



***Meeting of the Board of Directors
Meeting Minutes***

Held: October 22, 2025 – 11:00 AM
Jehn Building

BID Board Members Present:

Kristin Chayer
Michael P Griffith
Allyson Skiba
Scott Spears
Kim Whitehead
Loren Naftz
Alyssa Rossi (Zoom)
Steven Cohen

Absent (excused):

Debbie Hansen
Dwayne Cameron

Absent:

Also in Attendance:

Stephanie Paul - Director of Marketing and Events
Kelly Sheenan - APD Core Team
Sarah Miley - Arvada Economic Development Association (Interim Executive Director)
John Marriott - City Council
Karen Cowling - Mission Arvada
Jessica Garner - City of Arvada
Pete Kazura - Past Board Member, Olde Town property owner

Call to order: 11:05 am

Disclosure of potential conflicts of interest: None

Public Comment/Other Business:

Karen Cowling has been meeting with City case managers about cold weather plans. Rising will not be hosting a cold weather shelter this year, but will issue hotel vouchers and food bags. Ambassadors are still going out every week after close from 1-3 p.m. and Saturdays from 12-2 p.m. as volunteers are available.

Steven Cohen asked to figure out a better system when having to close down 57th Ave during events, balancing business needs and safety needs. Commander Sheehan suggested a few ideas and can walk through them with Steven. Jessica offered to work on access control with outside events on a case-by-case basis

Approval of Minutes:

August 27, 2025 – 1st (Ally Skiba) 2nd (Scott Spears) - Approved, (Loren Naftz) - Abstained

President's Report (Kristin Chayer)

- Joe's Celebration of Life will be held on November 15, 2025, from 3:00 pm - 5:00 pm at School House
- Going into the Executive Session after the standard board meeting.
- The BID has received requests for communication with neighboring residents regarding programming and events. Goal of added community engagement for 2026.

Treasurer's Report (Loren Naftz)

- Budget reviewed
- Reconciliation has been updated.

Motion to approve the Treasurer's Report - 1st (Steven Cohen) 2nd (Michael P Griffith) - Approved

CORE Team (Commander Kelly Shennan)

- Rangers have finished their contract, and will send out the final report to the safety committee
- Down 24% in calls compared to last year
- The shooting at the Russell Apartments a few weeks ago is still being investigated and most likely an isolated event.
- Mission BBQ has opened

AEDA Update (Sarah Miley)

- Dispersing safety and security grants.
- Retail roundtable held in September a common theme was a need for more marketing support.
- Small Business Saturday Proclamation on November 18 at 6 p.m. at City Council. All are welcome. Kristin will be the contact to receive the proclamation.

City Staff Update (Jessica Garner)

- The DRC approved the library renovation. They are submitting their final permits. Will most likely start construction in early 2026 and will be closed for approximately one year.
- Working on new building code updates, includes new codes related to wildfire prevention.

- An RFP for a consultant to assist with the Comprehensive Plan update will be issued this week.
- A revised ordinance around Short Term Rentals will be going back to City Council in January.

City Council Update (John Marriott)

- Council has approved their budget for 2026, including water utility rate increase. Additional funding has been set aside to address streets, homelessness, and pieces of the Olde Town Reinvestment Plan

Director's Report (Sarah Miley, Stephanie Paul, and Kristin Chayer)

Designated Drinking Area

- Approved by City Council on 10/7
- Kick off party 10/22 from 5-7 p.m.
- Reminder to fill out surveys for beverage providers and retail locations

City Meeting

- Working with Parks to see if rocks can be a temporary solution
- Harvest Festival feedback
- DCI meeting in November
- Severe weather sheltering plan
- The City is reconsidering a contract for Olde Town ambassador services in 2026

Maintenance

- Fall pressure washing
- Leaf and snow removal

Placer

- See attached

Sales Tax

- See attached

BID Staff Update:

- 501(c)(3) update
- Stephanie was recognized in the Greater Arvada Chamber's Future 20 under 40, an award that recognizes outstanding leadership in young professionals

Placemaking Subcommittee (Michael P Griffith)

- A crew will set up the skating rink the week of November 3rd and also break it down at the end of the season. Mike will use his hauler to bring the materials and won't need access to the trailer. Mike will coordinate with Stephanie to bring lunch.
- Loren reported \$5,179 went toward paying and feeding the crew last year.

- The rink, including plywood and likely the top layer, will need to be replaced next year.

Events Subcommittee (Scott Spears & Stephanie Paul)

- Working on Holiday Events and Activations
- Designated Drinking Zone Kick-Off Event October 22, 2025
- Trick or Treat Street is on Friday, October 25, 2025
- Tree Lighting Event Saturday, November 29, 2025

Safety Subcommittee (Debbie Hansen)

- No Update

Marketing Subcommittee (Ally Skiba)

- Proposal to shift Out Front Media's summer campaign into a holiday campaign. Out Front Media will not charge for its initial summer design work.
- Kristin requested a conditional approval if there is a regular cadence of meetings

Motion to approve \$3600 for Out Front Media Holiday Campaign

(Kristin Chayer) 1st (Ally Skiba) 2nd –Approved

AURA Update (Pete Kazura)

- Working on sunseting expiring urban renewal zones and planning for new zones

Budget Public Comment:

- Public comment was opened on the 2026 Operating Plan and Budget. No comments were made.

Motion to approve the 2026 Operating Plan (Scott Spears) 1st (Michael P Griffith) 2nd - Approved.

Motion to approve to the 2026 Operating Budget (Scott Spears) 1st (Michael P Griffith) 2nd - approved.

Motion to amend to the 2024 Budget (Scott Spears) 1st (Michael P Griffith) 2nd –approved.

Other Public Comment:

None.

Meeting adjourned at 1:04 pm

Executive session commenced at 1:04 p.m. and adjourned at __