Where are we.....

1. What is “it”
   - The library District – locations and services
   - How it will be transferred

2. Create District
   - City Council decision
   - County Commissioners decision
   - Appoint Board of Trustees

3. Funding
   - Ballot measure
   - Voter decision on funding

1.A. LDAC Recommendations

1.B. City drafts a starting IGA

Community Engagement

- Boundaries & Services & Resulting Mill Levy
- Big asset transfers & Contract for services & Board of Trustee #s

Other things to know about
- Contracting for services – HR, payroll, IT
- Equity

Campaigning
Library District Advisory Committee Meeting

December 8, 2021
Follow-up: Nov. 29, 2021 LDAC Questions

• Boulder County response to library district boundary lines.
• Special district collection/use of Impact Fees.

To be covered in the 12/8 presentation
• Grounds maintenance benchmarking or cost “actuals”
• Tax relief options used by other districts.
• Example of relative impacts on business of property tax increases.
A library district:

• is a political subdivision of the state & has only those powers that are expressly granted to it by the Colorado Constitution or the General Assembly.

• does not have explicit authority to impose an impact fee. It is unlikely a district has implied authority to do so because implied authority is limited to carrying out the express powers granted to the district.

There are equity issues with collecting an impact fee in this case because the impact fee would only apply to properties in the city limits.

State Impact Fee statute only allows a state or county to impose an impact fee on behalf of another government for fire or emergency services.

*An impact fee is typically a one-time payment imposed by a local government on a property developer. The fee is meant to offset the financial impact a new development places on public infrastructure.
Dec. 8, 2021 LDAC Meeting Outcomes

Staff Presentation:
- How a district fits into/connects to BVCP and Civic Area Plan.
- Staff proposal about contracting for services with City for facilities, grounds & parking maintenance during transition years.
- Library service & taxing equity considerations

LDAC provide input:
- Development of criteria related to transition & the Common Interest Community Agreement.
- Additional equity concepts for Council’s consideration.
Boulder Valley Comprehensive Plan & Civic Area Master Plan

Sustainability + Resilience Framework

- Environmentally Sustainable Community
- Safe Community
- Economically Vital Community
- Good Governance
- Livable Community
- Accessible & Connected Community
- Healthy & Socially Thriving Community

Boulder Valley Comprehensive Plan

- Budgeting Framework
- Department Strategic/Master Plans
- Subcommunity & Area Plans

- Operating Budget
- Capital Improvement Program (CIP)
- Development Standards & Zoning
2.20 Role of the Central Area

Boulder’s Central Area will continue as the regional service center of the Boulder Valley for office, retail, financial, governmental, civic, cultural and university activities. As such, it will remain the primary activity center and focal point of the Boulder Valley. The Central Area includes distinct, interrelated centers such as the Downtown Business District, Civic Area, University Hill and Boulder Valley Regional Center. It also includes the University of Colorado Main Campus and Canyon Boulevard-Cultural Corridor. A variety of land uses surround the centers and complete streets and multimodal transportation alternatives provide direct connections between them.

The Central Broadway Corridor Design Framework ("Framework") focuses on the five key activity centers along the central stretch of Broadway (University Hill/CU, the Civic Area, Downtown, the Alpine-Balsam site and Boulder County's Broadway and Iris site). With a focus on physical form and character, systems, community experiences and services and some housing, the Framework identifies opportunities to strengthen existing assets and opportunities to fill gaps and address challenges along the corridor and in the centers.

Legend
- Blue: Pedestrian Mall
- Green: Gateway
- Orange: Macomb Panels
- Red: Existing Parks & Open Space
- Yellow: Existing Agriculture
- Purple: Opportunity Sites
- Gray: Trend & Mobility Enhancements
- Pink: Water Supply & Green Infrastructure
- Blue: Improve Bike/Path Experience
- Green: Improve East-West Connectivity

Figure 3-5c: Central Broadway Corridor Design Framework Diagram
Boulder’s Civic Area: West Bookend
**Staff Proposal: Contract with City for Facilities & Grounds Maintenance**

City’s interest is to discontinue library-specific support services as efficiently, practically, & quickly as possible.

**MAIN LIBRARY**

- The City owns the land,
- The Library District uses and shares the land, and
- The Library District will pay its fair share.

**Common-Interest Community Agreement will dictate transition/ongoing cooperation:**

- Set standards for grounds & playground maintenance. It makes sense for the City & district to partner on these elements so the district doesn’t have to hire its own inspectors, etc. for 1 or 2 sites.
- Define the “Main Library environs” & map out “intended uses” of elements in the environs to determine how the responsibilities will be shared & the district’s share of the cost. Include how to address: under Main Library Bridge, Labyrinth, playground, public restroom, etc.
- Define shared maintenance of Muni campus community parking lots & “pit” parking
Staff Proposal: Contract with City for Facilities & Grounds Maintenance

NEW NORTH BOULDER BRANCH LIBRARY
• “New north Boulder library environs” need to be defined.
• Library District will pay to maintain parking lot & grounds.

GEORGE REYNOLDS BRANCH LIBRARY & CARNEGIE LIBRARY FOR LOCAL HISTORY
• Library District will pay to maintain grounds
• Library District will pay to maintain Reynolds Branch parking lot
Grounds estimates based on 2018 - 2020 actual costs & translate to $2 to 3 / sq. ft. annually.

<table>
<thead>
<tr>
<th>Library</th>
<th>Staff Hours</th>
<th>Grounds</th>
<th>Parking</th>
</tr>
</thead>
<tbody>
<tr>
<td>Main Library</td>
<td>1,868</td>
<td>$125,000 to $225,000</td>
<td>TBD</td>
</tr>
<tr>
<td>George Reynolds Branch Library</td>
<td>700 to 850</td>
<td>$60,000</td>
<td>TBD</td>
</tr>
<tr>
<td>New North Boulder Branch Library</td>
<td>995 to 1,325</td>
<td>$90,000</td>
<td>TBD</td>
</tr>
<tr>
<td>Carnegie Library for Local History</td>
<td>350</td>
<td>$30,000</td>
<td>No lot</td>
</tr>
<tr>
<td>Meadows Branch Library *</td>
<td>0</td>
<td>$17,000 **</td>
<td>Included in CAM</td>
</tr>
<tr>
<td>NoBo Corner Library*</td>
<td>0</td>
<td>0</td>
<td>No lot</td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td><strong>3,913 to 4,393</strong></td>
<td><strong>$322,000 to $422,000</strong></td>
<td>TBD</td>
</tr>
</tbody>
</table>

*Leased facility.
**The library pays Common Area Maintenance (CAM) fees to the Meadows landlord for maintenance of the parking lot and grounds. 2021 actual cost. Please note that Meadows CAM charges are already covered in the District budget modelling.
Library District Budget: Grounds & Parking Maintenance Impact

- Grounds & parking maintenance is not included in the Library District budget model. Current low-end w/o parking = $322,000

- For the current Library District boundary:
  - each 1 mill generates approximately $5.1 million annually,
    - each 0.1 mill generates $510,000
    - each 0.01 mill generates $51,000.

- 0.063 mills is required to cover the low end of grounds maintenance
Common-Interest Community Agreements

• Created pursuant to the Colorado Common Interest Ownership Act.
• Results in the subdivision of land in three dimensions
• A map is created that separates real estate into units, common elements, and limited common elements.
• Declaration – Agreement
  • Governance and Management
  • Maintenance Responsibilities
  • Insurance, taxation, and Assessments
  • Subdivision and expansion
  • Uses and Use limitation
  • Easements and Access
  • Dispute Resolution
DRAFT LDAC Recommendation: Common-Interest Community Agreement Criteria

LDAC recommends the IGA include that a CCIOA agreement between the City of Boulder and the Library District for the shared parking lots & the grounds surrounding the Main Library address the following concepts (in no priority order):

• The Library District will actively participate as a stakeholder in the City’s efforts to implement the Civic Area Master Plan for those areas most directly impacting library patrons.

• Future decisions by the Library District for the Main Library building will be in alignment with the Boulder Valley Comprehensive Plan and the Civic Area Master Plan.

• The City and Library District will collaborate on any expansion decisions that impact the Main Library and library patrons.

• Recognize and continue to support the longstanding community desire to have a main library in the downtown area, that mutually benefits the City and library patrons.

• The Main Library should be accessible to all (i.e. those who drive themselves, walk, bike, or take public transportation, those who are ambulatory and non-ambulatory, etc.).
**Equity: Library Programs & Services**

**FACILITIES**
- NoBo Branch Library location chosen for adjacency to low-income manufactured home community.
- All modes of access now – car, transit, walk, sighted/not, ambulatory/not, etc.
- Restrooms for All @ Main Library.

**POLICIES**
- No late fines charged on past due BPL materials.
- Library card are issued to patrons without proof of address.

