

***City Council
Economic Vitality Committee
Meeting Agenda
Thursday, April 10, 2025
City Hall
749 Main Street
3:00 P.M.***

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

- You can call in to [+1 346 248 7799](tel:+13462487799) or [833 548 0282](tel:8335480282) (toll free)
Webinar ID [#838 1396 0621](https://louisvilleco.gov/council)
- You can log in via your computer. Please visit the City's website here to link to the meeting: www.louisvilleco.gov/council.

The Board will accommodate public comments during the meeting. Anyone may also email comments to the Board prior to the meeting at VZarate@LouisvilleCO.gov.

1. Call to Order
2. Roll Call
3. Approval of Agenda
4. Approval of March 6, 2025 Meeting Minutes
5. Public Comments on Items Not on the Agenda
6. Business Matters
 - a. Business Beat Discussion
 - b. Economic Development Week 2025
 - c. Potential Other Agenda Topics/Updates
 - d. Staff Updates

Persons planning to attend the meeting who need sign language interpretation, translation services, assisted listening systems, Braille, taped material, or special transportation, should contact the City Clerk's Office at 303 335-4536 or MeredythM@LouisvilleCO.gov. A forty-eight-hour notice is requested.

Si requiere una copia en español de esta publicación o necesita un intérprete durante la reunión, por favor llame a la Ciudad al 303.335.4536 o 303.335.4574.

e. Development Updates

7. Adjourn

City Council
Economic Vitality Committee
Meeting Minutes
Thursday, March 6, 2025
Regular Meeting

1. **Call to Order:** Mayor Leh called the meeting to order at 3:04 PM.
2. **Roll Call:** The following members of the City Council were present: Mayor Leh, Councilmember Fahey and Councilmember Kern. Also present were Interim City Manager Samma Fox, Director of Community Development Rob Zuccaro, Economic Vitality Manager Vanessa Zarate, and Economic Vitality Specialist Austin Brown. One member of the public was in attendance.
3. **Approval of Agenda:** Councilmember Kern made a motion to approve the agenda as presented. The motion was seconded by Councilmember Fahey. Motion passed.
4. **Approval of Meeting Minutes from February 21, 2025:** Councilmember Fahey made a motion to approve the February 21, 2025 meeting minutes. The motion was seconded by Councilmember Kern. Motion passed.
5. **Public Comments on Items Not on the Agenda:**
None.
6. **Business Beat Discussion:**
Manager Zarate and Specialist Brown gave an update on the next Business Beat roundtable and asked for EVC feedback on recent meetings.

Councilmember Kern commented that she hoped that there would be more business owners at future events and also mentioned that she would like to see more property owners attend in the future. She concluded that there were a lot of good suggestions made at the most recent meeting.

Manager Zarate responded that while staff does invite all relevant businesses, the contact information available to staff is not always updated so there may be some businesses that are not receiving the invite. She added that staff also reaches out personally to businesses that they have a relationship with.

Councilmember Fahey agreed that the most recent meeting was very effective for the people in attendance and was pleasantly surprised that everyone in

City of Louisville

City Manager's Office 749 Main Street Louisville CO 80027
303.335.4533 (phone) 303.335.4550 (fax) www.LouisvilleCO.gov

attendance seemed interested in being involved in further engaging and activating the South Boulder Road area.

Mayor Leh asked what some of the upcoming topics will be. Manager Zarate responded that while the meetings last year were typically based around either industry or geography, staff has been exploring additional topics for future meetings. Specialist Brown added that the March meeting will be open to all businesses and is intended to serve as a relaunch of the Business Beat. Manager Zarate also suggested that incentives and programming, the comprehensive plan and zoning code updates could all be potential topics.

Mayor Leh asked where the March meeting would be held. Specialist Brown responded that the March meeting will be at the Louisville Recreation and Senior Center. Mayor Leh agreed that the Rec Center probably makes sense for a meeting of this scale, but expressed his interest in hosting future meetings at local businesses.

Councilmember Fahey suggested that Relish could potentially host a meeting once they are open and running. Staff agreed and confirmed that they will reach out to Relish about hosting. Councilmember Fahey suggested Relish could host a meeting for the McCaslin Corridor. Mayor Leh also recommended Ironton as a potential host site.

Mayor Leh asked whether it would be helpful for the EVC to reach out to businesses about attending the Business Beat. Manager Zarate responded that it would be helpful and encouraged the EVC to reach out to anyone that they would like. Councilmember Kern asked if staff utilizes Chamber resources to advertise the Business Beat. Staff confirmed that they use the Chamber and the City's marketing resources to help get the word out.

