

**RESOLUTION NO. 2023-08**

**A RESOLUTION OF THE DOWNTOWN COMMUNITY IMPROVEMENT DISTRICT APPROVING FINANCIALS PRESENTED ON NOVEMBER 8, 2022, TO THE BOARD OF DIRECTORS MEETING HELD OCTOBER 2022.**

**BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE DOWNTOWN COMMUNITY IMPROVEMENT DISTRICT AS FOLLOWS:**

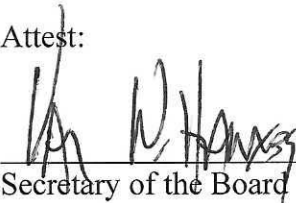
The Downtown Community Improvement District (the "District") hereby approves of the financials presented on November 8, 2022.

Passed this 8th day of November 2022

  
\_\_\_\_\_  
Chair of the Board of Directors

(SEAL)

Attest:

  
\_\_\_\_\_  
Secretary of the Board of Directors

**Downtown Community Improvement District  
Executive Committee Meeting  
Tuesday October 4, 2022  
11 S 10<sup>th</sup> Street and Zoom**

**Present**

Nickie Davis – CID  
Kathy Becker – CID  
Kenny Greene  
Mike McClung  
Aric Jarvis  
Lara Pieper  
Van Hawxby

**Guest**

Deb Rust

**Approval of the Agenda**

McClung made a motion to approve the agenda at 3:30 p.m. Jarvis. Motion passed.

**Board Replacement**

Davis discussed the board replacement and the vote that would take place at the Board meeting. The District received three applicant.

Mike Nolan – Blue Note and Rose Music Hall  
Morgan Wright – Gunter Hans  
Morgan Orscheln – McNallys/Wise Guys

They have been invited to the Board meeting.

**Board Agenda**

The Board Agenda for the October meeting was set.

**Adjournment**

Pieper moved to adjourn at 4:00 p.m. Jarvis seconded. Motion carried.

**Downtown Community Improvement District  
Board of Directors Meeting  
Tuesday, October 11, 2022  
11 S 10<sup>th</sup> Street and Zoom**

**Present**

Nickie Davis, CID  
Kathy Becker, CID  
Kenny Greene  
Kathy Murphy  
Russell Boyt  
Sarah Johnson  
Lara Pieper  
Rachel Norden  
Heather McGee  
Aric Jarvis  
Charles Bruce  
Van Hawxby  
Mikel Fields

**Absent**

Mike McClung  
Dani Little

**Guests**

John Kock, Block by Block  
Officer Wright  
Officer Anderson  
Carol Rhodes City of Columbia  
Nikkie Evans -HEWN  
Mike Nolan  
Graffen Cook, City of Fayette  
Lisa Driskol Hawxby

**Approval of the Agenda**

Murphy made a motion to move the replacement of a Board member up on the agenda to new business. Jarvis seconded. Motion passed.

Pieper moved to approve the agenda. Jarvis seconded. Motion passed.

**Approval of the Minutes**

Pieper moved to approve the minutes, Murphy seconded. Motion passed

**Approval of the Financials**

Lara discussed outstanding items from fiscal year 2021 budget. They will be accrued to FY23. Lara presented the financials to board. Rust moved to approve the financials, Russell seconded. Motion passed.

#### **Police Report**

Officer Wright discussed the issues in the garages. He also talked with Lance in Solid Waste about the trash by the Short Street Garage. Card board in an issue. Officer Wright will contact the Element to see what they can do about their residents using that dumpster and recycling bin. Officer Wright will e-mail Nickie when he has more information.

#### **City Report**

Rhodes discussed the upcoming Council meeting. She did not see anything that directly impacted The District. Rhodes offered to help with the trash issue and the improper placement of trash. Rhodes updated the Board of the street light project. It is currently underway.

With the Walbash compactor coming in over budget the question was asked if a redesign could be done. Rhodes will find out.

#### **REDI Report**

Driskol Hawby talked about REDI and discussed how they serve both Boone County and the City of Columbia. She also talked about Equipment Shares 1 million dollar destination campus. The campus will help promote economic development. They will break ground this year.

The airport grand opening is next Wednesday. Flight out will begin in October.

#### **CVB Report**

A representative was unable to make it today.

#### **New Business**

##### **Board Member Replacement**

The Board discussed the position. The Board had the option to fill the spot now or wait till the yearly election. The Board chose to do it now. The following sent in an application for the seat. All were invited to attend.

Mike Nolan – Blue Note and Rose Music Hall

Morgan Wright – Gunter Hans

Morgan Orscheln – McNallys/Wise Guys

#### **Block by Block**

John Koch Regional VP for Block by Block talked about the cleaning of the Alleys. The city will be funding a Cleaning Ambassador that will focus on the alleys. John has the contacts that he needs to work with at the City. They will do trash and graffiti in the alleys. They also will work with the City to stop illegal dumping. Finally, they will provide an educational program to educate business that are not in compliance.



Koch discussed issues with hiring and the current wage they pay. The ambassadors get a .25 cent raise each year. They currently make \$14.25 an hour. With wages going up they are finding it difficult to hire at that wage.

Koch research competitive wages in the area. The average is \$16.25 an hour for similar industries. Food Prep is \$14.25 - \$16.00. Landscapers start at \$20.00 an hours. A \$17.00 an hour wage for the ambassadors was discussed. A bonus option was discussed. Koch discussed how that worked in Austin, TX.

Johnson moved to adjust starting wage to \$17 and hour, Boyt seconded. Motion Passed.

#### **HVS update**

The second half of the report has been received. It is in the dropbox. Davis gave a brief summary and encouraged all to look at the whole document and to remember that the current document does not reflect the square footage of the added space that the Atrium and Broadway brings.

