

## **Main Street Business Improvement District Board**

Regular Meeting  
February 6, 2015, 4 p.m.  
Economic Development Office—Conference Room

### **Minutes**

The meeting was called to order at 4:05 p.m.

Members present: Lyle Pudwill (Chair), Gary Gaspar, Aaron Hultgren, Loren Koepsell, Cindy Palleschi, and Dave Syverson.

Members Absent: None.

Staff Present: Dustin Powers and Adam Roach.

### **Approval of November 12, 2014, Meeting Minutes**

Motion by Koepsell, second by Syverson, to approve the November 12, 2014, meeting minutes. Motion passed; 6 yeases, 0 noes.

### **Introduction of New Member and Introductions**

Aaron Hultgren is the newest member of the BID Board. Hultgren is the director of operations at Legacy Developments. Legacy has been heavily involved with downtown development for quite some time and Hultgren is also a downtown resident.

### **Public Input**

Paul from the Huey Apartments, located at 112 North Phillips Avenue, is concerned that his building is being assessed at the full rate when the majority of his building is residential. State law stipulates that because the building has a commercial component, it is being assessed at a commercial rate. A brief history on the BID was provided by Gary Gaspar. Jason Dennison discussed the tangible benefits of the BID and the focused outreach efforts that have taken place since becoming president of DTSF Incorporated.

## **BID Board's 2015 Work Plan**

### ***Review Proposed Revisions for the Main Street BID Ordinance***

Dustin Powers discussed proposed revisions to the BID that include combining land and building valuations, raising the cap amount, looking at a modest increase as the BID has not been increased since 1988 yet the level of service has increased significantly, and some minor bylaw changes.

### ***Review Proposed Changes to the Bylaws***

Proposed bylaw changes include changing Planning staff to Community Development staff, increasing the amount of days that the agenda needs to be posted, changing the number of members from six to seven, and including a formal appeal process for BID properties.

Motion by Gaspar, second by Koepsell, to proceed with the revision process. Motion passed; 6 yeses, 0 noes.

### **Adjourn**

Motion by Pudwill, second by Hultgren, to adjourn. Motion passed; 6 yeses, 0 noes. The meeting was adjourned at approximately 5:38 p.m.