



1. **CALL TO ORDER and INTRODUCTIONS**–Meeting was called to order at 12:03 p.m.
 - a. **In Person**, Michelle Haynes, Jim Gelwicks (City of Gunnison Mayor), Linda Riba (Montrose County), Dan Scinto (Region 10), Trish Thibodo (Region 10), Virgil Turner (Region 10), Eva Veitch (Region 10), Don Suppes (Delta County), Elyse Casselberry (City of Delta), Barbara Bynum (Montrose City Council), Courtney Rodwell (Region 10), Vince Rogalski (GVTPR).
 - b. **Hybrid**: Roland Mason (Board Chair, Gunnison County BOCC), Jim Schmidt (Crested Butte Mayor), Corey Bryndal (Region 10), Roger Rash (Montrose County BOCC), Nancy Murphy (Region 10), DeLanie Young (Telluride Mayor), Kris Holstrom (San Miguel County BOCC), Mike Bordogna (San Miguel County Manager), Mike Bacani (Mt. Crested Butte Council), Dave Roberts (Town of Lake City), Kristi Borchers (Hinsdale County BOCC), Jon Waschbusch (Montrose County Manager), Jack Gilbride (Town of Mountain Village)
2. **APPROVAL OF AGENDA**

Motion to approve Agenda as presented: M/S: Don Suppes/Jim Gelwicks as accepted. None opposed.
3. **APPROVAL OF MINUTES for June 24, 2021 Board Meeting**

Motion to approve Minutes as presented: M/S: Roger Rash/Jim Gelwicks as accepted. None opposed.
4. **Business Items**
 - a. Michelle presented an overview of the Region 10 Innovation and Entrepreneurship Center
 - b. **Overview: Innovation Center USDA Grant Discussion/Approval**
 - i. We have applied for the REDI Grant for the Business Innovation center. We started to look at what does the entrepreneur system look at? How do we leverage our assets that we have here? Opportunities for communities for our communities, so that we can “grow our own” talent.
 - ii. There is a building that the Housing Authority owns that we could go look at for this center. It has a nicely finished commercial kitchen, a conference room, and some other assets. It would be a great spot for a commercial kitchen, entrepreneurial space.
 - iii. If we did receive the REDI Grant for \$150,000 we could also leverage the new USDA grant opportunity that would be impactful to the Olathe area and the larger area surrounding. We could house business start-ups, pop-up restaurants. It could have a training room or room for start-up week.
 - iv. We will be meeting with the Montrose County Housing Authority to see what the cost of the building would be. The building is currently empty and costs the county money.
 1. Leasing in-kind and that would function as our match for the Grant.
 - v. Looking at \$250,000 in operations for the annual cost once it is up and running
 - vi. Estimating \$600-800,000 for the renovations.
 - vii. How does this fit in with what is going on with the other incubators?
 1. It would be agriculture and ag-tech focused.
 2. It would be a resource for business before the SBDC.
 3. Envision those businesses would start at this innovation center, then move through the SBDC with Nancy and the consultants and the move up into the Food Systems services with the City of Delta or Russel Stover’s as they scale up.
 - viii. Board, we would like you to consider allocating some of the business recovery money to this.
 - c. **Discussion:**
 - i. Don Suppes: the key to these programs is the sustainability. Follows the model that we have been following for “Grow your Own”. If we can offer them that business side knowledge then they are more likely succeed.
 - ii. Elyse Casselberry: Builds on the work that we had done with ENGAGE. Responding to what we are learning and it gives us the ability to expand regionally.
 - iii. Barbara Bynum: Does seem to fit in well with our regional economy and what we are trying to achieve.
 - iv. Linda Riba: the number of the partners that we get engaged is critical to the sustainability of a program like this and would help this go one past the 4-year grant cycle. Seeing people who know how to do their

- trade or craft but not know the financial side is remediable and can be fixed through something like this. Could be an amazing generator of businesses, income and the economic vitality.
- v. Vince: There are a lot of food producers out there and it could be a way for them to build their product to get it to a point of sales.
 - vi. Michelle: What we have found is that when R10 can engage with businesses we are able to help them understand what the business side can look like and provide them support.
 - vii. Kris Holstrom: No objections to this but want to make sure that I mention that there are some in our watershed that feel left out. Maybe if we can set up a call on how to provide some of the programming to our (SMC) area. Want to mention that we reach out to these efforts. But do want to echo what everyone else has mentioned.
 - viii. Roger Rash: I think we need to do some investigation to what the commitments are. We see the success of other entities. Mentioned a concern on how to sustain this long-term beyond this Board and we need some solid data to see what the counties need to commit to it.
 - ix. Jim Gelwicks mentioned that with the ICELab one of the complications was that there were about 9 entities that wanted to do baking and getting the number of ovens was an issue. In that commercial kitchen there may not be the number of ovens that you need to plan. Also, talked about a successful incubator that he visited that created retail spaces for businesses and had an agreement/contract that once the business started making money they contributed back to the incubator and had a timeline to become self-sustaining.
 - x. Roland Mason: Pursue the grant opportunity even though it is highly competitive. Explore more of what the funding stream would look like.