Mayor Leh wondered how staff can get more property owners to attend, particularly those that own property in Louisville but do not live in Louisville. Manager Zarate responded that some property owners may be disinterested in an event like this, but that staff will often meet them and talk with them at other events, such as ICSC in Las Vegas. Mayor Leh suggested that the April meeting focus on brokers and property owners. Manager Zarate confirmed that staff will start working on that.

7. Incentive and Programming Discussion:

Manager Zarate gave an overview on several potential updates to Louisville's Business Assistance Program (BAP) that had previously been reviewed by the EVC to see if there was any interest in moving them forward.

Amend the Existing BAP for Small Retail and Restaurants

Councilmember Fahey asked how the program would be impacted if the business closes prior to completing the 5-year life of the incentive. Manager

Zarate responded that the current BAP program accounts for this situation with a clawback provision, and that this amendment would likely include something similar.

The EVC agreed that they were in favor of providing additional support for smaller retail businesses and that this seemed like a good idea to further explore.

Loan Program

Mayor Leh commented that this program seems a bit complicated and that it would likely require some research before taking to Council. Councilmember Kern agreed and suggested that staff explore other communities where this program has been implemented successfully.

Rent Assistance

Councilmember Kern asked whether rent assistance might artificially inflate rent rates in Louisville. Manager Zarate responded that could be an unintended consequence of the program. Mayor Leh agreed and stated that he does not strongly support the proposed rent assistance idea.

Economic Vitality Tax

Councilmember Kern noted that Louisville residents have shown through the community survey that they feel Economic Vitality is an important core service of the City. She anticipates that a proposed tax would still require quite a bit of outreach to gauge the residents' support for a new tax.

Mayor Leh agreed and concluded that it may make more sense to explore the Loan Program a little further before exploring a new tax. He stated that a new tax is not as likely as some of the other proposed programs. Councilmember Fahey agreed and stated that it may be difficult to get an Economic Vitality tax passed.

Grant Programming

Mayor Leh asked where the majority of grant funds come from. Manager Zarate responded that most grants are state-funded.

Public Private Partnerships

Mayor Leh recommended that staff keep an eye out for possible opportunities for public private partnerships and bring them to the EVC and Council as necessary. Director Zuccaro agreed and suggested that there doesn't need to be any sort of program put in place for this.

Non-Monetary Support

Director Zuccaro commented that Community Development, including Planning and Building are in the process of exploring their review process to make sure that it is efficient for the business community. He added that there are often

staffing constraints that can impact how quickly some of the review and permitting processes can be completed.

Programmatic Support

Manager Zarate confirmed that staff is working on both CHIPS Zone and Enterprise Zone designation. Mayor Leh asked whether staff is pursuing Main Street Designation. Manager Zarate responded that staff can look into Main Street Designation and report back.

8. Staff Updates:

Specialist Brown gave an overview of Downtown Colorado, Inc's Tax Increment Financing webinar that was attended by three members of the Louisville Revitalization Commission.

9. Development Updates:

Mayor Leh noted that AdventHealth Avista had purchased property in Redtail Ridge.

- 10. Adjourn:** Councilmember Fahey made a motion to adjourn the meeting. The motion was seconded by Councilmember Kern. Motion passed. The meeting adjourned at 4:29 p.m.

SUBJECT: 2025 ECONOMIC DEVELOPMENT WEEK

DATE: APRIL 10, 2025

PRESENTED BY: VANESSA ZARATE, CECD, ECONOMIC VITALITY MANAGER

SUMMARY:

Economic Development Week was started in 2016 by the International Economic Development Council (IEDC), our national professional group to promote and highlight the professionals that do economic development work in their communities. This year, Economic Development Week is May 11-17, 2025.

IEDC celebrates Economic Development Week each year to highlight the profession, programs, best practices and projects that are positively impacting communities. Economic Development happens in good and bad economies, connecting businesses to resources that are aimed at positively impacting business operations, systems and growth. Economic Development weeks aims to raise awareness of local partners, programs and efforts that create jobs, support career advancement, improve quality of life and support business operations.

The City of Louisville also works with the Economic Development Council of Colorado (EDCC) to promote Colorado widely during Economic Development week. To organize and highlight all our efforts, EDCC often comes up with themes for each of the days for us to share/highlight how we work together to elevate Economic Development efforts and support businesses in our community and across the state.