**PROGRAMS**
- Master Plan: Outreach goals
- Boulder Reads Adult Literacy Program (relocating to NoBo Branch)
- Reading Buddies & Book Rich Environments youth literacy programs
- Referral services to the unhoused community members
- Conversations in English
- Career Online Highschool
Equity: Library Administration

- City compensation structure is based upon the living wage established by City Council per the Colorado Self-Sufficiency Standards.
- The Library’s Equity, Diversity, & Inclusion (EDI) Team is working with a consultant to establish hiring, recruitment, retention guidelines to improve equity.
- City purchasing policy requires that certain contract service providers pay their employees a living wage.

<table>
<thead>
<tr>
<th>Library Salary Information 2021</th>
<th>Boulder Housing Cost Estimates 2021*</th>
</tr>
</thead>
<tbody>
<tr>
<td>Average Library employee salary</td>
<td>Average Boulder Rent 2 Bedroom Apartment</td>
</tr>
<tr>
<td>$53,069</td>
<td>$1,500/per month $18,000/per year</td>
</tr>
<tr>
<td>Median Library employee salary</td>
<td>Average rental housing cost % of average/median income</td>
</tr>
<tr>
<td>$44,270</td>
<td>34% to 41%</td>
</tr>
</tbody>
</table>

* From Rent.com
Library District Budget: Increase Staff Wages Impact

Increase the median salary to current average annual salary from $44,000 to $53,000

**Total annual cost estimate = $400,000**

• For the current Library District boundary:
  • each 1 mill generates approximately $5.1 million annually,
  • each 0.1 mill generates $510,000
  • each 0.01 mill generates $51,000.

0.08 mills is required to cover the annual wage increase
**Equity: Economic Perspective**

Sustainable funding is needed for the library to continue to expand programs to the underserved & to pay employees a living wage.

- Sales tax is regressive shifting to property tax is a step toward economic equity & proposed library district boundary includes more people directly contribute to the cost of library services.
- State law requires that proceeds of all taxes imposed by a Library District be used only for library purposes.
- The Colorado Constitution requires all governmental entities including a Library District to impose taxes uniformly.
  - The state runs a Property Tax Deferral Program for Seniors and Active Military Personnel and other programs for disabled veterans.
## Current Mill Rates - Colorado Library Districts

<table>
<thead>
<tr>
<th>Jurisdiction</th>
<th>County</th>
<th>Mill Levy</th>
</tr>
</thead>
<tbody>
<tr>
<td>Arapahoe Library District</td>
<td>Arapahoe</td>
<td>5.875</td>
</tr>
<tr>
<td>Douglas County Public Library District</td>
<td>Douglas</td>
<td>4.000</td>
</tr>
<tr>
<td>Estes Valley Public Library District</td>
<td>Larimer</td>
<td>4.536</td>
</tr>
<tr>
<td>High Plains Library District</td>
<td>Boulder</td>
<td>3.249</td>
</tr>
<tr>
<td>Jefferson County Library</td>
<td>Jefferson</td>
<td>4.500</td>
</tr>
<tr>
<td>Lyons Public Library District</td>
<td>Boulder</td>
<td>5.850</td>
</tr>
<tr>
<td>Nederland Community Library District*</td>
<td>Boulder</td>
<td>4.400</td>
</tr>
<tr>
<td>Pikes Peak Library District [Colorado Springs]</td>
<td>El Paso</td>
<td>3.934</td>
</tr>
<tr>
<td>Poudre River Library District [Fort Collins]</td>
<td>Larimer</td>
<td>3.000</td>
</tr>
<tr>
<td>Pueblo City-County Library District</td>
<td>Pueblo</td>
<td>5.889</td>
</tr>
</tbody>
</table>

* Nederland has an additional 2.015 Mill for a Bond issue bringing their actual mill rate to 6.415

Tax Impact Example Slides

- Renter
- Affordable Housing
- Small Business
- Gunbarrel Property Tax Bill
- City of Boulder Property Tax Bill
Tax Impact: Renter Example

2 Bedroom apartment in 4-unit apartment building
- **Average monthly rent**: $1,500 + utilities = $1,750 per month.
- **Taxable value of entire building**: $1.8M = $468 annually in library district property tax.

Tax increase divided between 4-units equates to:
- $117 annually for each tenant
- $9.75 per month increase in rent
- 0.0055% increase or half of 1% increase
Tax Impact: Affordable Housing

• Boulder Housing Partner sites are not assessed property tax.
• Fixed affordable units are taxed at fixed value.
  • House A. market rate valued at $1M.
  • House B. fixed affordable valued at $280,000. Property tax assessed on fixed value.
Tax Impact: Small Business Example

A Baseline Road Mall-Type Address
- 1,315 sq. ft. retail space in 99,000 sq. ft. commercial building
- Valued at $38.6 M
- Total library district property tax = $41,417 annually

Tenant Costs for a Small Business Owner
- Rent $32 plus $21 NNN (triple net lease)*/ sq. ft.
- Annual rent = $42,080
- Annual NNN cost = $27,785
- Total annual cost = $69,865 (rent, tax, maintenance, utilities)

Library district property tax increase = 1.3 % of building value & equates to:
- $538 annually
- $44.80 per month,
- 0.07 % increase or ¾ of 1%

* A triple net lease (triple-net or NNN) is a lease agreement on a property whereby the tenant or lessee promises to pay all the expenses of the property including real estate taxes, building insurance, & maintenance.
Tax Impact: Small Businesses

- 50% of all small businesses are home based.
- Roughly 10% of small businesses own their own building.
- 40% lease. Lease payments are 100% deductible creating a tax advantage.

- The State of Colorado charges a business tax on all consumable goods, but a home-based business is primarily taxed at a residential property tax rate.
- Buying buildings limits the flexibility of a business to shrink or grow with the vicissitudes of the economy.
- If you are sure your business is going to be in the same spot for roughly 7 years, it probably makes sense for you to buy property if you have the financial wherewithal to do so. Examples: McGuckins, Brasserie TenTen
### Example Residential Property Tax Bill: Unincorporated Gunbarrel

<table>
<thead>
<tr>
<th>Authority</th>
<th>Authority Id</th>
<th>Mill Levy</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>BOULDER COUNTY GENERAL OPER</td>
<td>010001</td>
<td>20.0870000</td>
<td>$859.73</td>
</tr>
<tr>
<td>BOULDER COUNTY ROAD &amp; BRIDG</td>
<td>010002</td>
<td>0.1860000</td>
<td>$7.96</td>
</tr>
<tr>
<td>BOULDER COUNTY PUBLIC WELFA</td>
<td>010003</td>
<td>1.0020000</td>
<td>$42.89</td>
</tr>
<tr>
<td>BOULDER COUNTY DEVEL DISABI</td>
<td>010007</td>
<td>1.0000000</td>
<td>$42.80</td>
</tr>
<tr>
<td>BOULDER COUNTY CAPITAL EXPE</td>
<td>010009</td>
<td>0.8620000</td>
<td>$36.89</td>
</tr>
<tr>
<td>BOULDER COUNTY REFUND ABATE</td>
<td>010011</td>
<td>0.1260000</td>
<td>$5.39</td>
</tr>
<tr>
<td>BOULDER COUNTY HEALTH &amp; HUM</td>
<td>010021</td>
<td>0.6080000</td>
<td>$26.02</td>
</tr>
<tr>
<td>BOULDER CO TEMP HS SAFETY N</td>
<td>010022</td>
<td>0.9000000</td>
<td>$38.52</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 GENERAL</td>
<td>020201</td>
<td>25.0230000</td>
<td>$1,070.99</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 BOND RED</td>
<td>020202</td>
<td>7.8100000</td>
<td>$334.27</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 OVERRIDE</td>
<td>020206</td>
<td>10.2530000</td>
<td>$438.83</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 ABATEMEN</td>
<td>020207</td>
<td>0.3150000</td>
<td>$13.48</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 TRANSPOR</td>
<td>020208</td>
<td>0.9920000</td>
<td>$42.46</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 CAP CONS</td>
<td>020209</td>
<td>4.0000000</td>
<td>$171.20</td>
</tr>
<tr>
<td>NORTHERN COLO WATER CONTRAC</td>
<td>051201</td>
<td>1.0000000</td>
<td>$42.80</td>
</tr>
<tr>
<td>URBAN DRAIN &amp; FLOOD CTRL GE</td>
<td>051801</td>
<td>0.9000000</td>
<td>$38.52</td>
</tr>
<tr>
<td>BOULDER RURAL FPD GENERAL O</td>
<td>062201</td>
<td>15.7470000</td>
<td>$673.97</td>
</tr>
<tr>
<td>Taxes Billed 2020</td>
<td></td>
<td>90.8110000</td>
<td>$3,886.72</td>
</tr>
</tbody>
</table>

