

**MINUTES
CITY COUNCIL
CITY OF GREENWOOD VILLAGE, COLORADO
DECEMBER 21, 2009**

Regular Meeting

The City Council of the City of Greenwood Village met in a regular session in the Community Room at Greenwood Village City Hall, 6060 South Quebec Street, Greenwood Village, County of Arapahoe, State of Colorado, at 7:20 p.m., following a Study Session in which Council held a discussion regarding Public Financing and Public/Private Partnerships related to the east side of the Village Center, part IV, and heard an update from the South Metro Denver Chamber of Commerce.

Roll Call

There being present at the call of the roll the following persons:

Councilmembers: Jeff Roemer, Denise Rose, Gary Kramer, Ron Rakowsky, David Kerber, Gary Kleeman, Bette Todd, and Jerry Presley

Mayor Sharpe, presiding, declared a quorum present.

Also Present: City Manager Jim Sanderson, City Attorney Kendra Carberry and various staff members.

Approval of Minutes – December 7, 2009

COUNCILMEMBER KLEEMAN MOVED TO APPROVE THE MINUTES OF THE REGULAR MEETING OF DECEMBER 7, 2009, AS SUBMITTED. Mayor Pro Tem Rakowsky seconded and the motion was passed by a unanimous voice vote.

Public Comment

Mr. Mark Crowley gave an update of the Greenwood Village Chamber of Commerce. He spoke regarding a request by the businesses at the Arapahoe Marketplace shopping center for a possible variance to the Greenwood Village sign code to allow businesses to use a wider variety of signage to attract customers and new business.

Study Session – Continued

Update of the South Metro Denver Chamber of Commerce

Mr. John Brackney, President and CEO of the South Metro Denver Chamber of Commerce gave an update of the Chamber.

He presented Council with a copy of the South Metro Denver Chamber of Commerce's quarterly magazine.

Ms. Elyse Feldman spoke regarding the business model changes over the last two years. She gave an overview of the role the Chamber plays for member businesses.

Discussion and Staff Direction regarding Public Financing and Public/Private Partnership Related to the East Side of the Village Center – Part IV (Continued)

Mr. Daniel Guimond continued the discussion regarding the public financing.

He spoke about the financial feasibility of public financing, including recovering costs, having a competitive level of return and a return commensurate with risks.

Councilmember Kerber left the Community Room at 8:00 p.m.

Councilmember Kerber returned at 8:03 p.m.

Mr. David Schwartz spoke to Council regarding the options available to utilize the city-owned land parcel from selling the land to the developer, investing the land in a project to become a minority investor, swap the land in exchange for something else, or leave it as it is.

There was a discussion regarding the parking situation and how the spaces would be divided.

Mayor recessed the meeting at 8:25 pm.

Mayor reconvened the meeting at 8:32 pm.

Mr. Walter “Buz” Koelbel spoke to Council and encouraged them to create a Downtown Development Authority. He gave an overview of why he felt the DDA was a viable option for the Village to encourage development and draw developers to the Village Center rather than RidgeGate to the south or Belleview Station to the north.

Reports of Officers-Boards-Committees

There were no reports.

There was lengthy discussion regarding whether or not to have the following discussion in Executive Session or Regular Session.

Request for Executive Session to determine positions relative to matters that may be subject to negotiations, develop a strategy for negotiations, and/or instruct negotiators, pursuant to C.R.S. § 24-6-402(4)(e), regarding development of the east side of the Village Center

MAYOR PRO TEM RAKOWSKY MOVED TO HOLD AN EXECUTIVE SESSION TO DETERMINE POSITIONS RELATIVE TO MATTERS THAT MAY BE SUBJECT TO

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NEGOTIATIONS, DEVELOP A STRATEGY FOR NEGOTIATIONS, AND/OR INSTRUCT NEGOTIATORS, PURSUANT TO C.R.S. § 24-6-402(4)(e), REGARDING DEVELOPMENT OF THE EAST SIDE OF THE VILLAGE CENTER. Councilmember Kleeman seconded and the motion was passed with six Councilmembers voting yes and Councilmembers Kramer and Todd voting no in a voice vote.

City Council convened into Executive Session at 9:10 p.m.

City Council reconvened into Regular Session at 10:32 p.m.

Motion to Extend the Meeting Past 10:30 p.m.

MAYOR PRO TEM RAKOWSKY MOVED TO EXTEND THE MEETING PAST 10:30 P.M. Councilmember Rose seconded and the motion was passed by a unanimous voice vote.

Motion to Reconvene into Executive Session

COUNCILMEMBER TODD MOVED TO RECONVENE INTO EXECUTIVE SESSION. Councilmember Kramer seconded and the motion was passed by a unanimous voice vote.

City Council reconvened into Executive Session at 10:35 p.m.

City Council reconvened into Regular Session at 10:57 p.m.

Adjournment

COUNCILMEMBER PRESLEY MOVED TO ADJOURN FROM THE REGULAR SESSION. Councilmember Kleeman seconded and the motion was passed by a unanimous voice vote. There being no further business to come before the Council, the regular meeting was adjourned at 10:59 p.m.

Nancy N. Sharpe
Mayor

ATTEST:

Susan M. Phillips, MMC
City Clerk