



COLFAX AVE BUSINESS IMPROVEMENT DISTRICT
NOTICE OF SPECIAL BOARD MEETING AAND AGENDA

<u>Board of Directors:</u>	<u>Term Through:</u>
Alex Barakos, President	March 31, 2028 (2nd)
Jenny Neuhalfen, Vice President	August 31, 2027 (2nd)
Christopher Bishop, Treasurer	March 31 2028 (2nd)
Bex Schimoler, Secretary	August 31, 2027 (1st)
David Bentley, Director	August 31, 2027 (2nd)
Jamie Starring, Director	March 31, 2028 (1st)
Roger Howard, Director	September 30, 2028 (1st)

Date: November 11, 2025

Time: 9:15 a.m.

In Person: CBID Office - 1510 High Street St., Denver, CO 80206. Enter from the back parking lot.

VISION: *Colfax is the most dynamic street in Denver, welcoming all, offering joyful and fulfilling experiences, and sustaining a diverse mix of community-centered businesses and residents that help each other thrive.*

MISSION: *The Colfax Ave BID builds community and cultural vitality, supports economic prosperity, and ensures the East Colfax Avenue corridor is safe and well-maintained.*

1. 9:15 a.m. - CALL TO ORDER- Declaration of Quorum - Approval of Agenda

2. 9:20 a.m. - PUBLIC COMMENT - limited to 3 minutes per speaker

3. 9:25 a.m. - CONSENT AGENDA
 - a. Approve October 14, 2025 Regular Board Meeting Minutes (enclosed)
 - b. \$500 donation to the Denver Police Foundation for Halloween candy (enclosed)
 - c. KGFS 2026 Agreement Renewal (enclosed)
 - d. CLA 2026 Statement of Work for Management Services (enclosed)
 - e. Schilling & Company, Inc.2026 Engagement Letter for Accounting Services (enclosed)
 - f. Dazzio & Associates, PC Engagement Letter for 2025 Audit Services NTE \$6,000 (enclosed)
 - g. The Fax Partnership Contract - \$38,500 (enclosed)

4. 9:30 a.m. - FINANCIAL ITEMS (Christopher Bishop, Treasurer)
 - a. Review & Consider Approving CBID September 30, 2025 Unaudited Financial Statements and Cash Position Report (enclosed)
 - b. October 2025 Payments totaling \$144,844.73 (enclosed)

5. 9:35 a.m. - ACTION ITEMS
 - a. Dig Studio Proposal *Colfax Comeback Kick Off* (enclosed)
 - b. Other

6. 10:00 a.m. - DPD6 REDEVELOPMENT PRESENTATION

7. 10:30 – PROGRESS UPDATES (enclosure)
 - a. Safety (DPD, Frank)
 - b. Operations (Mitch)
 - c. BRT (Frank & Staff)
 - d. Ratepayer Services (Denon)
 - e. Streetscape (Frank)
 - f. Organizational: a) Work Plan Outline Review, b) Unlocking Housing Choices (Frank)
 - g. Other / Ad Hoc

8. 10:45 a.m. - ADJOURN CBID MEETING - Confirm next meeting’s quorum - shift it to the 3rd Tuesday, August 19th, or keep on the second Tuesday, 8/12?

NEXT SCHEDULED BOARD MEETING
 Tuesday, December 9, 2025 at 9:15 a.m. – 11:15 a.m.
 In Person @ UMB Bank 1635 E. Colfax Ave. Denver, CO 80218

Committee Meetings are generally:

1. Safety meets monthly 3:00 pm on last Tuesday
2. Maintenance meets monthly 2:00 pm on last Thursday
3. Ratepayer Services meets monthly 1:00 pm on 2nd Tuesday
4. Streetscape meets monthly 5:00 pm on last Thursday
5. Organizational
 - i. Financial check in on Thursday before board meeting

- ii. Colfax Culture & Community Collab. Committee meets monthly 2:00 pm on the 1st Monday