* Credit Levy

**Property Value = $674,000**

**Total Library District Property Tax = $175 annually**
Gunbarrel Home: Residential Property Tax Breakdown

- Library District: 27%
- County: 4%
- School District: 17%
- School District: 2%
- Water & Drainage: 4%
- Fire: 53%
**Example Residential Property Tax Bill:**
City of Boulder

<table>
<thead>
<tr>
<th>Authority</th>
<th>Authority Id</th>
<th>Mill Levy</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>BOULDER COUNTY GENERAL OPER</td>
<td>010001</td>
<td>20.0870000</td>
<td>$1,734.24</td>
</tr>
<tr>
<td>BOULDER COUNTY ROAD &amp; BRIDG</td>
<td>010002</td>
<td>0.1860000</td>
<td>$16.06</td>
</tr>
<tr>
<td>BOULDER COUNTY PUBLIC WELFA</td>
<td>010003</td>
<td>1.0020000</td>
<td>$86.51</td>
</tr>
<tr>
<td>BOULDER COUNTY DEVEL DISABI</td>
<td>010007</td>
<td>1.0000000</td>
<td>$86.34</td>
</tr>
<tr>
<td>BOULDER COUNTY CAPITAL EXPE</td>
<td>010009</td>
<td>0.8620000</td>
<td>$74.42</td>
</tr>
<tr>
<td>BOULDER COUNTY REFUND ABATE</td>
<td>010011</td>
<td>0.1260000</td>
<td>$10.88</td>
</tr>
<tr>
<td>BOULDER COUNTY HEALTH &amp; HUM</td>
<td>010021</td>
<td>0.6080000</td>
<td>$52.49</td>
</tr>
<tr>
<td>BOULDER CO TEMP HS SAFETY N</td>
<td>010022</td>
<td>0.9000000</td>
<td>$77.70</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 GENERAL</td>
<td>020201</td>
<td>25.0230000*</td>
<td>$2,160.41</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 BOND RED</td>
<td>020202</td>
<td>7.8100000</td>
<td>$674.29</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 OVERRIDE</td>
<td>020206</td>
<td>10.2530000</td>
<td>$885.21</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 ABATEMEN</td>
<td>020207</td>
<td>0.3150000</td>
<td>$27.20</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 TRANSPOR</td>
<td>020208</td>
<td>0.9920000</td>
<td>$85.65</td>
</tr>
<tr>
<td>BOULDER VALLEY RE2 CAP CONS</td>
<td>020209</td>
<td>4.0000000</td>
<td>$345.35</td>
</tr>
<tr>
<td>CITY OF BOULDER GENERAL OPE</td>
<td>030101</td>
<td>8.7480000</td>
<td>$755.28</td>
</tr>
<tr>
<td>CITY OF BOULDER OTHER</td>
<td>030103</td>
<td>3.2330000</td>
<td>$279.13</td>
</tr>
<tr>
<td>NORTHERN COLO WATER CONTRAC</td>
<td>051201</td>
<td>1.0000000</td>
<td>$86.34</td>
</tr>
<tr>
<td>URBAN DRAIN &amp; FLOOD CTRL GE</td>
<td>051801</td>
<td>0.9000000</td>
<td>$77.70</td>
</tr>
<tr>
<td>Taxes Billed 2020</td>
<td></td>
<td>87.0450000</td>
<td>$7,515.20</td>
</tr>
</tbody>
</table>

*Property Value = $1.42M
Total Library District Property Tax = $364 annually
Boulder Home: Residential Property Tax Breakdown

- **Library District**: 2% of total
- **County**: 4% of total
- **School District**: 27% of total
- **City of Boulder**: 13% of total
- **Water and Drainage**: 53% of total
INTERGOVERNMENTAL AGREEMENT AMONG
THE BOULDER LIBRARY DISTRICT,
THE CITY OF BOULDER,
AND
THE COUNTY OF BOULDER

AGREEMENT

ARTICLE I: OBLIGATIONS OF THE BOULDER LIBRARY DISTRICT, THE CITY OF BOULDER, AND THE COUNTY OF BOULDER

Section 1.1

The Boulder Valley Comprehensive Plan (BVCP) is a jointly adopted plan of the City of Boulder (City) and the County of Boulder (County) that covers the entire City of Boulder incorporated area, and that portion of the unincorporated County within the boundaries of the defined Boulder Valley.

The BVCP guides decisions about growth, development, preservation, environmental protection, economic development, affordable housing, culture and arts, urban design, neighborhood character and transportation.

The BVCP policies and sustainability principles inform decisions about the manner in which urban services are to be provided, such as police, fire, emergency medical services, water utilities, flood control, transportation and human services, including library services.

The Parties agree to actively collaborate in supporting and implementing BVCP policies and sustainability principles relevant to library services and programs.

Section 1.2

In recognition of the former City of Boulder Public Library’s (BPL) longstanding role as a cornerstone for the community’s social, cultural and economic quality of life, the parties agree that the Boulder Library District (Library District) shall be identified as a partner in the BVCP in Section 1, Intergovernmental Cooperation & Growth Management.

Consistent with BVCP Policy 1.01, Regional and Statewide Cooperation, the parties shall actively pursue cooperative planning opportunities, intergovernmental agreements, broader information exchange and communication, collaborative initiatives, and closer cooperation with each other and with other entities in the region and state.

The City and County shall actively engage with and consult with the Library District during updates to the BVCP.
Section 1.3

The Library District embraces the BVCP Sustainability Principles as adopted by the City and the County, and commits to continuing its important role in social sustainability. The former City of Boulder Public Library has been a leader in social sustainability by providing free library services that allow community members of all incomes, ages, and backgrounds to stand on equal footing with regard to information access. The BPL has also served as a community center, providing services for a wide variety of public gatherings and cultural events. The Library District will continue this legacy.

In particular, the Library District will strive to promote a healthy community and address social, cultural, racial and ethnic inequities by respecting and valuing cultural, social, racial and ethnic diversity and providing infrastructure and services that will encourage all diverse communities to both prosper and connect to the larger community.

Section 1.4

The Parties acknowledge and agree that the following policies included in the BVCP have particular relevance to library services and programs and the relationship between the Library District, the City and the County. The Parties agree that these policies will serve as guiding principles in implementation of this Agreement, and in any initiatives, projects, negotiations and interactions among the Parties and their partners. [Appendix ___ contains the full, current language. Policies below are indexed by page number in the BVCP and policy number].

P. 24 1.01 Regional and Statewide Cooperation
P. 46 2.20 Role of the Central Area
P. 69 5.02 Regional Job Center
P. 70 5.05 Support for Local Business & Business Retention
      5.06 Affordable Business Space & Diverse Employment Base
P. 71 5.08 Funding City Services & Urban Infrastructure
      5.10 Role of Arts, Cultural, Historic & Parks & Recreation Amenities
P. 72 5.17 Partnerships to Support Economic Vitality Goals
P. 73 5.18 Support for the University of Colorado & Federal Labs
      5.19 Diverse Workforce, Education & Training
      5.20 Support for Living Wage
P. 75 6.02 Equitable Transportation
P. 77 6.08 Accessibility and Mobility for All
      6.09 Transportation Safety
P. 88 8.03 Equitable Distribution of Resources
P. 89 8.04 Addressing Community Deficiencies
      8.05 Diversity
      8.06 Mutual Respect
P. 91 8.13 Support for Community Facilities
P. 93 8.18 Libraries
      8.19 Information Resource/Community Center
      8.20 Education Resources
      8.21 Arts & Cultural Facilities
P.100 10.02 Community Engagement
P.101 10.03 Communication Capacity for Resilience
      10.04 Informed Community
      10.05 Support for Volunteerism
      10.06 Youth Engagement
Section 1.5

As noted in the BVCP, the City is known for its high-quality recreation and outdoor active-living facilities as well as its community resources. Core community amenities and assets in the form of facilities and infrastructure play an essential part in community and individual well-being. The quality of parks, libraries, trails and other community resources directly shape Boulder’s vibrancy, functionality and livability and contribute to important parts of the city’s community identity. Specific plans for community infrastructure and facilities are spelled out in master plans.

The BPL Commission endorsed, and the City accepted, the Boulder Public Library Master Plan in 2018. The Library District agrees to periodically update its Master Plan in collaboration with the City and the County. This includes: expanding the geographic purview to include all land within the boundaries of the Library District; the use of relevant economic and demographic data and projections developed by the City and County; robust community engagement as defined in BVCP policy 10.02; referral of drafts for comment to appropriate City and County departments and boards; and acceptance by the City and County.
APPENDIX ___

BVCP POLICIES RELEVANT TO IGA BETWEEN THE BOULDER LIBRARY DISTRICT, THE CITY OF BOULDER, AND THE COUNTY OF BOULDER

P. 24
1.01 Regional & Statewide Cooperation
Intergovernmental Cooperation
Therefore, the city and county will actively pursue cooperative planning opportunities, intergovernmental agreements, broader information exchange and communication, collaborative initiatives and closer cooperation with each other and with other entities in the region and state. This may include other cities, counties, unincorporated communities, the region and state. This may include other cities, counties, unincorporated communities, the University of Colorado, the school districts, regional organizations and other policymaking bodies. These entities will be encouraged to identify and address issues of shared concern for which a multi-jurisdictional perspective can best achieve mutually beneficial solutions.