Action Item: Approval to move forward with the application for the RISE (Rural Innovation Strengthening Economies) USDA Grant and additional Grant Funding.

Motion to Approve: Jim Gelwicks/Don Suppes. None opposed.

Action Item: Utilization from the Board of Region 10 funds \$60,000 from RLF and \$60,000 from SBRC for a total of \$120,000.

Motion to Approve: Jim Gelwicks/Don Suppes. None opposed.

5. Reports:

a. Executive Director/Financial Report – Michelle Haynes

- i. Working on June as it is the end of the fiscal year. Cash position remains stable. Broadband is tending to move back and forth between the red/black and hopefully it will move back into the positive with a DOLA grant. We are still receiving funding from COVID, and we are wanting to thoughtfully put those back into our communities. We are going to be positive in most of our programs excluding a Broadband Capital Grant.
- ii. We are in the middle of our CEDS (Comprehensive Economic Development Strategy) planning, and we are thinking about programs of impact, that have a lasting impact. Directors team will be meeting later this month to work on what our project year's goals are. In August, we will be presenting the CEDS Draft. As part of that we have been working on our core values and will be bringing those to you.

b. Business Loan Fund – Dan Scinto

- i. One of the loans that we closed was a referral for a Start-up business that went through the ICELab
- ii. Loan Inquiries are also down.
- iii. Attended a Pitch Day at the Telluride Venture Network that draws businesses that are start-ups.
- iv. Closed over \$1 million in loans in the last fiscal year.
- v. Servicing \$3.3 million in loans that were originated. The current balance is a little over \$2.3 Million.
 - 1. Region 10 applied for an EDA funding source that we did not receive but the State of Colorado received Rural areas can apply to the state for these funds. We see this as an opportunity to fill in longer term Real Estate financing.
- vi. We took an application for the purchase of a business in Crested Butte, and an application for the purchase of a business building in Montrose.

c. Small Business Resource Center – Nancy Murphy

- i. Lower consulting numbers and that is normal for this time of year.
- ii. Some of the participants in the training are choosing to engage in one-on-one consulting
- iii. Hope to launch profitability basics soon, just waiting on the vendor to get it online.
- iv. In development on projects with the Northwest SBDC and the Central Mountain SBDC for the "Funding Panel" on-demand series.
- v. For our 6 counties with the CARES Act Assistance and our counselors helping businesses navigate the PPP (Payroll Protection Program) and EIDL programs. \$32 million for over 1100 business.

d. Community Development – Trish Thibodo

- i. DOLA OEDIT Road Map to Recovery, those are kicking off this coming month with Phase 1 groundwork with the teams.