The State has declared May 12-16 Economic Development Week and Louisville Staff is working with partners such as IEDC, EDCC, Downtown Colorado Inc, the state's office of Economic Development and International Trade, Colorado's Department of Local Affairs, Manufacturer's Edge, USDA and EDA to highlight Louisville and our Economic Development efforts.

Each day, there will be a social media topic for us to engage with our partners and the larger economic development system. Louisville is working with our Communications Team to prepare content for Economic Development Week. This content will include project updates, program highlights, staff engagement and more.

Staff is looking for direction on bringing a potential proclamation to the full City Council, to declare May 12-16 Economic Development Week

FISCAL IMPACT:

SUBJECT: ECONOMIC DEVELOPMENT WEEK

DATE: APRIL 10, 2025

PAGE 2 OF 2

There is no fiscal impact for proclaiming May 12-16 Economic Development Week.

RECOMMENDATION:

Staff recommends EVC review and provide feedback.

ATTACHMENT(S):

1. None.

SUBJECT: POTENTIAL AGENDA ITEMS AND UPDATES

DATE: APRIL 10, 2025

PRESENTED BY: VANESSA ZARATE, CECD, ECONOMIC VITALITY MANAGER

SUMMARY:

Every month staff provides regular updates in the form of Staff Updates, Development Updates and News Articles that are relevant to Economic Vitality in Louisville. Throughout the month, Economic Vitality staff does receive additional question from council members, staff and the community.

As we look to continue to educate and highlight success in Louisville, we are looking for feedback on what additional information would be helpful to be updated monthly/quarterly. Some options include

- Monthly sales/lease data- updates on what current vacancy rates are as well as updates on major properties listed for sale or lease.
- Partner updates as relevant- this can include programmatic or success updates as they occur and can help highlight what is working in our surrounding communities. We do this currently to a certain extent but this could be longer updates to highlight things, such as Lafayette's DDA approval.
- New Business List- a list of new businesses that received licenses between the last meeting and now.

Staff is happy to discuss other potential updates as well.

RECOMMENDATION:

Staff recommends EVC review and provide feedback.

ATTACHMENT(S):

1. None.

SUBJECT: STAFF UPDATES

DATE: APRIL 10, 2025

**PRESENTED BY: VANESSA ZARATE, CECD, ECONOMIC VITALITY MANAGER
AUSTIN BROWN, ECONOMIC VITALITY SPECIALIST**

SUMMARY:

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

Sundance is Coming to Boulder

The Sundance committee announced that the festival will be moving to Boulder from 2027-2037. This is a big win for Boulder and the surrounding communities as this will bring significant tourism to the area during the slowest time of year for many businesses. Staff has been working with partners in Boulder County and the Office of Economic Development and International Trade to support the recruitment of the festival and will continue to work with partners to welcome Sundance and visitors to our community.

Downtown Colorado Inc Best Project Nomination

The Downtown Vision Plan was nominated as one of three finalists for Best Project at DCI's annual award ceremony. The plan was nominated as "a forward-thinking plan focusing on creating a dynamic, people-first downtown that balances growth with preserving the town's unique character".

Professional Development Committees

Vanessa, Economic Vitality Manager, was appointed to both the Economic Development Council of Colorado's and the International Economic Development Council's Professional Development boards. These boards provide networking, training and professional development to practitioners across Colorado and the world. Through these boards, Vanessa is learning best practices and new techniques that she can continue to implement and celebrate in Louisville.

CHIPS Designation

Staff has been working to put together a CHIPS Zone application for Redtail Ridge and the Colorado Tech Center. This application was submitted to the State's Office of Economic Development and International Trade along with a resolution of support from the Louisville City Council. This application is being reviewed by the Economic Development Commission at their April meeting.

SUBJECT: STAFF UPDATES

DATE: APRIL 10, 2025

PAGE 2 OF 2

Front and Center Update

A kickoff meeting with the design team, RVI, was held late February. The first internal progress meeting occurred the first week of April. Staff continues to work with internal and external partners to move the project forward. Data collection survey is currently underway.

SUBJECT: DEVELOPMENT UPDATES

DATE: APRIL 10, 2025

PRESENTED BY: VANESSA ZARATE, CECD, ECONOMIC VITALITY MANAGER

SUMMARY: UPDATE

In the following, Staff provides updates on recent activity related to construction and development. These updates are for the most frequently asked about sites and not for every site in a review process or under construction. All updates and timeframes are subject to change.