Boyt stated that it need to host at least 1000 people. McGee stated that Jefferson City has limited conference space and that it a conference center that can serve their needs would be good.

#### **Orr Street Park**

Nickie stated that Parks and Recreation would like a letter of support for the park. The points that need to be in the letter include economic impact and the need for a green space downtown. They need it by November 1<sup>st</sup>. Pieper moved to provide a letter of support, Fields seconded. Motion passed. The board would like a copy of the letter that is sent.

#### **Unsheltered Update**

Davis gave an update on the city's plan to purchase the old VFW off of the Business Loop. Public comment on the building has closed. Room at the Inn will be working with the city on this project. A bus line will go to the site so that it is easily assessable to all. The facility will operate year rounds and a trailer that is owned by Parks and Rec will be make available to the site. This trailer will also be used for emergency purposes.

#### **Streetlights**

Johnson asked for a map of where the were going up. The board also was informed that the CPD can turn the lights up when needed and when bars close. Nickie has asked for a map of new lights and also will find out more on the training process.

#### **Operations Committee**

Jarvis gave a quick update and discussed the cameral grant. FUSUS did provide some cameras that are compatible. The District is ready to move forward on the grant.

#### **Economic Development Committee**

Fields discussed the progress that has been made on the alley doors. One is done and the other will be done soon. Fields also stated that the Minority Business Grant is now open for applicants.

#### **Marketing Committee**

Rust discussed the upcoming events and the WE Project. The We Project is moving forward and will be on the Blue Note building. Rust informed the board that a new Marketing Assistant has been hired.

McGee asked if anyone was doing anything for Halloween. If so contact her. She would like to see past events happen again.

#### **DLC**

Nickie talked about DLC and the request the mayor made regarding the future of the committee. DLC discussed at length at their last meeting. The decision was tabled.

#### **Orr Street**

The Orr Street Park Committee is meeting on a regular basis. Currently looking for letters of support and ways to raise funds.

#### **Staff Report**

Davis mentioned that the office was still looking to hire an Office Assistant.

#### **Public Comment**

Cook from Moberly stated his role and what Moberly was doing.

Christmas decorations at the Blue note and at Rose Park was mentioned by Nolan.

#### **Motion to Adjourn**

Pieper moved to adjourn the meeting; Jarvis seconded. Motion carried.

**Downtown Community Improvement District  
Economic Development Committee Meeting  
Tuesday, October 18, 2022  
11 S 10<sup>th</sup> Street and Zoom**

**Meeting Canceled**

**Downtown Community Improvement District  
Operations Committee Meeting  
Tuesday, October 20, 2022  
11 S 10<sup>th</sup> Street and Zoom**

**Meeting Canceled**

**Downtown Community Improvement District  
Marketing Committee Meeting  
Tuesday, October 25, 2022  
11 S 10<sup>th</sup> Street and Zoom**

**Present:**

Nickie Davis – CID  
Kathy Becker – CID  
Brandon Rettke – Cid  
Deb Rust  
Sarah Johnson  
Heather McGee  
Dannielle Little  
Nickie Davis  
Kathy Becker  
Christina Kelley

**Guest**

Matt Bear

**Call to Order**

The Meeting was called to order at 3:30 p.m. Johnson moved to approve the agenda; McGee seconded. Motion passed

**Marketing Review**

Brandon was introduced and welcomed. He then presented his marketing report that was provided to the committee members. Instagram and Facebook are up. The most popular post was the Caffeine Crawl. Reels are also popular. We will be working on doing more Reels. Brandon will work on updating the business directory.

A discussion on marketing ideas took place. Johnson would like to see a 5K next hear. Also suggested sharing favorite Halloweenee memories. Also might try some more blogs and stories like the one that was done on Kenny Greene. Would be nice to incorporate some humor. McGee also suggested putting the important stuff at the top of the newsletter with links.

McGee suggested doing post that make them spend more money in The District. McGee also suggested making the events we currently have better.

**Caffeine Crawl Review**

Davis discussed the Caffeine Crawl. It was sold out and only good things have been heard.



**Halloweenie**

It is this Friday from 4-6. Truman will be down here. City will also be open and do their normal things. We expect a large crowd.

**Holiday Décor**

Light poles being replaced. Goal to have it all up by Shop Hop. Not sure that all poles will be replaced in time and those that are not will not have décor.

**First Friday, Magic Tree Lighting and Horse Drawn Carriage**

Shop Hop, Magic Tree, Horse Drawn Carriage will be November 5<sup>th</sup>. They are working on sponsorship for the bubble. The District is not handling the sponsorships or bubble. The 5<sup>th</sup> is also a home football game.

**Small Business Saturday**

Small business Saturday will be 11/26/2022. American Express still sponsoring. Mayor asked if wanted a declaration for Small Business Saturday. Gets national attention. Kelley stated not really necessary.

**Living Windows**

We are still trying to figure out how to get the judges to all the windows. We run into this issue each year. After discussion the committee decided send people out to take videos and then come back to review them and decide. Living Windows is December 2<sup>nd</sup>.

**The We Project**

The We Project is about done and should be going up soon.

**Photographer and Videographer**

With the end of Bussen's contract we will be looking for a new photographer/videographer. John Asher was suggested. Using an intern was also suggested. McGee suggested calling other businesses for their content and stated this would not work for TV.

**Member, Staff and Public Comment**

Johnson commented on the shooting and safety of Downtown. There are problematic people downtown. It was suggested that 4A change be at the Magic Tree.

At the next meeting we will vote to put Bear on the Committee.

**Meeting Adjournment**

Little moved to adjourn, Johnson seconded. Meeting adjourned at 4:50 p.m.