

Revitalization Commission

Agenda

Wednesday, June 10, 2026
Council Chambers
749 Main Street
8:00 AM

Members of the public are welcome to attend and give comments remotely; however, the in-person meeting may continue even if technology issues prevent remote participation.

- You can call in to 833 548 0282 (toll free)
Webinar ID # 852 0147 8768
- You can log in via your computer. Please visit the [City's website](#) to link to the meeting.

The Commission will accommodate public comments during the meeting. Anyone may also [email comments](#) prior to the meeting.

1. Call to Order & Roll Call

2. Approval of Agenda

3. Public Comments on Items Not on the Agenda and Items on the Consent Agenda

Public comments are limited to 3 minutes per speaker. When several people wish to speak on the same position on a given item, a spokesperson may be used to state that position.

4. Consent Agenda

The following items on the City Council Agenda are considered routine by the City Manager and shall be approved, adopted, accepted, etc., by motion of the City Council and voice vote unless the Mayor or a City Council person specifically requests an item be considered under "Regular Business." In such an event the item shall be removed from the "Consent Agenda" and Council action taken separately on said item in the order appearing on the Agenda. Those items so approved under the heading "Consent Agenda" will appear in the Council Minutes in their proper order.

A. Approval of Minutes

5. Regular Business

A. Cultural Services Presentation

B. Budget Amendment Discussion

6. Staff Report

A. Staff Report

B. Business Happenings

7. Commission Member Comments

8. Adjourn

Resident Information

If you wish to speak at the meeting in person, please fill out a sign-up card and present it to the Clerk at the meeting. If you are attending remotely, please use the "raise hand" icon to show you wish to speak in appropriate public comments section.

Persons planning to attend the meeting who need sign language interpretation, translation services, assisted listening systems, Braille, taped material, or other accommodation should [email the City Clerk's Office](#) or call 303.335.4574

A 2 business day notice is requested.

Si requiere una copia en español de esta publicación o necesita un intérprete durante la reunión del Consejo, por favor llame a la Ciudad al 303.335.4574 o [email](#)

Louisville Revitalization Commission

Meeting Minutes

**May 13, 2026
Regular Meeting
8:00 AM**

Call to Order – Chair Williams called the meeting to order at 8:06 a.m.

Roll Call was taken and the following members were present:

Committee Members: *Corrie Williams - Chair*
Clif Harald – Vice Chair
Councilmember Caleb Dickinson
Jeff Lipton
Alexis Adler
Bob Tofte
Barbara Iglesias

Staff Present: *Vanessa Zarate, Economic Vitality Manager*
Brian Holihan, Economic Vitality Specialist
Samma Fox, Deputy City Manager
Rob Zuccaro, Director of Community Development

Others Present: *LRC Counsel Corey Hoffman*
Members of the public

APPROVAL OF CONSENT AGENDA

Chair Williams called for approval of the agenda and there were no calls for changes.

Motion: Commissioner Harald moved to approve the agenda. The motion was seconded by Councilmember Dickinson. **Vote:** All in favor.

PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

None.

APPROVAL OF MINUTES

Chair Williams called for changes to the April 8, 2026 meeting minutes and the May 6, 2026 special meeting minutes. Commissioner Harald asked for Commissioner Adler's name to be corrected in the meeting minutes. **Motion:** Commissioner Harald moved to

approve the minutes with the spelling changes made to Commissioner Adler's name. The motion was seconded by Commissioner Lipton. **Vote:** All in favor.

RESOLUTION NO. 2, SERIES 2026 – A RESOLUTION APPROVING A REVISED FOURTH AMENDMENT AND RESTATED COOPERATION AGREEMENT BETWEEN THE CITY OF LOUISVILLE AND THE LOUISVILLE REVITALIZATION COMMISSION

Manager Zarate presented on the resolution revising the Fourth Amendment and Restated Cooperation Agreement between the City of Louisville and the Revitalization Commission that was done in partnership through two joint meetings. Manager Zarate shared that City Council approved this resolution at their March 11th meeting and now LRC needs to approve the agreement. It will be effective immediately.