P. 46
2.20 Role of the Central Area
Boulder’s Central Area will continue as the regional service center of the Boulder Valley for office, retail, financial, governmental, civic, cultural and university activities. As such, it will remain the primary activity center and focal point of the Boulder Valley. The Central Area includes distinct, interrelated centers such as the Downtown Business District, Civic Area, University Hill and Boulder Valley Regional Center. It also includes the University of Colorado Main Campus and Canyon Boulevard Cultural Corridor. A variety of land uses surround the centers and complete streets and multimodal transportation alternatives provide direct connections between them.

P. 69
5.02 Regional Job Center
The city supports strategies that recognize Boulder’s continued role as a regional job center, consistent with economic sustainability goals and projected employment growth. The city and county recognize the importance of regional planning and partnerships for housing and transportation and will continue to address impacts on housing affordability and transportation related to their role as a regional job center.

P. 70
5.05 Support for Local Business & Business Retention
The city and county value the diverse mix of existing businesses, including primary and secondary employers of different sizes, in the local economy. Nurturing, supporting and maintaining a positive climate for the retention of existing businesses and jobs is a priority. The city recognizes the vital role of small, local and independent businesses and non-profits that serve the community and will balance needs of redevelopment in certain areas with strategies that minimize displacement of existing businesses and create opportunities for startups and growing businesses. The city will continue to proactively analyze trends in market forces to shape its activities, plans and policies regarding local business and business retention. The city and county will consider the projected needs of businesses and their respective employees, such as commercial and office space, when planning for transportation infrastructure, programs and housing.

5.06 Affordable Business Space & Diverse Employment Base
The city and county will further explore and identify methods to better support businesses and non-profits that provide direct services to residents and local businesses by addressing rising costs of doing business in the city, including the cost of commercial space. The city will consider strategies, regulations, policies or new programs to maintain a range of options to support a diverse workforce and employment base and take into account innovations and the changing nature of the workplace.
5.08 Funding City Services & Urban Infrastructure
The city will encourage a strong sustainable economy to generate revenue to fund quality city services and recognizes that urban infrastructure, facilities, services and amenities are important to the quality of life of residents, employees and visitors to the community. A strong and complete local and regional multimodal transportation system and transportation demand management programs are essential to a thriving economy, as they offer options for commuters, help attract and retain key businesses, employers and visitors and provide regional access to global markets. The city will continue to plan for and invest in urban amenities and infrastructure (e.g., bike paths, parks, shared and managed parking, public spaces, quality gathering places, cultural destinations and public art) as well as community services (e.g., open space and mountain parks, high speed internet, fire-rescue, public safety and senior services.

5.10 Role of Arts, Cultural, Historic & Parks & Recreation Amenities
The city and county recognize arts and culture, historic, and parks and recreation amenities as important contributors to the city’s economic vitality and quality of life. The city and county will work to support and, as appropriate, enhance the resiliency, sustainability and innovation of arts, cultural, historic, and parks and recreation amenities so they continue to contribute to the economic vitality of the community, provide unique offerings and foster meaningful connections to Boulder among its residents, workforce and visitors.

5.17 Partnerships to Support Economic Vitality Goals
The efforts of the city, county and the private sector to enhance the economic prosperity of the community are directly and indirectly supported by many organizations and entities. The city and county work in partnership with a number of organizations, including but not limited to the Boulder Chamber, Boulder Convention and Visitors Bureau, Boulder Economic Council, the Boulder Independent Business Alliance, Boulder Small Business Development Center, Boulder Valley School District, CO-LABS, Downtown Boulder Partnership, Innosphere, Latino Chamber of Boulder County, the University of Colorado and other diverse and emerging groups to support economic vitality goals. The city and county acknowledge that although each of these organizations and entities has an independent focus, their work contributes to the overall quality of life enjoyed within the community.

5.18 Support for the University of Colorado & Federal Labs
The city and county understand the important role that federally funded labs and the University of Colorado play in the economy and will continue to work with state and federal elected officials to foster their important economic contribution. The city will take an active role in efforts to preserve the state and federal funding for these entities to ensure they remain in Boulder and will pursue mutually beneficial partnerships. The city recognizes the importance of having strong and thriving institutions for higher education and programs for continuing education and workforce training. The city supports the seminal role of the University of Colorado, a world-class research university, and the federal labs in business support technology transfer and tech startups. The city will work with the University of Colorado to further the community’s goals for sustainable urban form as university-owned land is developed or redeveloped.

5.19 Diverse Workforce, Education & Training
The city and county will encourage and support the Boulder Valley School District and post- secondary educational institutions to offer quality continuing education and technical training. The city will work with employers, educators and partners to support programs designed to help develop and attract workers in multiple fields with specialized skills and experience and foster a well- educated, highly skilled and creative workforce.
5.20 Support for Living Wage
In support of economic vitality and opportunities for all residents, the city and county will encourage all employers in the city and county to provide access to living wage, health care and transit passes to all workers.

P. 75

6.02 Equitable Transportation
The city and county will equitably distribute transportation investments and benefits in service of all community members, particularly vulnerable populations, ensuring that all people benefit from expanded mobility options. Providing more transportation options — like walking, biking, transit and shared options — in areas where people are more reliant on various modes will have a greater benefit to overall mobility. New transportation technologies and advanced mobility options provide Boulder with an opportunity to expand affordable transportation choices to those who need them the most, including those who cannot use existing fixed route transit such as service and shift workers.

P. 77

6.08 Accessibility and Mobility for All
The city and county will continue development of a complete all-mode transportation system accommodating all users, including people with mobility impairments, youth, older adults, non-English speakers and low-income persons. This will include increased support for mobility services for older adults and people with disabilities, reflecting the expected increases in these populations. Efforts should focus on giving people options to live well without a car and may include prioritizing affordable public transportation and transit passes, new technologies such as electric bikes, mobility services and prioritizing connections between multimodal transportation and affordable housing to facilitate affordable living.

6.09 Transportation Safety
The city and county recognize safety for people of all ages using any mode within the transportation system (i.e., walking, bicycling, transit riding and driving) as a fundamental goal. The city's and county's Vision Zero policies aim to eliminate traffic deaths and severe injuries involving people using all modes of travel, focusing on crash trends and mitigation strategies identified in the Safe Streets Boulder Report and on-going local, regional and statewide safety assessments. Improving travel safety is based on a holistic combination of the four E's: Engineering, Education, Enforcement, Evaluation and relies upon our whole community to keep people safe. To achieve Vision Zero, the four E's approach helps ensure we are addressing travel safety from all angles. This means dangerous travel behaviors, such as distracted and impaired travel, can be countered through enforcement efforts and safety education outreach, while engineering treatments and innovative street design can help prevent intersection conflicts for example. Applying all four E's is the most comprehensive way to help prevent crashes.

P. 88

8.03 Equitable Distribution of Resources
The city and county will work to ensure that human services are accessible, available and affordable to those most in need. The city and county will consider the impacts of policies and planning efforts on low- and moderate- income and special needs populations regardless of immigration status and ensure impacts and costs of sustainable decision-making do not unfairly burden any one geographic or socioeconomic group in the city. The city and county will consider ways to reduce the transportation burden for low-income, older adult and disabled populations regardless of immigration status and enable equal access to community infrastructure. The city recognizes that equitable access to employment opportunities is an important element to economic mobility.

P. 89

8.04 Addressing Community Deficiencies
The city and county will use community feedback in conjunction with robust data resources to identify barriers to development and provision of important basic human services and will work closely with community partners and non-profits to find solutions to critical deficiencies.
8.05 Diversity
The community values diversity as a source of strength and opportunity. The city and county will support inclusion of racial, ethnic, socioeconomic, and cultural diversity into physical, social, cultural and economic environments. Furthermore, the city and county will promote opportunities for community engagement and formal and informal representation of diverse community members in civic affairs. The city and county value, embrace and promote diversity in all of their hiring and employment practices.

8.06 Mutual Respect
The city and county value all residents and visitors and promote mutual respect. The city and county strive to ensure community members are safe from discrimination and physical violence.

P. 91
8.13 Support for Community Facilities
The city and county recognize the importance of educational, health, cultural and non-profit community agencies that provide vital services to the residents of the Boulder Valley and will work collaboratively with these agencies to reasonably accommodate their facility needs and consider location based on transportation accessibility or other needs.

P.93
8.18 Libraries
Library facilities and services of the Boulder Valley will be responsive to the needs of all populations, providing an adequate range of informational, educational and intellectual opportunities for all residents.