Site	Update
800-804 Main Street (former Wildwood Guitars)	The building has new owners and Staff is working with them to re-activate the building.
809 Main Street (old Waterloo)	Project is continuing construction for the build-out of the restaurant space. There has been interest in the site, with multiple tours, but no LOI or leases signed to date.
816 Main Street (former Empire)	Staff is working with ownership and interested parties towards a sale. No contract or lease signed to date.
833 Main Street (former Chase)	The LRC has entered into a contract with Trestle Strategy Group to work with staff and the building owner on potential paths forward for the building.
1301 Courtesy Road (Delo Boom)	Delo Boom is working through City processes to construct 140 units of housing. The project will consist of studios through three-bedrooms and 13.5% affordable units.
950 Spruce Street	Construction has completed with the retail and office spaces currently being marketed for rent.
947 Pine Street (former gas station)	Plans call for renovation into Birdie Bar, an eatertainment use with a bar/restaurant and simulated (virtual) golf games. The project is under construction with a hopeful Summer 2025 opening.

SUBJECT: DEVELOPMENT UPDATES**DATE: MARCH 5, 2025****PAGE 2 OF 2**

1303 Empire Road (Ironton)	Ironton has approved plans for a new distillery and event center. Ironton is hoping to start construction Q1. Ironton is working with the City for a temporary use permit, to allow them to serve and engage with customers while they construct the building.
540 County Road (Louisville Grain Elevator)	The Grain Elevator has new owners that have engaged the City to turn the building into an activated space. Stay tuned.
1171 W Dillon Road (former Lowe's)	The New King Soopers Marketplace is currently in the City's planning process and has submitted a planned unit development for review, hoping to start construction 2025. This new King Soopers hopes to be open early 2026.
1164 W Dillon Road (Cinebarre)	University of Colorado has purchased the site and is currently working on public engagement for their plans for the site.
550 McCaslin Boulevard (former Sam's Club)	Relish broke ground on the construction on Friday, June 14 th . Relish is planning to open indoor and outdoor pickle ball courts with a food hall. The food hall has building permits into the City for buildout and hopes to open Q2 2025.
575 McCaslin Boulevard (former Carrabba's)	Staff is working with the broker representation to market and attract a new user to the building. No lease signed to date.

If you would like to add a site to these updates, please let me know.

ATTACHMENT(S):

None.

Women of Distinction

Commercial Showcase

Distinctive Homes

On the Job

News Tip



HEALTH CARE & INSURANCE | FEBRUARY 28, 2025 | 2:45:41 PM

AdventHealth buys land at Redtail Ridge

Site will likely house new Avista hospital



The Redtail Ridge final plat establishes a framework for infrastructure construction on the site, including the addition of several underpasses. Source: Sterling Bay presentation to Louisville City Council

Bycas High

LATEST NEWS

Greeley authorizes legal action against Windsor over IGA

Council moves city leader raises to second reading

Parent company intends to sell RV dealer in Weld County

State licenses Denver psychedelic-therapy center; first in Colorado

Facing foreclosure, Boulder condo project files for bankruptcy

Offering cutting-edge business services since 2003.
Internet and Data, Voice, Technology Solutions, Cybersecurity, and TV

970.503.5010
AlloFiber.com/Business

Allo BUSINESS

CALENDAR

3
APR

Confluence Colorado Water Summit
– Net Zero Cities

LOUISVILLE — The hospital system that operates AdventHealth Avista in Louisville recently purchased a plot of land within the **Redtail Ridge district**

This newly acquired property near the U.S. Highway 36 and Northwest Parkway interchange is likely where AdventHealth Avista intends to build a new hospital to replace the existing facility at 100 Health Park Drive.

For the past half-decade, developers, including the property's current owner and master developer Sterling Bay LLC, have had their sights set on building a 2.55-million-square-foot biotechnology- and health care-centric business park on the roughly 300-acre Redtail Ridge property, which was previously home to a massive Storage Technology Corp. campus. A new AdventHealth Avista hospital — the hospital system had been under contract to purchase a roughly 40-acre tract within the property for about three years — has long been considered a key element in the broader Redtail vision.

Boulder County real estate records show that Redtail Ridge Portfolio LLC, an entity registered to the Chicago address of Sterling Bay's offices, sold the parcel to Portercare Adventist Health System, an entity registered to AdventHealth's regional office in Greenwood Village, in mid-February for \$34 million.

Hospital leaders have long said that Avista suffers from accessibility issues. The hospital's vulnerabilities were highlighted during the Marshall Fire in late 2021.



