



**Town of Castle Rock Festival Park
Commons General Improvement District
Meeting Minutes - Draft**

BOARD OF DIRECTORS:
Jason Gray, Chair
Kevin Bracken, Vice Chair
Ryan Hollingshead
Laura Cavey
Desiree LaFleur
Max Brooks
Tim Dietz

Tuesday, October 17, 2023

6:00 PM

Town Hall Council Chambers
100 N. Wilcox Street
Castle Rock, CO 80104

This meeting is open to the public. Three or more Council members may also attend this meeting, during which the items listed herein will be discussed

CALL TO ORDER / ROLL CALL

Called to order at 7:38 pm.

Present 7 - Chair Gray, Vice Chair Bracken, Boardmember Hollingshead, Boardmember Cavey, Boardmember LaFleur, Boardmember Brooks, Boardmember Dietz

ACTION ITEMS

[FPC MIN
2023-001](#)

Minutes: Approval of the September 20, 2022 Minutes

Moved by Boardmember Cavey, seconded by Boardmember Hollingshead, to Approve FPC GID Minutes FPC MIN 2023-001 as presented. The motion passed by a vote of:

Yes: 7 - Gray, Bracken, Cavey, LaFleur, Hollingshead, Brooks, Dietz

[FPC RESO
2023-001](#)

Pete Mangers, Assistant Director - Budget & Revenue, presented the item stating they currently have a 45 mill levy used to pay back bonds for the public parking in the garage.

Boardmember Dietz asked who pays the 45 mills. Mangers stated it is paid by the business property owners and residents in the Encore building.

David Corliss, Town Manager, explained that when the redevelopment was discussed, the Town agreed to put in land and a revenue sharing program for property and sales tax, but required the development generate revenue to pay for the 308 public parking spaces to avoid taking money from the Town general fund or transportation fund. Revenue to pay this is from a portion of the property tax, a portion of the sales tax revenue, a PIF public improvement fee, and the general improvement district property tax. The Town pays the HOA dues for the public parking spaces to help maintain the parking garage.

Citizens that addressed Council:

Adrian Sweeney, resident of Encore, stated he did his due diligence before he purchased his unit. He would like to be able to inspect the four budgets that are involved. Corliss stated staff will get that information to him.

Chuck, resident of Encore, stated it is the largest line item on his property taxes - more than schools.

David Corliss, Town Manager, stated once they pay off the COP's the mill levy will go away.

Moved by Boardmember Brooks, seconded by Vice Chair Bracken, to Approve FPC GID Resolution FPC RESO 2023-001 as presented. The motion passed by a vote of:

Yes: 7 - Gray, Bracken, Hollingshead, Cavey, LaFleur, Brooks, Dietz

[FPC RESO
2023-002](#)

Resolution Levying General Property Taxes for the Town of Castle Rock Festival Park Commons General Improvement District for the Year 2023, to be Collected in 2024

Pete Managers, Assistant Director - Budget & Revenue, presented the item.

No public comment.

Vice Chair Bracken reminded citizens that it cost \$10M to build the parking spaces, and that we will have similar items for the Dawson project.

Boardmember Brooks stated it is similar to his metro district that he has to pay which is about double of what he pays the schools.

Moved by Boardmember Cavey, seconded by Vice Chair Bracken, to Approve FPC GID Resolution FPC RESO 2023-002 as presented. The motion passed by a vote of:

Yes: 7 - Gray, Bracken, Hollingshead, Cavey, LaFleur, Brooks, Dietz

ADJOURN

Moved by Boardmember Cavey, seconded by Boardmember Hollingshead, to Adjourn. The motion passed by a vote of:

Yes: 7 - Gray, Bracken, Hollingshead, Cavey, LaFleur, Brooks, Dietz

The meeting Adjourned at 7:53 pm.



Lisa Anderson, Town Clerk