Commissioner Lipton asked whether the new agreement includes the Commission's ability to make awards for programs within the approved budget without having to receive City Council approval. LRC counsel Corey Hoffman responded yes.

Motion: Commissioner Dickinson moved to approve the resolution. The motion was seconded by Commissioner Williams. **Vote:** All in favor

FACADE IMPROVEMENT PROGRAM APPLICATION – 824 SOUTH STREET

Manager Zarate presented on the Facade Improvement Program application submitted by 824 South Street, the location of South Street Market, to add a mural to the west-facing side of their building. Staff is proposing a Facade Improvement Program award not to exceed \$14,000, which if approved, would leave \$160,156.47 in Facade Improvement Program Fund for the remainder of 2026.

Commissioner Lipton asked if there are many applications coming through the program. Manager Zarate responded that staff is aware of three applications that intend to be submitted this year but cannot guarantee their submission.

Motion: Commissioner Tofte moved to approve the facade improvement program application for 824 South Street. The motion was seconded by Commissioner Dickinson. **Vote:** All in favor.

STAFF UPDATES

Manager Zarate gave an overview on staff updates and asked for questions.

BUSINESS HAPPENINGS

Manager Zarate gave an overview on the business happenings and asked for questions.

Commissioner Adler asked for an update on the King Soopers opening. Manager Zarate responded that they are planning to open at the end of June.

Commissioner Williams asked if there has been any movement on vacant Main Street properties. Manager Zarate responded no.

Commissioner Williams asked about the usage of the former Chase Bank. Manager Zarate responded that staff is communicating with the building owner to explore the possibility of leasing the parking lot but are waiting to see if the property is sold.

DOWNTOWN BUSINESS ASSOCIATION UPDATES

No update.

CHAMBER OF COMMERCE UPDATES

Executive Director Gillian Millar provided an update on past and upcoming Chamber events, which can all be found on the Chamber of Louisville website and the Discover Louisville platform.

COMMISSIONER COMMENTS

Commissioner Lipton asked if there was a link online to gain access to the policy documents for the Facade Improvement Program and the Building Improvement Program. Manager Zarate responded that those policy documents can be sent out.

Commissioner Lipton asked for the addition of standing agenda item that would include a look forward so that Commission members can see what is coming up for future meetings. Manager Zarate responded yes, this can be included on future meeting agendas.

ADJOURN

Motion: Commissioner Williams motioned to adjourn the meeting. The motion was seconded by commissioner Dickinson. **Vote:** All in favor

Meeting adjourned at 8:26 am.

CCorrie Williams, Chair

Vanessa Zarate, Economic Vitality Manager

Subject: Cultural Services Presentation

Date: June 10, 2026

Prepared By: Brandi Cummings, Director
Vanessa Zarate, Economic Vitality Manager

Presented By: Brandi Cummings, Director
Vanessa Zarate, Economic Vitality Manager

Summary:

Economic Vitality and Cultural Services work together closely to support events, businesses and garner additional engagement throughout Louisville. Economic Vitality invited Cultural Services to present what they do, what they are working on, how they partner with Economic Vitality and how people can engage with them.

Background / Prior Discussions:

In January 2024, Manager Zarate started at the City of Louisville. As part of her due diligence and learning about the City, she realized that many people, boards and commissions, and teams did not have a great understanding of what economic vitality/development is and how it interacts with what they are passionate about.

As part of the effort to educate and encourage participation, Vanessa started attending other boards and commissions to introduce economic vitality, highlight what we do and what we are working on, as well as talk about how economic vitality interacts with/supports/collaborates with their board/commission and group.

Economic Vitality is also interested in highlighting other teams and educating businesses, groups, and partners on what all the City teams do, what they are working on and how they can engage. As part of this, Economic Vitality invited Cultural Services to speak to share all their functions, what they are working towards and how we partner together to achieve goals, support businesses and encourage additional engagement throughout Louisville.

Development Proposal:

Analysis:

Council Work Plan:

Economic Vitality is a Work Plan priority, and Cultural Services Strategic Planning is also included in the Work Plan.

Fiscal Impact:

There is no fiscal impact from this presentation.

Alternatives:

Recommendation:

Staff recommends LRC review and ask questions.