8.19 Information Resource/Community Center
The city will facilitate access to information through a variety of formats providing materials, technology and services to enhance the personal development of the community's residents. In its role as the community's public and civic information center, the library will provide venues for community group meetings and resources and services to meet the needs of the community's multicultural and special populations. Other community gathering spaces and information sources include the city and county websites, municipal buildings and recreation and senior centers.

8.20 Education Resources
The city will seek to provide educational, cultural and literacy resources and opportunities for the community. The city will develop and maintain resources to assist learners and students of all ages, including support for formal education programs, and provide public workspaces and independent learning resources. The city will develop collaborative relationships with community educational institutions and function as a research center for residents.

8.21 Arts & Cultural Facilities
The city and county recognize the ability of cultural facilities and activity to positively contribute to community members' well-being, sense of community and cultural understanding. The city and county will encourage the provision of venues and facilities for a wide range of arts and cultural expression that are available and affordable to everyone. The city supports neighborhood-serving arts and cultural amenities, including public sculptures, murals, plazas, studio space and community gathering spaces.

P. 100
10.02 Community Engagement
The city and county recognize that environmental, economic and social sustainability of the Boulder Valley are built upon full involvement of the community. The city and county support better decision-making and outcomes that are achieved by facilitating open and respectful dialogue and will actively and continually pursue innovative public participation and neighborhood involvement. Efforts will be made to:

1. Use effective technologies and techniques for public outreach and input;

2. Remove barriers to participation;
3. Involve community members potentially affected by or interested in a decision as well as those not usually engaged in civic life; and

4. Represent the views or interests of those less able to actively participate in the public engagement process, especially vulnerable and traditionally under-represented populations.

Therefore, the city and county support the right of all community members to contribute to governmental decisions through continual efforts to maintain and improve public communication and the open, transparent conduct of business. Emphasis will be placed on notification and engagement of the public in decisions involving large development proposals or major land use decisions that may have significant impacts and/or benefits to the community.

P. 101

10.03 Communication Capacity for Resilience
The city and county recognize that engaged communities and residents are better prepared to support themselves in the event of a disruption and encourage community engagement in conjunction with risk education and preparedness. The city and county will continue to support ongoing, robust communication and outreach to communities and vulnerable residents to educate and prepare for disruption.

10.04 Informed Community
The city and county commit to gathering and sharing information to support and encourage open, participatory government and an informed community. To encourage vibrant public discourse, the city and county strive to provide participants with the information they need to participate in a meaningful way. The city and county strive to ensure high-quality language services in order to communicate effectively with limited English-proficient residents.

10.05 Support for Volunteerism
The city recognizes the value of community volunteers to help achieve the organization and community goals. The city supports volunteer programs that engage residents to improve their community and participate in addressing local issues. City volunteer programs connect residents with city staff to enhance programs and policies while improving community relations. These programs are intended to be mutually beneficial, offering skills and experience for volunteers and assisting staff with reaching community goals.

10.06 Youth Engagement
The city and county support youth engagement and partner with organizations in the community to offer opportunities to youth for civic engagement and education. This activity is intended to foster innovative thinking and leadership.
APPENDIX ____

CURRENT BVCP LIBRARY MASTER PLAN SUMMARY

The Boulder Public Library (BPL) contributes to social sustainability goals by providing free library services that allow community members of all incomes, ages, and backgrounds to stand on equal footing with regard to information access. BPL also serves as a community center, providing spaces for a wide variety of public gatherings and cultural events. The plan goals are categorized into four areas: Programs and Services; Facilities and Technology; Building Community and Partnerships; and Organizational Readiness. Specific priorities and goals identified in the plan include:

- Provide adequate resources for the library collections and their maintenance;
- Open a full-service branch library in North Boulder;
- Open a ‘corner’ library in Gunbarrel;
- Renovate the Main Library’s north building to activate the Canyon Theater, expand the BLDG61 Makerspace, and create space for community partners;
- Expand outreach to underserved community members;
- Develop a partnership strategic plan; and
- Secure long-term stable funding for the library.
CONDOMINIUM AGREEMENT BETWEEN
THE BOULDER LIBRARY DISTRICT
AND
THE CITY OF BOULDER
CONCERNING THE MAIN LIBRARY IN THE CIVIC CENTER

Section 1.1

The following statements and policies of the Boulder Valley Comprehensive Plan (BVCP) provide context for the future treatment of the main branch of the Boulder Library, located within the Civic Center of the City of Boulder:

P.34
Elements That Define Boulder’s City Structure: 2 The Public Realm
The public realm provides key functions and strongly influences character and aesthetics. It includes the city’s streets, greenways, sidewalks and paths, parks, plazas and other urban outdoor spaces that comprise a large portion of Boulder’s land and represents a substantial public investment. The design of the public realm plays a major role in defining the character, identity and aesthetic quality of the city overall and individual neighborhoods. It also serves a variety of important functions contributing to transportation mobility, passive and active recreation, community resilience, gathering places, opportunities to connect to nature and each other, opportunity to express culture, creativity and arts, enhancement of air and water quality and mitigation of urban heat island effects.

P. 119
Downtown is the heart of Boulder—a hub of civic, social, cultural, entertainment, spiritual, professional and commercial activity. The Pearl Street Mall provides a unique pedestrian experience, with surrounding historic residential neighborhoods, newer commercial and mixed-use buildings, the city’s civic center and Boulder Creek in close proximity. Several documents and districts work to maintain and enhance the Downtown environment:


- The Downtown Boulder Business Improvement District (BID), formed in 1999, provides enhancements and services (economic vitality, marketing and enhanced maintenance) in the roughly the same area as CAGID to supplement services provided by the city.

- The 2005 Downtown Strategic Plan recommends near-term strategies to keep Downtown Boulder vibrant and successful, for example, supporting small businesses and simplifying parking.

P. 135
Master Plan Summaries Library
The Boulder Public Library (BPL) contributes to social sustainability goals by providing free library services that allow community members of all incomes, ages, and backgrounds to stand on equal footing
with regard to information access. BPL also serves as a community center, providing spaces for a wide variety of public gatherings and cultural events. The plan goals are categorized into four areas: Programs and Services; Facilities and Technology; Building Community and Partnerships; and Organizational Readiness. Specific priorities and goals identified in the plan include:

- Provide adequate resources for the library collections and their maintenance;
- Open a full-service branch library in North Boulder;
- Open a ‘corner’ library in Gunbarrel;
- Renovate the Main Library’s north building to activate the Canyon Theater, expand the BLDG61 Makerspace, and create space for community partners; (Emphasis added)
- Expand outreach to underserved community members;
- Develop a partnership strategic plan; and
- Secure long-term stable funding for the library.

Section 1.2

The Main library has a long-standing role within the downtown as part the historic land use fabric, and as a cornerstone of social, cultural and economic vitality for businesses, non-profit organizations and downtown visitors.

Development of this agreement, its subsequent implementation, and any future amendments shall be undertaken consistent with BVCP policy 8.13 Support for Community Facilities:

The city and county recognize the importance of educational, health, cultural and non-profit community agencies that provide vital services to the residents of the Boulder Valley and will work collaboratively with these agencies to reasonably accommodate their facility needs and consider location based on transportation accessibility or other needs.

Section 1.3

The Master Plan for Boulder’s Civic Area, revised June 2015, and accepted by the City of Boulder provides context for the area including, and surrounding, the main branch of the Boulder Library.

The Library District will manage the main library consistent with the seven guiding principles enumerated in the Civic Area master plan (CAMP):

1. The Civic Heart of Boulder
2. Life & Property Safety
3. Outdoor Culture & Nature
4. Celebration of History & Assets
5. Enhanced Access & Connections
6. Place for Community Activity & Arts
7. Sustainable & Viable Future

That portion of the Civic Area containing the main library is labelled in the CAMP as the “West End: Arts and Culture.” Any future development or expansion of the library will consider the performance criteria developed in the CAMP for this area (P. 25)

If future development of the main library results in changes to the building shell, the performance criteria for Building Form and Massing will be considered by the Library District in the formulation of plans submitted for the City site review process.
Boulder Library District Advisory Committee Recommendation

At the direction of Boulder City Council on May 18, 2021, City of Boulder (COB) and the Boulder Public Library (BPL) staff convened a twelve member community member/business owner Library District Advisory Committee (LDAC) to make recommendations to the City Manager and City Council about an Intergovernmental Agreement (IGA) required by statute C.R.S. § 24-90-107(2)(e) to be established between the City of Boulder, Boulder County and the Boulder Library District and to advise on the format of community education and engagement on the formation of a library district. LDAC’s recommendation will be independent of any recommendations made by the city staff.