- ii. REDI (Rural Economic Development Initiatives) Grant applications, DOLA is coming out with a second round of applications for those. If you have REDI projects that you would like to see get started or funded.
 - iii. Next month will be coming forward with several Enterprise Zone contribution projects. Have a couple of projects expiring and they are up for renewal, but they need to have a different type of project than they have had in the past. Contribution Projects need to meet our EZ Goals and we have to provide goals each year.
 - iv. CEDS – we have been hosting weekly lunch meetings with specified topics. We have already had conversations around small business support, tourism/sustainable tourism, and housing/childcare and we are going to have transit and workforce development. We are really wanting to consolidate our strategies.
 - 1. There is interest in doing a regional housing study.
 - 2. Plan is to bring a full Draft to the Board at the August meeting for approval.
 - v. With the housing conversation, Region 10 is happy to be involved however, Counties do have their Housing Authorities and so we don't do a lot of housing. However, through discussion we have asked, would there be some value in a regional Housing Study that looks at how it is interconnected within our communities?
 - vi. Child Care: Technical Assistance specific to Child Care providers and we do have a contractor that is in Gunnison. Our role is to help support the businesses providing Child Care. What we hear is that there is such a thin operating margin for them to operate. Is there a way to have a public facility so that they don't have cost to rent and the money could go into the operations or have a grant to help cover operational costs.
 - vii. Economic Database portal, where is that? It should be on the website once we get through the CEDS and Grants.
- e. **Community Living Services** – Eva Veitch
- i. SB 290 has passed for Senior Services and there will be a portion of \$15 million available to us. It is for infrastructure, and it must be spent by December 2022.
 - ii. Looking at supportive housing specifically for homeless. We will see if it makes sense for us to apply for about \$1 million. We have noticed that a large portion of the homeless population is above 60 years of age.
 - 1. Elyse: Delta would like to be a part of that conversation.
 - 2. We might not be able to build something, but we could look at converting something.
 - iii. Bringing the Dementia Experience to the Region here next month. The 9th-13th in Montrose, Delta & Gunnison. It takes about 13-15 minutes and if you haven't done it I recommend you go through it. Offering it at no charge. Brought it here specifically to train professionals on what it like.
 - iv. Community paramedic program: classes are being organized and hoping to have them offered this fall. Delta Ambulance District will hold the license for all 6 counties.
 - v. Researching a new model for our In-Home services programs.
 - vi. RSVP is going really well. We got that grant April 1st and we have 27 active volunteers and we expect that to be 35 next week. Most of those volunteers are helping with the meals program, some are crossing over and doing the Senior Companion Program. We have 15 active pairs, a senior volunteer who is actively assisting a senior in need. We are struggling to find a coordinator in the San Miguel and West End Area, we would like to expand it in to Lake City, Gunnison and further into Delta County. For low-income seniors we are allowed to pay them a stipend that does not count against their benefits.
 - 1. What is the requirement: we need a part-time coordinator in each county to be the boots-on-the-ground?
 - vii. We are excited about getting the Handyman program going with the RSVP Program. IS there support money for the coordinators? Yes. We are ready to start on-boarding someone just as soon as we can. We anticipate about 15 hours a week. In the Gunnison Area, we could look at combining a RSVP/Senior Companion Coordinator. Good opportunity for Health and Human Services to get information from you to continue that conversation.
- f. **Regional Broadband** – Virgil Turner
- i. We have started a Branding Process on our Broadband efforts...R10 Broadband. Our reach is extending. We are getting a lot of interest outside the Region 10 network. We are then able to bring in more customers and leverage the income.
 - ii. R10Broadband.net is being developed.
 - iii. Commissioner Mason put us in touch with those in Pitkin County. Have a meeting in Pitkin on August 3rd to see why the market has failed to get Broadband to them. Engaged with Visionary Broadband and will be going at that meeting.
 - iv. Will be meeting with Lake City to get a final budget there.
 - v. Corey & Michelle will be featured Speakers at Mountain Connect in Keystone August 9-11th.
 - vi. Cottonwood status: Hear that September is the target gate for the Circuit to be provisioned.

- vii. Part of the efforts has been to expand the networks. We met with the School District to see if there is a benefit for them to be involved.
 - g. **Gunnison Valley Transportation Region Committee** - Vince Rogalski
 - i. Received this morning an email for a new Transportation Commissioner for Region 5. Replacing Sydney Zinc is Mark Garcia. He was City Manager for Ouray.
 - 1. Asked to be added to our mailing list.
 - ii. Cathy Hall is our Transportation Commission Chair and Vice as the STAC Chair.
 - iii. SB 267 and 260: figuring out what projects we are doing
 - 1. \$53 million for 267
 - 2. \$14.5 million added to transit for 267
 - 3. There is a list of projects that were approved. A lot of them have to do with transit.
 - iv. SB 260 calls for an update to the 10-year plan and that is due October 2022.
 - v. Greenhouse Gas: SB 261 and that will govern the regulations on what that means. If you see anything on public meetings for Greenhouse Gas it is important to attend. While it is a large focus on the Front Range the decisions will influence us on the Western Slope.
 - vi. Little Blue: They are making progress and holding to their openings except when there is an issue. Next week the contract calls for Arrowhead to have all-day access and have not heard anything that says they won't.
- Motion to approve Reports: M/S: Roland Mason/Roger Rash as accepted.** None opposed.

6. Roundtable Discussion

a. Montrose County

- i. **Roger Rash – Montrose County:** Airport Expansion Project: we fit it into two different parts and we are currently working through the financials to see if both parts are possible. The hotel at the Airport is still in the works. There are a lot of logistics, and it is still moving forward. Let everybody know Montrose County voted to hire Jon Waschbusch as County Manager.
- ii. **Barbara Bynum – City of Montrose:** Water Tower on the Top of Sunset Mesa should be filled in November. Woodgate Road realignment project is ending. A lot of street work, chip sealing etc. The construction on the police department continues on. The amphitheater is ahead of schedule and be completed this fall.