Attachments:

None

Subject: Budget Amendment Discussion
Date: June 10, 2026
Prepared By: Vanessa Zarate, Economic Vitality Manager
Presented By: Vanessa Zarate, Economic Vitality Manager

Summary:

The LRC approves a budget in December for the following year. There is funding that was allocated to the Property Improvement Program in 2025 that was unspent, totaling \$3444,400. The LRC has expressed interest in reallocating that funding to a priority within the 2026 budget. While no formal decision will occur at this meeting, LRC will provide feedback and direction to staff on the reallocation, which will formally be adopted at a later meeting.

Background / Prior Discussions:

The 2026 budget was formally approved at the December 2025 LRC meeting. Additionally, carry-forwards were approved at the April 2026 meeting for line items that were allocated but have yet to be spent.

The LRC approves a budget every year for funding received within the urban renewal area, to be spent in the urban renewal area. As per the cooperation agreement between the City of Louisville and the Louisville Revitalization Commission, the LRC creates a budget and sends to City Council for review and approval, before formal final adoption by the LRC. The budget process starts in September to create a budget for the following year.

Development Proposal:

Analysis:

The LRC has \$344,400 in Property Improvement Funds from 2025 that were budgeted but not allocated/used. The LRC has expressed interest in reallocating those funds to be able to be used within the urban renewal rules and on LRC priorities. Some options for reallocation of the funds include:

Facade Improvement and Property Improvement Programs

The LRC can reallocate the funds into these two line items, to be able to be spent in 2026. Reallocation into these line items would provide additional program funding for

these two programs, that could be awarded to a project in 2026. As of now, for 2026, there is a \$300,000 budget for the Facade Improvement Program, of which \$160,156.47 is remaining. In 2026, there was \$350,000 budgeted for the Property Improvement Program, of which \$258,500 is remaining.

If the funding was reallocated to these programs, it would be available to applicants after the LRC formally adopts the changes as a publicly noticed meeting later this year.

Front and Center

Front and Center has been identified as one of the LRC’s top priorities. As we continue through the design process, it has been identified that implementation for the project in totality is beyond what the LRC has budgeted and available for the project. The remaining funds could be reallocated to this project to assist with implementation. The LRC could add the funds to the overall construction budget for the project, or identify a specific element for the funding.

Wayfinding and Signage

Through the Front and Center conversation, as well as identification of needs in the Highway 42 Urban Renewal Area, wayfinding has consistently been identified as a need. We receive feedback from businesses and visitors as well, that wayfinding could be increased. The funding could be reallocated to support additional wayfinding throughout the urban renewal area. Wayfinding would need to be designed and additional detail created on details for when/where/what/etc.

Construction Impact Support

As the LRC and staff continue to further the Front and Center project, as well as the South Street Underpass project, the topic of support for businesses during the construction has been identified as a topic that needed further exploration and conversation.

While no program has been identified, the LRC has expressed interest in learning more to determine if they would want to move forward with a program. If the LRC decided they wanted to move forward with a program, parameters would have to be created and adopted.

Generally speaking, Construction Impact Grants, are utilized by governments when they have a large-scale, multi-month construction project that could impact businesses. Business impact could be described as loss of access to the street or sidewalk, change in pedestrian, multi-modal and/or vehicle traffic patterns, noise and nuisance. There are many ways someone might claim they have been impacted, the above are a few of the most common. While the City does not have a construction grant program, Staff does have experience administering grants of a similar nature for COVID-related impact grants.

What types of projects would qualify for the program- what kind of threshold of City/LRC driven and funded projects – dollar amount of investment, timeframe of construction, size of construction area, etc

- How would a business qualify- who, size, industry, gross revenue, sales tax generating, distance from construction project,etc
- What is considered an impact -Road closure, sidewalk closure, lost revenues, noise,etc
- Grant award amount-determinethe award amounts- sales tax lost, tiered approach,etc
- Program funding
- Process for application and implementation
-

There are communities in the metro that have a construction impact grant, links to their programs can be found below.