Convening Process
The COB and BPL staff liaison team put out a call for applications for committee membership. The liaison team recommended a twelve-person committee to represent the geographic, age, economic, ethnic, and ownership/renter range in the proposed library district boundary, including people with experience with the idea of a library district and people new to the concept. The City Manager approved the recommendation from the liaison team and appointed the committee members. The City Council endorsed the City Manager’s appointment of the LDAC members at their meeting on October 5, 2021 (for a list of members see Appendix A; for the LDAC charter see Appendix B).

LDAC Process
The LDAC met online eight times (October 13, 28; November 8, 29; December 8, 16; and January 6, 12) to discuss its recommendation of key elements of an IGA concerning the transition from the library to a library district such as ownership of the library’s real and personal property, personnel, and the provision of administrative services during the transition. The City hired a third-party facilitator to facilitate the LDAC discussions, draft meeting agendas and summaries (approved by the LDAC). (See meeting materials on LDAC webpage.)

LDAC Recommendations

1. What the Library District Should be

   1.a Library District Boundaries
   The LDAC was generally accepting of the boundary proposed at their November 8, 2021, meeting. After discussion the LDAC decided to recommend criteria that council could consider to establish the boundary rather than recommending a set boundary line.

   The LDAC recommends the following criteria to guide the establishment of the library district boundary:
   i. Creates a rational boundary capable of simple description.
   ii. Conforms to Boulder County voting precinct boundaries to the extent feasible.
   iii. Includes the largest number of households with Boulder Public Library cardholders in accordance with the other criteria.
   iv. Includes all areas within the Boulder Valley Comprehensive Plan service area.
   v. Excludes areas where a municipality or townsite intends to offer annexation and/or the provision of library services.
   vi. Excludes areas whose primary road access occurs another county.

   1.b Library Services to be Provided

Commented [JE1]: Agreement Mtg4 11/29
LDAC supports and recommends the Library District provide services at the Expanded Service Level as described in the 2018 Boulder Public Library Master Plan. (See Appendix C for the 2018 Master Plan Expanded Services list.)

The Library District will manage the main library consistent with the seven guiding principles enumerated in the Civic Area master plan (CAMP):
1. The Civic Heart of Boulder
2. Life & Property Safety
3. Outdoor Culture & Nature
4. Celebration of History & Assets
5. Enhanced Access & Connections
6. Place for Community Activity & Arts
7. Sustainable & Viable Future

1. Mill Levy
   i. To fund library operations, current services and implement the Expanded Service Level, LDAC supports asking voters within the proposed Library District for up to a 3.8 mill levy to generate approximately $19.5 M annually.
   ii. The mill levy needs to generate enough funds for a sustainably financed library in an ever growing community.
   iii. The mill levy needs to fund services within the district boundary and also include funding for building, grounds and parking maintenance, administrative overhead, building a reserve fund, and the flexibility to raise the median library employee salary beyond the Colorado Self Sufficiency Standard’s determined Living wage

2. How to Transition to a District Library – Elements for an Intergovernmental Agreement

2.a Transfer of Buildings and Land
For the library’s six buildings and properties, LDAC recommends:
   i. Transfer building and land ownership to the Library District for:
      1. Carnegie Library for Local History
      2. George Reynolds Branch Library
      3. New North Boulder Library (when completed)
   ii. Transfer leases to the Library District for:
      4. Meadows Branch Library
      5. Existing North Boulder Corner Library
   ii. Transfer building ownership to the Library District, while the City maintains ownership of the land; and the Library District and the City develop a Common-Interest Community (CCIOA) agreement.
      6. Main Boulder Library

2.b Concepts to address in a future CCIOA agreement between the Library District and City for the Civic Area, Main Library area
LDAC recommends the IGA include that a CCIOA agreement between the City of Boulder and the Library District for the library environs surrounding the Main Library address the following concepts (in no priority order). LDAC recommends when the CCIOA is developed it address the following concepts (no priority order):
i. The City and District will have an equal partnership of the area of/around the Main Library.

ii. The City and Library District will collaborate on any expansion decisions that impact the Main Library and library patrons.
   1. That portion of the Civic Area containing the main library is labelled in the CAMP as the “West End: Arts and Culture.” Any future development or expansion of the library will consider the performance criteria developed in the CAMP for this area (P. 25)
   2. If future development of the main library results in changes to the building shell, the performance criteria for Building Form and Massing will be considered by the Library District in the formulation of plans submitted for the City site review process.

iii. Recognize and continue to support the longstanding community desire to have a main library in the downtown area, that mutually benefits the City and library patrons.

iv. The Main Library should be accessible to all (i.e. those who drive themselves, walk, bike, or take public transportation, those who are ambulatory and non-ambulatory, etc.).

v. Materiality clause – Any proposed changes that will materially impact the library’s ability to provide services or impact financial obligations will be jointly approved by the City and District.

vi. The Main library has a long-standing role within the downtown as part the historic land use fabric, and as a cornerstone of social, cultural and economic vitality for businesses, non-profit organizations and downtown visitors.


viii. The city and county recognize the importance of educational, health, cultural and non-profit community agencies that provide vital services to the residents of the Boulder Valley and will work collaboratively with these agencies to reasonably accommodate their facility needs and consider location based on transportation accessibility or other needs.

2.c Transfer of Other Assets
The LDAC recommends/supports the staff’s recommendation, with an amendment to the historic collections item:

i. Transfer ancillary property (e.g., furniture, computers, collections, etc.) to the district.

ii. Transfer art purchased for the library the district; art donated to the library will be transferred to the district; art purchased by the City or where provenance is unknown will remain property of the City.

iii. Transfer exiting Memorandums of Understanding (MOU) for historic collections held by the archive to the Library District, and develop a new MOU between the City and the Library District for historic materials donated to the archive by the City.

iv. Transfer the balance of funds collected for BPL in existing accounts to the Library District (e.g., grants, 333 mills property tax revenues, Blystat-Laesar House Fund (for Carnegie Library), gifts & donations, Facilities Replacement & Renewal, Old Library Fund Reserve, Development Excise Tax revenues and Impact Fees collected for the Library (used for one-time capital attributable to growth)).

2.E Library District Board of Trustees
i. # of Board of Trustee Members –
   OptA: 5?
   OptB: 7?

ii. Following initial Board appointments – appointed by a committee of 4, 2 selected by City, 2 select by County – all future Board appointments will be decided by...
   OptA: Continue the Appointment Committee, 2 selected by City and 2 selected County
OptB: Board will recommend new trustees –
All recommendations/appointments ratified by two-thirds majority of the Board.

2.d Incorporation of Boulder Valley Comprehensive Plan (BVCP)
The LDAC recommends clarifying the relationship among the parties to the IGA and the Library District’s commitment to equity issues by references to the BVCP:

i. The parties agree to actively collaborate in supporting and implementing the BVCP policies and sustainability principles relevant to library services and programs.
ii. The City and County agree to actively engage with and consult with the Library District during updates to the BVCP.
iii. The Library District will strive to promote a healthy community and address social, cultural, racial, and ethnic inequities by respecting and valuing cultural, social, racial, and ethnic diversity and providing free library services that allow community members of all incomes, ages, and backgrounds to stand on equal footing with regard to information access.
iv. BPL has served as a community center, providing services for a wide variety of public gatherings and cultural events. The Library District agrees to continue this legacy.

v. The Parties acknowledge and agree that the policies set forth in Appendix D will serve as guiding principles in implementation of this IGA, and in any initiatives, projects, negotiations, and interactions among the Parties and their partners.

vi. The Library District agrees to periodically update its Master Plan in collaboration with the City and the County. This includes expanding the geographic purview to include all land within the boundaries of the Library District; the use of relevant economic and demographic data and projections developed by the City and County; robust community engagement as defined in BVCP policy 10.02; referral of drafts for comment to appropriate City and County departments and boards; and acceptance by the City and County.

