555.02	hood, sprinkler system, storefront, glazing
356 & 356 1/2 Main St.	\$ 10,000.00	\$ 224,891.89	\$ 1,819,605.87	exterior updates to brick, glazing, and painting
360 Main St.	\$ 7,551.35	\$ 30,205.40	\$ 165,660.82	exterior updates to windows, paint, back stairwell, and rear façade
Totals	\$ 67,551.35	\$ 579,184.22	\$ 3,238,821.71	

Recommended Motion: Approve three Façade Grant applications for \$67,551.35

Agenda Item: Shared Space Agreement

Executive Summary: LDDA and Visit Longmont have had a shared space agreement for the joint use of the building at 320 Main St. With the recent addition of an Executive Director, Visit Longmont is using more of the office space, resulting in a 50-50 split. The shared space agreement accounts for this. The term of this agreement will be July 2023 - December 2024. LDDA's lease for 320 Main St. goes through August 31, 2026. A link to the contract was provided.

Recommended Motion: Approve Shared Space Agreement

Agenda Item: Breezeway Use Discussion

Executive Summary: Staff would like to have a discussion on business extensions in the breezeway. Earlier, LDDA Board established [Rules for Public Spaces](#) for businesses and event organizers to follow when requesting to use a Downtown public space such as a breezeway, plaza, parking lot, etc.

Below is a request from Dry Land Distillers, 519 Main St. They asked to apply for an extension of their premises for their State liquor permit which allows them to utilize more space of the 500 west breezeway

for customers and special events. Below is the description of the request from Nels Wroe, the owner. Please also refer to the current and proposed Dry Land diagrams.

Attached is the current premises diagram that shows the existing outside patio area and a new diagram that shows the space we would like to add to our license. The new area would include access to the pedestrian breezeway. We would include tables on the south side of the pedestrian breezeway. We would not block the main pedestrian breezeway corridor, but we need the full width of the breezeway within our premises so we can access tables on the opposite side of the breezeway. This would allow 4 – 6 tables along the south side but would not impede pedestrian traffic in any way.

We also plan to host small market pop-up events (roughly once per quarter). We can get a separate special events permit for these events, but if we have the expanded premises State license in place, we don't have to apply for separate State licenses each time we want to do a pop-up.

We would keep the main pedestrian breezeway area clear. We would set up tents and/or tables only in the wide portions of the breezeway so we aren't impeding traffic.

Our preference is to file for a permanent extension rather than an event-based extension. That allows us to use the breezeway as a normal course of business throughout the summer and fall. I've already spoken with the neighboring business (the Ranucci's) who are always gracious and enthusiastic. (We would only use the breezeway when they are closed anyway, with the exception of an hour in the late afternoon on Thursday and Friday.)

We already have insurance coverage to cover the use of public places, and it's a simple update to our policy with the new approved diagram.

We would expect Dry Land to follow the established Rules for Public Spaces when they are using the breezeway. Click the link above or here: [https://ctycms.com/co-longmont/docs/rules-for-public-spaces-2\(forweb\).pdf](https://ctycms.com/co-longmont/docs/rules-for-public-spaces-2(forweb).pdf)

Staff would like to discuss, on a policy level, how the Board wants to handle these requests in the future.