- The City of Denver-[Business Impact Opportunity Fund](#)
- The Town of Erie-[Construction Mitigation Grant Program](#)
- The City of Ft. Collins-[Business Construction Grants](#)
- The City of Greeley- Construction Impact Grant
- Wheat Ridge Local Works-[Wadsworth Business Recovery Grant Program](#)

At the May 2026 EVC meeting, the EVC declined to move forward with dedicated funding for construction impact grants and instead directed staff to continue to develop an overall toolbox for business support, marketing and communication for the construction.

The funds can be reallocated to other uses as well as long as those uses are appropriate under urban renewal law.

Council Work Plan:

Fiscal Impact:

The unspent funds in the Property Improvement Program in 2025 was \$344,400. That funding can be reallocated elsewhere within the LRC budget or remain in the fund balance.

Alternatives:

- Do not reallocate the funding

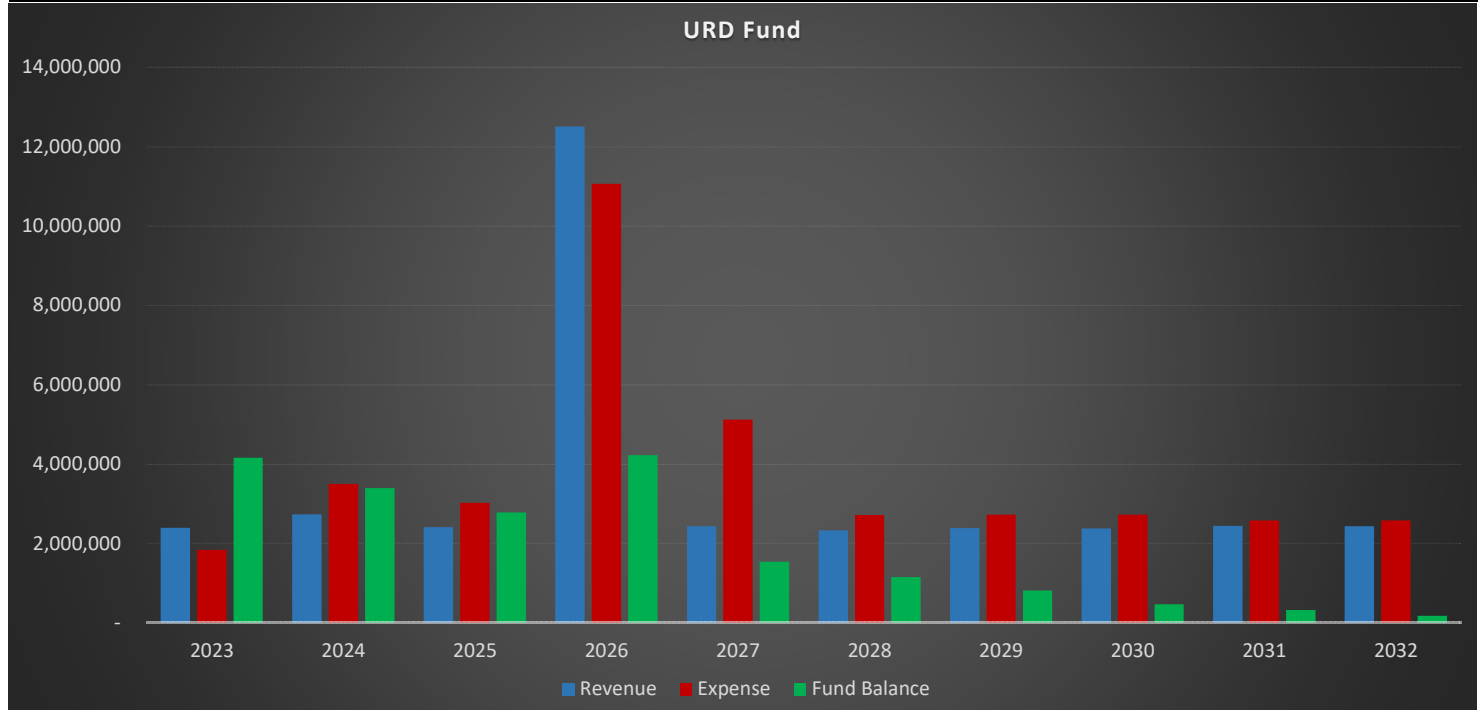
Recommendation:

Staff recommends the LRC review and provide feedback and direction on the allocation of the remaining funds.