The site is accessed only by Health Park Drive, which dead-ends at the hospital. Over the years, the hospital has been unsuccessful in securing a new interchange off of U.S. Highway 36. Poor access adds to the time required to reach the facility, making it difficult to attract new patients.

Additionally, Avista's landlocked location does not offer opportunities to expand, hospital officials have said, with the community missing out on potential new services because the hospital has no room to grow. A new hospital at Redtail Ridge would provide Avista with a far larger market service area, putting it closer to a wider population base.

Representatives with Avista and Sterling Bay were not made available for comment prior to publication of this story.

Denver developer Brue Baukol Capital Partners LLC bought the entire Redtail property from Phillips 66 (NYSE: PSX) in 2020 for \$34.93 million. As part of a July 2022 real estate transaction conducted by a series of holding companies, Sterling Bay acquired the site from Brue Baukol for just under \$128 million, Boulder County warranty deeds show. When Sterling Bay entered the picture, the developer added plans for flex-lab-office spaces aimed at biotechnology tenants.

3 APR	Coffee Talk – First Thursday of Every Month!
8 APR	Northern Colorado 2025 Women's Success Summit: Unlock Your Profit Power
View Calendar	
Submit your event	

Concerns from residents — mostly centering around flattening of the site, traffic, the size and location of public spaces, sustainability and economic viability — nagged Redtail Ridge for years, culminating in an April 2022 special election in which Louisville voters repealed a previous approval of the project by city officials.

After the election, allowable development on the site reverted to a set of land-use guidelines approved in 2010, and Sterling Bay has since worked through the city's entitlement and approvals process in an effort to finally begin development on the Redtail site.

[on Facebook](#)

[on LinkedIn](#)

Related Posts

Longmont leans toward creating tourism district with fees on hotels

Longmont officials this week gave their blessing to a plan to draft ordinances to create...

Panel: Quantum 'is going to move forward'

Although they expressed concern about whether federal research funding would continue, panelists at a Longmont...

Grant gamble

Banking and finance could be deemed the lifeblood of the economy. In principles of economics,...

Parent files to take Newmark Grubb Knight Frank public

The parent company of Newmark Grubb Knight Frank has filed a draft registration statement with...

Lucas High



A Maryland native, Lucas has worked at news agencies from Wyoming to South Carolina before putting roots down in Colorado.



Categories: Real Estate Health Care & Insurance Louisville Real Estate & Construction Sunday Weekly
Today's News Avista Adventist Hospital Redtail Ridge Redtail Ridge Portfolio LLC

Sign up for BizWest Daily Alerts

Email

Type your email

SUBMIT

Women of Distinction

Commercial Showcase

Distinctive Homes

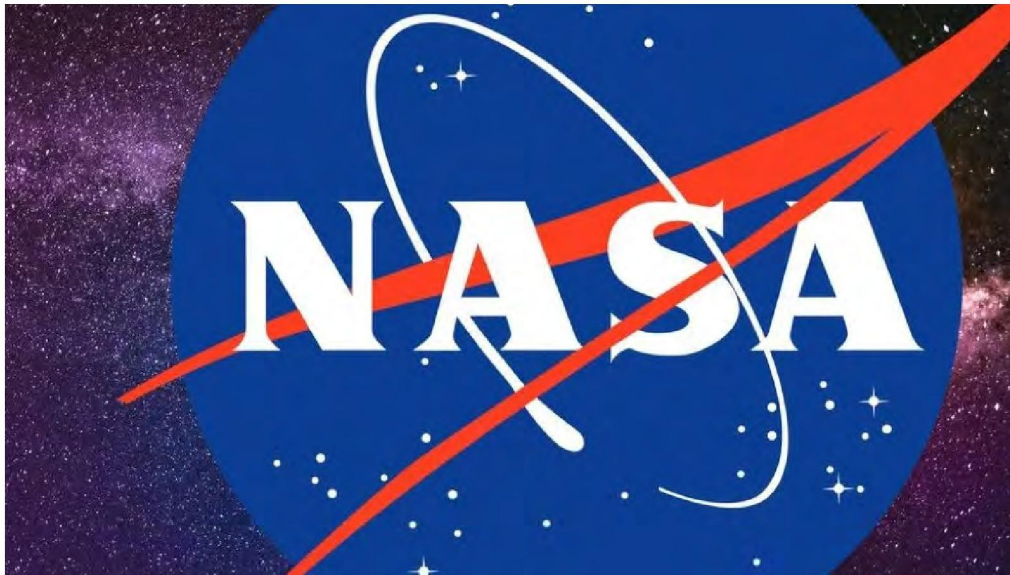
On the Job

News Tip



MARCH 5, 2025 | 7:13:25 AM

Colorado to play key role in NASA study on tropical storms



BizWest Staff

Colorado will play a key role in NASA's \$300 million Investigation of convective updrafts, part of a mission to investigate and understand why tropical storms form and why some produce extreme weather.

