

**VISITOR IMPROVEMENT FUND
ADVISORY BOARD MEETING**

Tuesday, March. 8, 2022

REGULAR MEETING

12 p.m. Noon

Called to order at 12:10 pm by Chair Garrick Frontella

Role Call: In Attendance: Garrick Frontella, Helen Rogers, Samm Young, Kari Slappy and Brian Condie
Also in Attendance: Kim Burner, Main Street Manager , Patrick Waller, City of Rifle Planning Director,
Kathy Pototsky, City of Rifle PIO

MINUTES: Minutes from the January 11 and February 8, 2022 meetings were approved. Motion by Helen Rogers and seconded by Samm Young.

VISITOR INTRODUCTIONS: No visitors were present

PARTNER UPDATES:

EDC: Tyler Kelly was not present. No update

DDA: Helen Rogers gave an update on the NUTS Patio Concert Series starting in May, the Farmers Market, starting in June and various potential DDA projects.

CRVCC: Julie VanHoek was not present. No update

BOARD OPENING:

Evin Sartin submitted his resignation to Kim Burner via email. Evin has been transferred to the Carbondale branch of Alpine Bank and no longer eligible to serve on the GRIT Advisory Board. The Board expressed their gratitude for Evin's service and his input will be greatly missed. Kim Burner will have the vacancy noticed as per City of Rifle code.

2ND STREET AND RAILROAD POTENTIAL PROJECT:

Patrick Waller gave an overview of the potential development of the empty lots at 2nd Street and Railroad. A developer, XXXX, has approached the City of Rifle with plans for a multi-use building at this location. The project would include retail space on the ground floor and up to 50 residential units in a 4 story building. The residential units would incorporate 10 free market units with the remaining 40 units being tiered income restricted units. There would be a mix of 1, 2 and 3 bedroom units with the majority being 1 bedroom. The developer has significant experience building and maintaining similar projects throughout the U.S.

The lots are currently under contract contingent on securing funding. The funding is a combination of private funds and affordable housing grants. The development is dependent on securing grants which will be awarded in May. The development fits within the City Downtown Master Plan.

ADJOURN: Meeting officially adjourns at 1:09