Attachments:

1. LRC Budget

Object	2023	2024	2025	2025	2026	2027	2028	2029	2030	2031	2032
Object	Actual	Actual	Adjusted Budget	Estimate	2026 Base Budget	Projection	Projection	Projection	Projection	Projection	Projection
Fund: 221 – Urban Revitalization Dist Fund											
Beginning Fund Balance	3,606,166	4,161,288	3,395,014	3,395,014	2,780,538	4,222,677	1,539,748	1,149,103	810,015	460,459	320,298
Account Type: Revenue											
411000 Property Tax	2,095,246	2,378,979	2,249,755	2,249,755	2,224,000	2,290,720	2,290,720	2,359,442	2,359,442	2,430,225	2,430,225
441540 City Skate	78,309	120,258	-	-	-	-	-	-	-	-	-
461100 Interest Earnings	166,642	231,154	153,899	153,899	158,000	141,961	34,245	24,083	13,617	9,442	5,146
461110 Net Incr (Decr) in Fair Value	48,017	-	-	-	-	-	-	-	-	-	-
493100 Bond Proceeds	-	-	2,250,000	-	10,125,000	-	-	-	-	-	-
Total Revenue	2,388,213	2,730,391	4,653,654	2,403,654	12,507,000	2,432,681	2,324,965	2,383,525	2,373,058	2,439,666	2,435,371
Account Type: Expenditure											
530830 Facade Impr Programming	237,134	47,014	300,000	300,000	300,000	300,000	300,000	300,000	300,000	300,000	300,000
530831 Property Impr Programming	-	-	350,000	350,000	350,000	350,000	350,000	350,000	350,000	200,000	200,000
531100 CitySkate	405,458	161,236	-	-	-	-	-	-	-	-	-
532000 Advertising/Marketing	261	-	5,000	5,000	-	-	-	-	-	-	-
532300 Support Services-City of Louis	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000
532303 Commission and Board URA Proje	-	-	13,880	13,880	-	-	-	-	-	-	-
532313 Cap Contr - COL - Undergroundg	-	120,000	-	-	-	-	-	-	-	-	-
532319 Cap Cont - COL - Downtown Stre	106	395,295	-	-	-	-	-	-	-	-	-
532320 Repay TIF Revenue to BoCo	147,563	192,330	169,070	169,070	172,450	177,624	177,624	182,952	182,952	188,441	188,441
532323 Cap Cont - COL - Downtown ADA	87,663	-	-	-	-	-	-	-	-	-	-
532324 Cap Contr - COL - Dwntrn Vis Pl	-	-	2,250,000	-	6,600,000	2,400,000	-	-	-	-	-
532325 Cap Contr - COL - S St Undrps	-	-	-	-	1,000,000	-	-	-	-	-	-
532330 Repay TIF Revenue to Fire Dist	36,833	63,050	53,230	53,230	54,210	55,836	55,836	57,511	57,511	59,237	59,237
537212 Assist Agreement - 950 Spruce	-	1,083,314	-	-	-	-	-	-	-	-	-
537213 Asst Agrmnt - 1303 Empire Rd	-	-	650,000	-	650,000	-	-	-	-	-	-
538250 Bond Maint Fees-Paying Agent	7,865	7,865	7,150	7,150	7,150	7,150	7,150	7,150	7,150	7,150	7,150
540410 Prof Serv-Investment Fee	5,225	8,226	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000
540900 Prof Serv-Other	15,610	10,824	90,000	90,000	45,000	20,000	20,000	20,000	20,000	20,000	20,000
570100 Principal-Bonds	607,000	959,000	1,977,000	1,754,000	1,776,631	1,750,000	1,750,000	1,750,000	1,750,000	1,750,000	1,750,000
570500 Interest-Bonds	232,374	189,884	122,840	90,100	54,420	-	-	-	-	-	-
630015 Pymts fr Contr Fund-DELO Devel	-	81,648	130,700	130,700	-	-	-	-	-	-	-
630177 Downtown Vision Plan Streetsca	-	126,979	-	-	-	-	-	-	-	-	-
Total Expenditure	1,833,091	3,496,664	6,173,870	3,018,130	11,064,861	5,115,610	2,715,610	2,722,614	2,722,614	2,579,828	2,579,828
Ending Fund Balance	4,161,288	3,395,014	1,874,798	2,780,538	4,222,677	1,539,748	1,149,103	810,015	460,459	320,298	175,841