NASA has selected a variety of companies to conduct the investigation. The principal investigator is **Susan van den Heever**, who is at Colorado State University in Fort Collins. Key satellite system components will be provided by Blue Canyon Technologies in Lafayette and Tendeg LLC in Louisville.

LATEST NEWS

Greeley authorizes legal action against Windsor over IGA

Council moves city leader raises to second reading

Parent company intends to sell RV dealer in Weld County

State licenses Denver psychedelic-therapy center; first in Colorado

Facing foreclosure, Boulder condo project files for bankruptcy

Offering cutting-edge business services since 2003.
Internet and Data, Voice, Technology Solutions, Cybersecurity, and TV

970.503.5010
AlloFiber.com/Business

Allo BUSINESS

CALENDAR

3
APR

Confluence Colorado Water Summit
– Net Zero Cities

“The INCUS mission, comprised of three SmallSats flying in tight coordination, will investigate the evolution of the vertical transport of air and water by convective storms,” according to a news release. “These storms form when rapidly rising water vapor and air create towering clouds capable of producing rain, hail and lightning. The more air and water that rise, the greater the risk of extreme weather. Convective storms are a primary source of precipitation and cause of the most severe weather on Earth.

“Each satellite will have a high-frequency precipitation radar that observes rapid changes in convective cloud depth and intensities,” the release stated. “One of the three satellites also will carry a microwave radiometer to provide the spatial content of the larger-scale weather observed by the radars. By flying so closely together, the satellites will use the slight differences in when they make observations to apply a novel time-differencing approach to estimate the vertical transport of convective mass.”

Firefly Aerospace Inc. of Cedar Park, Texas, will provide the launch service for the mission, dubbed INCUS. The mission will launch on the company’s Alpha rocket from NASA’s Wallops **Venture-Class Acquisition of** **Dedicated and Rideshare** contract, the release stated. This contract allows the agency to make fixed-price indefinite-delivery/indefinite-quantity awards during VADR’s five-year ordering period, with a maximum total value of \$300 million across all contracts, the release stated.

[on Facebook](#) [on LinkedIn](#)

Related Posts

Boulder firms added to NASA Innovative Advanced Concepts program

Leaders from a pair of Boulder companies were recently among 15 selected to participate in...

Xairos inks SBIR contract, builds advisory board

3 APR	Coffee Talk – First Thursday of Every Month!
8 APR	Northern Colorado 2025 Women's Success Summit: Unlock Your Profit Power

[View Calendar](#) [Submit your event](#)

Women of Distinction

Commercial Showcase

Distinctive Homes

On the Job

News Tip



The modern law firm in the Mountain West.

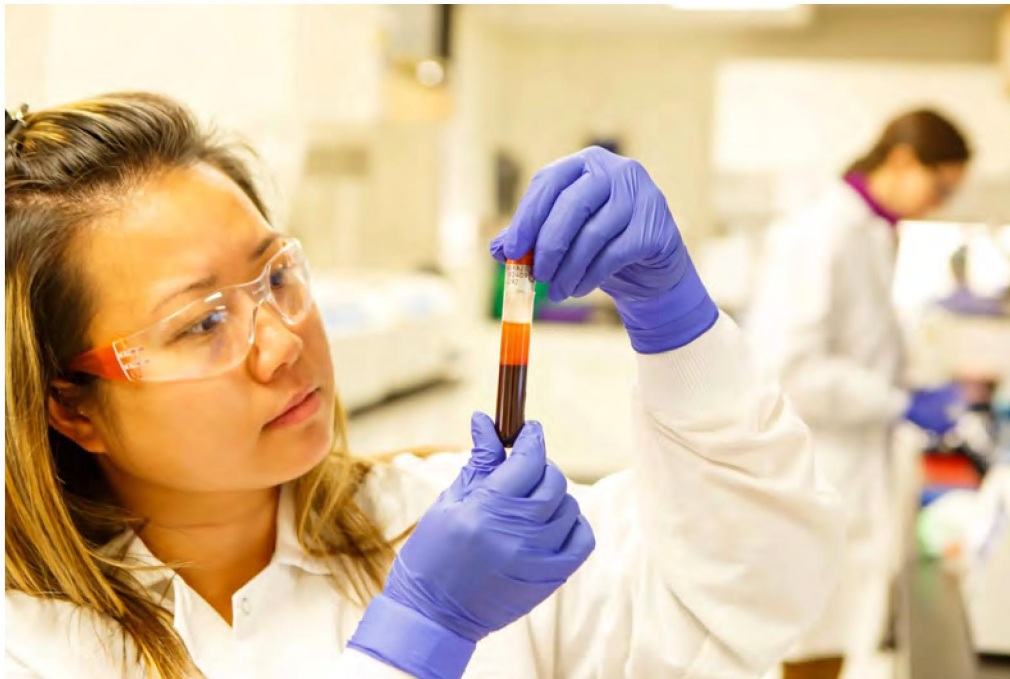
Sherman & Howard has joined Taft. Now 1,000+ attorneys strong.