3. Other Library District Creation and IGA Elements
   i. ?

4. Community Engagement
   i. ?
   ii. ?
   iii. Ensure the community engagement reaches out to the whole community – minority groups and across the whole district area (including unincorporated County areas).
   iv. Reach out to sectors of the community that are less likely to like it, those concerned about the cost.
   v. Engage the community and gather input on how current library funds will be reallocated or tax reduced/removed.
      1. Communicating the future use of existing library funds will be a critical part of the success of a ballot measure to fund a new library district.
### Appendix A: LDAC Members

<table>
<thead>
<tr>
<th>First Name</th>
<th>Last Name</th>
<th>City/Area</th>
<th>Affiliations (if any)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Chip</td>
<td>.</td>
<td>Boulder</td>
<td>Downtown Boulder Partnership</td>
</tr>
<tr>
<td>Annette</td>
<td>Dula</td>
<td>Boulder</td>
<td></td>
</tr>
<tr>
<td>Michelle</td>
<td>Denae Garcia-Morrissey</td>
<td>Niwot</td>
<td></td>
</tr>
<tr>
<td>Kevin</td>
<td>Miller</td>
<td>Boulder</td>
<td></td>
</tr>
<tr>
<td>Peter</td>
<td>Pollock</td>
<td>Boulder</td>
<td>Library Champions</td>
</tr>
<tr>
<td>Deborah</td>
<td>Read Fowler</td>
<td>Niwot, Unincorporated Boulder County</td>
<td>Niwot Business Association</td>
</tr>
<tr>
<td>Joanna</td>
<td>Rosenblum</td>
<td>Boulder</td>
<td>Past Library Foundation Board member</td>
</tr>
<tr>
<td>Cara</td>
<td>Schenkel</td>
<td>Unincorporated Boulder County</td>
<td></td>
</tr>
<tr>
<td>Alicia</td>
<td>Seidle</td>
<td>Boulder</td>
<td>Library Foundation, Library Commission (former)</td>
</tr>
<tr>
<td>Miho</td>
<td>Shida</td>
<td>Gunbarrel, Unincorporated Boulder County</td>
<td>Library Champions</td>
</tr>
<tr>
<td>Jane</td>
<td>Sykes Wilson</td>
<td>Boulder</td>
<td>Library Champions, Library Commission, Library Foundation (former)</td>
</tr>
<tr>
<td>Katharine (Joni)</td>
<td>Teter</td>
<td>Boulder</td>
<td>Library Champions, Library Commission (former)</td>
</tr>
</tbody>
</table>
APPENDIX B: LDAC Charter

Boulder Library District Advisory Committee

Charter

Adopted: October 13, 2021

This is a charter for the Library District Advisory Panel requested by City Council during the May 19, 2021 council meeting.

Committee Purpose: The primary purpose of the Library District Advisory Committee will be to make recommendations to the City Manager and City Council about an Intergovernmental Agreement (IGA) required by statute C.R.S. § 24-90-107(2)(e) to be established between the City of Boulder, Boulder County and the Boulder Library District and to advise on the format of community education and engagement on the formation of a library district. (LDAC’s recommendation will be independent of any recommendations made by the city staff.)

The Committee will:

Purpose
1. Develop consensus agreements on recommendations to the City Manager and City Council on:
   a. District boundaries
   b. Services the District should provide
   c. Mill levy override amount to put on the Nov. 2022 ballot, and the tax implications
   d. IGA elements
      i. Asset transfer
      ii. Administrative and maintenance services to contract from the City of Boulder
      iii. Staff transfer
      iv. ??? Deadline for passing funding (draft says LD dissolves if funding isn’t passing by/in 2024)
   e. Ballot measure community engagement plan (methods)

LDAC is not a decision-making body and will not direct city staff.

2. Serve as the touchpoint for the community to: ensure that anticipated impacts of a library district on community members who reside within the district’s proposed boundaries are considered and evaluated prior to a recommendation to the City Manager and City Council; ascertain the community’s support for formation of a library district; and understand the community’s desires concerning the specific content and decision points in the IGA.

Decision Making and Process
3. Work toward consensus recommendations. Consensus means everyone (minus one) can live with the agreement, not everyone loves it, but they can live with it. If consensus is not possible, decisions will be made by a formal vote, a majority confirms the recommendation. If necessary, a minority report may be generated for certain items.

4. Operate as a whole group but may establish subgroups when necessary.

5. Meet no more than 3 hours for any single meeting, unless agreed to; and meetings will start at 5pm or 6pm (to be decided by LDAC at their first meeting).
6. Attend 75% of all meetings to ensure they are a part of the evolution of thinking over the whole process.

7. Review and approve meeting summaries are accurate via email, providing edits, comments or asking questions before the deadline for review.

8. Engage in thoughtful discussion by:
   - Being open to other points of views, different outcomes, and all members’ perspectives
   - Listening – being curious to understand, rather than preparing a response
   - Being respectful
     - Not interrupting, but also not talking so long someone has to interrupt
     - Disagreeing without being disagreeable
   - No personal attacks
   - Speaking briefly and to the point, leaving time for all to participate
   - Committing to being prepared for each session, being on time, honoring the agenda, and getting up to speed if you miss a meeting
   - Acting in good faith
   - Working to build consensus agreements, not just win the argument

Public Input
9. Take public comments during a 15-minutes sessions in the LDAC meetings and via a web comment form.

Communication with other Organizations, Individual and Media
10. Agreeing to speak only for themselves when communicating outside the Committee, especially with media, and avoid characterizing the personal position or comments of other members.

11. Not communicating with others as a representative of the Committee. If the committee wants to communicate as a group, they will build consensus agreement on the message and method.

12. Refrain from undermining the work of the Committee.

The Facilitator will:
1. Remain impartial – not favor any particular outcome or member.

2. Prepare and seek to send agendas and supporting materials a week in advance of meetings (not always possible), for members to be prepared.

3. Prepare draft meeting summaries for Committee review and approval within two weeks of the meeting. The summaries will be summaries of key interests, concerns, and suggestions, as well as agreements and actions. Summaries are not transcripts, and will not include attribution – Committee considers all perspectives in discussion regardless of who said it.

The Library and City Staff will:
1. Provide all materials and data desired by the LDAC (without overloading staff) and any support services needed (e.g., meeting location or online service)

2. Be succinct in presentations leaving time for LDAC discussions and agreement building.

3. Ask “why” more often than defend a position during LDAC discussions.
APPENDIX C: 2018 Master Plan Expanded Services List
APPENDIX D: Relevant Boulder Valley Comprehensive Plan Policies

(Policies below are indexed by page number in the BVCP and policy number)

P. 24

1.01 Regional & Statewide Cooperation

Intergovernmental Cooperation

Therefore, the city and county will actively pursue cooperative planning opportunities, intergovernmental agreements, broader information exchange and communication, collaborative initiatives and closer cooperation with each other and with other entities in the region and state. This may include other cities, counties, unincorporated communities, the region and state. This may include other cities, counties, unincorporated communities, the University of Colorado, the school districts, regional organizations and other policymaking bodies. These entities will be encouraged to identify and address issues of shared concern for which a multi-jurisdictional perspective can best achieve mutually beneficial solutions.

P. 46

2.20 Role of the Central Area

Boulder’s Central Area will continue as the regional service center of the Boulder Valley for office, retail, financial, governmental, civic, cultural and university activities. As such, it will remain the primary activity center and focal point of the Boulder Valley. The Central Area includes distinct, interrelated centers such as the Downtown Business District, Civic Area, University Hill and Boulder Valley Regional Center. It also includes the University of Colorado Main Campus and Canyon Boulevard Cultural Corridor. A variety of land uses surround the centers and complete streets and multimodal transportation alternatives provide direct connections between them.

P. 69

5.02 Regional Job Center

The city supports strategies that recognize Boulder’s continued role as a regional job center, consistent with economic sustainability goals and projected employment growth. The city and county recognize the importance of regional planning and partnerships for housing and transportation and will continue to address impacts on housing affordability and transportation related to their role as a regional job center.

P. 70

5.05 Support for Local Business & Business Retention

The city and county value the diverse mix of existing businesses, including primary and secondary employers of different sizes, in the local economy. Nurturing, supporting and maintaining a positive climate for the retention of existing businesses and jobs is a priority. The city recognizes the vital role of small, local and independent businesses and non-profits that serve the community and will balance needs of redevelopment in certain areas with strategies that minimize displacement of existing businesses and create opportunities for startups and growing businesses. The city will continue to proactively analyze trends in market forces to shape its activities, plans and policies regarding local business and business retention. The city and county will consider the projected needs of businesses and their respective employees, such as commercial and office space, when planning for transportation infrastructure, programs and housing.

5.06 Affordable Business Space & Diverse Employment Base

The city and county will further explore and identify methods to better support businesses and non-profits that provide direct services to residents and local businesses by addressing rising costs of doing
business in the city, including the cost of commercial space. The city will consider strategies, regulations, policies or new programs to maintain a range of options to support a diverse workforce and employment base and take into account innovations and the changing nature of the workplace.

P. 71
5.08 Funding City Services & Urban Infrastructure
The city will encourage a strong sustainable economy to generate revenue to fund quality city services and recognizes that urban infrastructure, facilities, services and amenities are important to the quality of life of residents, employees and visitors to the community. A strong and complete local and regional multimodal transportation system and transportation demand management programs are essential to a thriving economy, as they offer options for commuters, help attract and retain key businesses, employers and visitors and provide regional access to global markets. The city will continue to plan for and invest in urban amenities and infrastructure (e.g., bike paths, parks, shared and managed parking, public spaces, quality gathering places, cultural destinations and public art) as well as community services (e.g., open space and mountain parks, high speed internet, fire-rescue, public safety and senior services).