SUBJECT: STAFF UPDATES

DATE: JUNE 10, 2026

**PRESENTED BY: VANESSA ZARATE, CECD, ECONOMIC VITALITY MANAGER
BRIAN HOLIHAN, ECONOMIC VITALITY SPECIALIST**

SUMMARY:

In the following, staff provides updates on recent activity related to economic vitality functions.

Short Term Rentals

The City of Louisville's Temporary Short-Term Rental (STR) License application is now live for properties seeking to operate during the annual Sundance Film Festival. All residential property types are eligible to apply, subject to licensing requirements that include proof of ownership or owner authorization, proof of insurance, designation of a local contact, and certification of compliance with applicable safety and operational standards. [Visit the website](#) to learn more.

Commercial Sustainability Rebate Deadline Extended

The City of Louisville has extended the deadline of its Commercial Sustainability Rebate Program to August 7, 2026. This program offers local businesses financial support for projects that reduce waste, lower emissions, and improve overall sustainability. Eligible businesses can apply for tiered rebates of \$ 1,000, \$ 5,000, or \$ 10,000 to help fund energy efficiency upgrades, composting and recycling systems, decarbonization projects, and other impactful sustainability initiatives. Please reach out to Brian Holihan with additional questions or [visit the website](#) to learn more.

Colorado Small Business Development Center

Economic Vitality works closely with the SBDC of Boulder County. SBDC provides a variety of educational events to support local businesses and provide timely resources that empower businesses to thrive in Boulder County. [Visit their website](#) to learn more and register for events.

Boulder Chamber Events

Economic Vitality works closely with the Boulder Chamber and their Economic Council. The Boulder Chamber hosts a variety of events from networking, meet-and-greets, educational, celebratory and deep dives. [Visit their website](#) to learn more and register for events.

SUBJECT: BUSINESS HAPPENINGS

DATE: JUNE 10, 2026

**PRESENTED BY: VANESSA ZARATE, CECD, ECONOMIC VITALITY MANAGER
BRIAN HOLIHAN, ECONOMIC VITALITY SPECIALIST**

SUMMARY:

In the following, staff provides updates on recent and upcoming business happenings within the community.

New Commercial Development Applications (May 7 to June 4)

No new applications at this time.

Partner Events and Ribbon Cuttings (June 11 to July 9)

Friday, June 12 | 5:30 – 9:30 pm

Street Faire

- Kickoff night on Front Street with live music for families and friends
- 824 Front Street. Steinbaugh Pavillion

Thursday, June 18 | 10 – 11:30 am

Financial Know-How - SBDC

- Practical hands-on training designed entrepreneurs and business owners strengthen their financial foundation
- Location: Superior Downtown Civic Space

Friday, June 19 | 5:30 – 9:30 pm

Street Faire

- Live music for friends, families, and the community
- 824 Front Street. Steinbaugh Pavillion

Saturday, July 4 | 6:00 – 9:00 pm

City of Louisville Fourth of July Fireworks

- Food, music, summer activities and fireworks
- Coak Creek Golf Course

SUBJECT: BUSINESS HAPPENINGS

DATE: JUNE 10, 2026

PAGE 2 OF 2

In The News (articles published between (May 7 and June 4)

Hoodline: [Louisville Hospital Shakeup: Adventhealth Mega Campus Clears Key Hurdle](#)

BizWest: [Loveland, Louisville to weigh passenger-rail commitments](#)

BizWest: [Taste of Louisville food fest returning in June](#)

BizWest: [Charlotte's Web optimistic about BAT transaction](#)

BizWest: [Louisville officials to review AdventHealth's Redtail hospital plans](#)