[Learn more →](#)



MARCH 6, 2025 | 10:35:09 AM

Biodesix improved sales, cut losses in fourth quarter, fiscal 2024



Tunee Pelletier, a Biodesix employee, holds a blood sample ready to be processed for genomic testing. (Courtesy Biodesix)

Bycas High

LATEST NEWS

Greeley authorizes legal action against Windsor over IGA

Council moves city leader raises to second reading

Parent company intends to sell RV dealer in Weld County

State licenses Denver psychedelic-therapy center; first in Colorado

Facing foreclosure, Boulder condo project files for bankruptcy



Offering cutting-edge business services since 2003.
Internet and Data, Voice, Technology Solutions, Cybersecurity, and TV

970.503.5010
AlloFiber.com/Business



CALENDAR

3
APR

Confluence Colorado Water Summit
– Net Zero Cities

LOUISVILLE — Biodesix Inc. (Nasdaq: BDSX), a life-sciences company that specializes in developing tools to detect lung disease, improved its top and bottom line results in the fourth quarter of 2024 and for the full fiscal year.

The company posted sales of \$20.4 million and \$71.3 million for the fourth quarter and fiscal 2024, respectively, an improvement of 39% and 45% over the respective prior year comparable periods.

Biodesix recorded a net loss of \$8.3 million in the most recent period. That’s compared to a loss of \$9.1 million in the fourth quarter of 2023. For the full year, Biodesix posted a net loss of \$42.9 million, an improvement over the net loss of \$52.1 million in the previous fiscal year.

“Biodesix concluded a strong 2024, advancing our key initiatives and delivering on our financial and operational goals,” Biodesix CEO Scott Hutton said in a prepared statement. “We exceeded our revenue targets, with total revenue reaching \$71.3 million, driven by a 43% increase in lung diagnostics and a 70% growth in biopharma services. Our team successfully implemented operational efficiencies improving our gross margins to 78% for the year, strengthened clinical and commercial capabilities, and secured new partnerships and reimbursement coverage. We are well-positioned for continued growth and success and expect that 2025 will be a transformative year for Biodesix.”

Looking ahead, Biodesix expects to record between \$92 million and \$95 million in total revenue in fiscal 2025.

[on Facebook](#) [on LinkedIn](#)

Related Posts

Preliminary results show sales boost for Biodesix

Biodesix Inc. (Nasdaq: BDSX), a life-sciences company that specializes in developing tools to detect lung...

Charlotte’s Web: CBD product moves to Phase 2 trial for autism treatment

3 APR	Coffee Talk – First Thursday of Every Month!
8 APR	Northern Colorado 2025 Women's Success Summit: Unlock Your Profit Power
View Calendar Submit your event	

FOR THE EXCLUSIVE USE OF ABROWN@LOUISVILLECO.GOV

From the Denver Business Journal:

<https://www.bizjournals.com/denver/news/2025/03/07/denver-restaurant-challenges-creative-solutions.html>

SUBSCRIBER CONTENT:

FOOD & LIFESTYLE

OVERCOOKED

Restaurant owners adapt to survive in tough Denver market

Why restaurant owners in Denver feel burnt out

GETTY IMAGES



By [Cassidy Ritter](#) – Reporter, Denver Business Journal
Mar 7, 2025



Listen to this article 17 min



After operating for nearly 70 years, [The Taco House](#) closed in December. A month later, Michelin-recommended [Fruition Restaurant](#) ceased operations following 18 years of business.

Then [Osaka Ramen](#) closed after 10 years, and Comal Heritage Food Incubator followed suit after a nine-year run.