5.10 Role of Arts, Cultural, Historic & Parks & Recreation Amenities
The city and county recognize arts and culture, historic, and parks and recreation amenities as important contributors to the city’s economic vitality and quality of life. The city and county will work to support and, as appropriate, enhance the resiliency, sustainability and innovation of arts, cultural, historic, and parks and recreation amenities so they continue to contribute to the economic vitality of the community, provide unique offerings and foster meaningful connections to Boulder among its residents, workforce and visitors.

P. 72
5.17 Partnerships to Support Economic Vitality Goals
The efforts of the city, county and the private sector to enhance the economic prosperity of the community are directly and indirectly supported by many organizations and entities. The city and county work in partnership with a number of organizations, including but not limited to the Boulder Chamber, Boulder Convention and Visitors Bureau, Boulder Economic Council, the Boulder Independent Business Alliance, Boulder Small Business Development Center, Boulder Valley School District, CO-LABS, Downtown Boulder Partnership, Innosphere, Latino Chamber of Boulder County, the University of Colorado and other diverse and emerging groups to support economic vitality goals. The city and county acknowledge that although each of these organizations and entities has an independent focus, their work contributes to the overall quality of life enjoyed within the community.

P. 73
5.18 Support for the University of Colorado & Federal Labs
The city and county understand the important role that federally funded labs and the University of Colorado play in the economy and will continue to work with state and federal elected officials to foster their important economic contribution. The city will take an active role in efforts to preserve the state and federal funding for these entities to ensure they remain in Boulder and will pursue mutually beneficial partnerships. The city recognizes the importance of having strong and thriving institutions for higher education and programs for continuing education and workforce training. The city supports the seminal role of the University of Colorado, a world-class research university, and the federal labs in business support technology transfer and tech startups. The city will work with the University of Colorado to further the community’s goals for sustainable urban form as university-owned land is developed or redeveloped.
5.19 Diverse Workforce, Education & Training
The city and county will encourage and support the Boulder Valley School District and post-secondary educational institutions to offer quality continuing education and technical training. The city will work with employers, educators and partners to support programs designed to help develop and attract workers in multiple fields with specialized skills and experience and foster a well-educated, highly skilled and creative workforce.

5.20 Support for Living Wage
In support of economic vitality and opportunities for all residents, the city and county will encourage all employers in the city and county to provide access to living wage, health care and transit passes to all workers.

P. 75

6.02 Equitable Transportation
The city and county will equitably distribute transportation investments and benefits in service of all community members, particularly vulnerable populations, ensuring that all people benefit from expanded mobility options. Providing more transportation options — like walking, biking, transit and shared options — in areas where people are more reliant on various modes will have a greater benefit to overall mobility. New transportation technologies and advanced mobility options provide Boulder with an opportunity to expand affordable transportation choices to those who need them the most, including those who cannot use existing fixed route transit such as service and shift workers.

P. 77

6.08 Accessibility and Mobility for All
The city and county will continue development of a complete all-mode transportation system accommodating all users, including people with mobility impairments, youth, older adults, non-English speakers and low-income persons. This will include increased support for mobility services for older adults and people with disabilities, reflecting the expected increases in these populations. Efforts should focus on giving people options to live well without a car and may include prioritizing affordable public transportation and transit passes, new technologies such as electric bikes, mobility services and prioritizing connections between multimodal transportation and affordable housing to facilitate affordable living.

6.09 Transportation Safety
The city and county recognize safety for people of all ages using any mode within the transportation system (i.e., walking, bicycling, transit riding and driving) as a fundamental goal. The city’s and county’s Vision Zero policies aim to eliminate traffic deaths and severe injuries involving people using all modes of travel, focusing on crash trends and mitigation strategies identified in the Safe Streets Boulder Report and on-going local, regional and statewide safety assessments. Improving travel safety is based on a holistic combination of the four E’s: Engineering, Education, Enforcement, Evaluation and relies upon our whole community to keep people safe. To achieve Vision Zero, the four E’s approach helps ensure we are addressing travel safety from all angles. This means dangerous travel behaviors, such as distracted and impaired travel, can be countered through enforcement efforts and safety education outreach, while engineering treatments and innovative street design can help prevent intersection conflicts for example. Applying all four E’s is the most comprehensive way to help prevent crashes.

P. 88
8.03 Equitable Distribution of Resources
The city and county will work to ensure that human services are accessible, available and affordable to those most in need. The city and county will consider the impacts of policies and planning efforts on low- and moderate-income and special needs populations regardless of immigration status and ensure impacts and costs of sustainable decision-making do not unfairly burden any one geographic or socioeconomic group in the city. The city and county will consider ways to reduce the transportation burden for low-income, older adult and disabled populations regardless of immigration status and ensure equal access to community infrastructure. The city recognizes that equitable access to employment opportunities is an important element to economic mobility.

P. 89

8.04 Addressing Community Deficiencies
The city and county will use community feedback in conjunction with robust data resources to identify barriers to development and provision of important basic human services and will work closely with community partners and non-profits to find solutions to critical deficiencies.

8.05 Diversity
The community values diversity as a source of strength and opportunity. The city and county will support inclusion of racial, ethnic, socioeconomic, and cultural diversity into physical, social, cultural and economic environments. Furthermore, the city and county will promote opportunities for community engagement and formal and informal representation of diverse community members in civic affairs. The city and county value, embrace and promote diversity in all of their hiring and employment practices.

8.06 Mutual Respect
The city and county value all residents and visitors and promote mutual respect. The city and county strive to ensure community members are safe from discrimination and physical violence.

P. 91

8.13 Support for Community Facilities
The city and county recognize the importance of educational, health, cultural and non-profit community agencies that provide vital services to the residents of the Boulder Valley and will work collaboratively with these agencies to reasonably accommodate their facility needs and consider location based on transportation accessibility or other needs.

P. 93

8.18 Libraries
Library facilities and services of the Boulder Valley will be responsive to the needs of all populations, providing an adequate range of informational, educational and intellectual opportunities for all residents.

8.19 Information Resource/Community Center
The city will facilitate access to information through a variety of formats providing materials, technology and services to enhance the personal development of the community's residents. In its role as the community's public and civic information center, the library will provide venues for community group meetings and resources and services to meet the needs of the community's multicultural and special populations. Other community gathering spaces and information sources include the city and county websites, municipal buildings and recreation and senior centers.

8.20 Education Resources
The city will seek to provide educational, cultural and literacy resources and opportunities for the community. The city will develop and maintain resources to assist learners and students of all ages, including support for formal education programs, and provide public workspaces and independent learning resources. The city will develop collaborative relationships with community educational institutions and function as a research center for residents.

8.21 Arts & Cultural Facilities
The city and county recognize the ability of cultural facilities and activity to positively contribute to community members’ well-being, sense of community and cultural understanding. The city and county will encourage the provision of venues and facilities for a wide range of arts and cultural expression that are available and affordable to everyone. The city supports neighborhood-serving arts and cultural amenities, including public sculptures, murals, plazas, studio space and community gathering spaces.

10.02 Community Engagement
The city and county recognize that environmental, economic and social sustainability of the Boulder Valley are built upon full involvement of the community. The city and county support better decision-making and outcomes that are achieved by facilitating open and respectful dialogue and will actively and continually pursue innovative public participation and neighborhood involvement. Efforts will be made to:

1. Use effective technologies and techniques for public outreach and input;
2. Remove barriers to participation;
3. Involve community members potentially affected by or interested in a decision as well as those not usually engaged in civic life; and
4. Represent the views or interests of those less able to actively participate in the public engagement process, especially vulnerable and traditionally under-represented populations.

Therefore, the city and county support the right of all community members to contribute to governmental decisions through continual efforts to maintain and improve public communication and the open, transparent conduct of business. Emphasis will be placed on notification and engagement of the public in decisions involving large development proposals or major land use decisions that may have significant impacts and/or benefits to the community.

10.03 Communication Capacity for Resilience
The city and county recognize that engaged communities and residents are better prepared to support themselves in the event of a disruption and encourage community engagement in conjunction with risk education and preparedness. The city and county will continue to support ongoing, robust communication and outreach to communities and vulnerable residents to educate and prepare for disruption.

10.04 Informed Community
The city and county commit to gathering and sharing information to support and encourage open, participatory government and an informed community. To encourage vibrant public discourse, the city
and county strive to provide participants with the information they need to participate in a meaningful way. The city and county strive to ensure high-quality language services in order to communicate effectively with limited English-proficient residents.

10.05 Support for Volunteerism
The city recognizes the value of community volunteers to help achieve the organization and community goals. The city supports volunteer programs that engage residents to improve their community and participate in addressing local issues. City volunteer programs connect residents with city staff to enhance programs and policies while improving community relations. These programs are intended to be mutually beneficial, offering skills and experience for volunteers and assisting staff with reaching community goals.

10.06 Youth Engagement
The city and county support youth engagement and partner with organizations in the community to offer opportunities to youth for civic engagement and education. This activity is intended to foster innovative thinking and leadership.