b. San Miguel

- i. **Kris Holstrom/Mike Bordogna – San Miguel County:** About done with Sheriff's annex in Norwood with a carrier neutral location and completed the renovation on the jail facility in Illium. We have been experiencing a lot of mudslides although we are happy for the rain. Sheamus Crock is the new Recovery Manager and is assisting in knowledge of grants and funding opportunities. Signed agreements with Tri-State and San Miguel Power Authority for completions of broadband IRUs. Sunnyside housing project will bring about 230 net-zero units o a yearly basis. Partnership with Telluride Foundation to develop 22 homes and going through the permitting on that with them and the Town of Norwood for construction next spring. Have been discussing bringing on a Housing Director/Consultant to start assisting in moving forward some of the potential housing projects. In the process of reforming San Miguel Housing Authority. San Miguel Basin Rodeo starts tomorrow.
- ii. **DeLanie Young – Town of Telluride:** We have had a citizen-initiated ordinance petition deemed sufficient, they are asking the Town to have it go to the ballot or get adopted to limit the number of short-term rentals allowed in town to 400. If it is your primary residence, you are not counted in that 400 and you are allowed a license. We had a work session at last meeting discussion the Town of Telluride opting out of County lodging tax and create our own lodging tax at 2% to discuss what that tax money would be used for. Hired design and build teams to start two projects that are being built for developments in Town. The EPA will be doing a remediation and clean-up adjacent to the Valley Floor starting on Monday. With trucks hauling material through town, minimum of 4 trucks each hour with the potential of up to 10 trucks. The EPA did not have good communication for this process.
- iii. **Jack Gilbride – Town of Mountain Village:** Making progress on 220-unit affordable housing project. Dealing with arranging construction loans for 42 additional units. We have started a housing department within the Town government, and we have hired a housing director who is responsible for developing community housing. We are continuing to make significant upgrades to cyber-security.

c. Gunnison County

- ii. **Jim Schmidt – Town of Crested Butte:** Solar farm in construction however, they are having problems getting materials and so it may become a 2022 project. We have some land for affordable housing with the first phase of that starting in Spring. Staff and majority of council are suggesting that we put a moratorium on Short-Term rentals. The last couple of years we have had about 15-17 people who were

short-term rentals that went off short term rentals and about 2/3s of that sold went back into short-term rentals. There is a 5% tax on short-term rentals that goes towards affordable housing and so if you limit the number of short-term rentals then you are limiting the revenue going towards affordable housing. Proposed has been a Community Preservation tax, a tax on second-homers, would be a \$10,000 flat fee, however, that would mean that a \$4 million 2nd home-owner would pay \$10,000 and an old-miner's shack "2nd home owner" would pay \$10,000. It would be dependent on how you define 2nd home owner.

- iii. **Jim Gelwicks – City of Gunnison:** Cattleman's days went off for it's 121st consecutive Rodeo. We started in person meals at the Senior Center at the beginning of the month with a celebration and 130 meals were served that first day. We have had some delays on some of our projects because of getting people together to get all the funding squared away. Presenting to Council this Tuesday is an update on Water and domestic water sustainability. Have discussed because of costs we are discussing sales tax to maintain roads and alleys. Our fire house that is in the city is leaking and there needs to be some major renovations and some sales tax would go to that and the Fire District would come up with the other portion. There are three potential major state-wide TABOR actions one is about property taxes and one of them is to cut property taxes by \$1 billion.
- iv. **Michael Bacani – Mt. Crested Butte:** Next week we are having a Town Hall dealing with Short-Term rentals everything from a moratorium or regulations. Like Telluride we have a large number of Short-Term rentals.
- i. **Roland Mason – Gunnison County:** We moved out of Stage 1 fire restrictions except for in the Marble Area. As far as taxes go May taxes were up 35% from the previous year and that was a record year last year. We are contemplating a reduction in square footage in LUR. Currently we allow 10,000 sq feet for a structure and a \$2,500 for an additional structure on a 35-acre lot. Contemplating moving that down significantly so that anything above 4,200 square feet would then go through a minor impact assessment through the LUR that allows for public input. Affordable housing project that rolled out, still in raw land, but that could bring 130-200 potential units that would be 2-2.5 miles outside of Crested Butte. Commissioner Houck was put on the Wolf Reintroduction Sub-Committee so if anyone has any questions about that they can reach out to him.

7. Next Meetings:

- a. BLF Committee Meeting: August 26, 2021, 10am
- b. Next Board Meeting: August 26, 2021, Noon-3pm
- c. AAA Regional Advisory Committee: September 10, 2021, 10am
- d. Executive Committee: September 23, 2021, Noon-3pm
- e. Gunnison Valley Regional Transportation Planning Region: Tentative September 30, 2021, 10am

8. Adjournment

Meeting adjourned at: 3:06 PM