Lao Wang Noodle House ended its 25-year stint in mid-February. Lucky Noodles shuttered after five years of business. Benzina closed in February four years after it opened, and Eat'Ya Pizza shut its doors after just nine months.



Travis Rutledge carries a pot to the back while helping clean up and sell off restaurant supplies at Osaka Ramen on February 25, 2025, in Denver.

SETH MCCONNELL | DENVER BUSINESS JOURNAL

The list of local restaurant closures in the past few months goes on and on as restaurateurs battle a slew of economic headwinds, including [increases to Denver's minimum wage](#) and a rise in the cost of goods.

Frank Bonanno, cook and founder of Denver restaurants Luca, Mizuna, Osteria Marco and Vesper Lounge, said he is facing these problems every day with no support from the city – a challenge that has led him to close two concepts.

His restaurant French 75, at 717 17th St., closed in July with no plans to reopen due to the state of downtown Denver, the lack of office workers and staffing costs, Bonanno said. He also closed sandwich shop Salt & Grinder in September after operating for nearly a decade at 3609 W. 32nd Ave.

“I am not inclined to open anything [in Denver] right now, and I am intrigued by what other cities are offering,” Bonanno said. “Actually, I’m shocked by what other cities are offering and the commitment that other cities have to small business.”



Frank Bonanno, Denver restaurateur.

But other eateries and restaurant groups are forging ahead, launching new locations and experimenting with different revenue streams. Even Bonanno opened a new dumpling shop in his former Salt & Grinder space.

“The state of Denver’s restaurant industry right now is a mixed bag,” said Denise Mickelsen, Colorado Restaurant Association’s communication director. “There are really intense and complicated struggles or challenges for full-service, independent restaurants. But then there’s other segments of the industry that are finding some success with different models.”

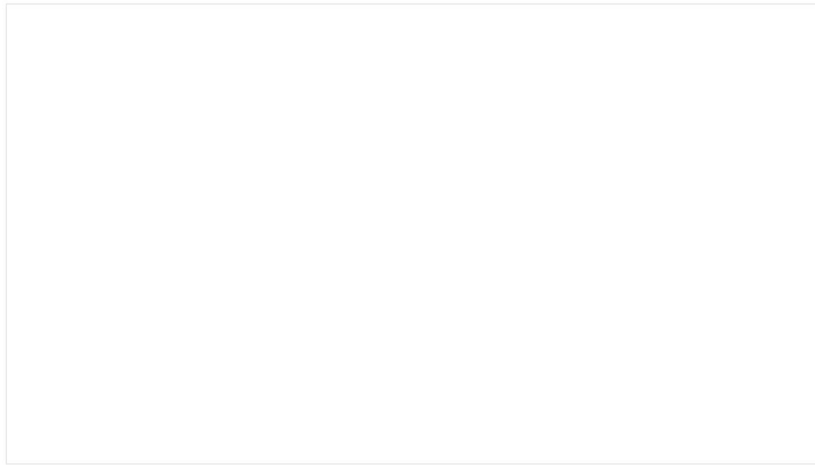
Economic difficulties mean success in Denver’s restaurant scene is taking more creativity, sacrifice and luck – and even some of the owners of the most beloved dining spots in Denver are saying it’s not worth it.

The challenges

Margins are getting tighter at dining establishments. About 10 years ago, if a restaurant made 8% or 10% net income, business was good. Now, that number hovers around 3% to 6%, according to Bonanno and Mickelsen.

After paying for labor, food and overhead, restaurant owners are left with about 3 cents for every \$1 spent, [according to the Colorado Restaurant Association](#).

One of the biggest challenges for many restaurateurs has been the soaring cost of labor.



Diners gather on Bonanno Concepts' rooftop garden on Larimer Square.
PROVIDED BY BONANNO CONCEPTS

On Jan. 1, Denver's minimum wage increased from \$18.29 per hour to \$18.81. Tipped employees, a group largely made up of restaurant and bar workers, can receive slightly lower wages – \$15.79 per hour in 2025 – from their employer as long as the tips they earn make up the difference. In 2024, the tipped minimum wage was \$15.27 per hour.

That \$15.79 an hour is well above the statewide tipped minimum wage, which comes in at \$11.79 an hour. The difference, many restaurant owners say, is having an impact on their bottom line.

Labor costs, including wages, payroll taxes and insurance coverage, used to account for 28% to 30% of a business's budget, Bonanno said. Now, it's about 40%. The Colorado Restaurant Association said it's heard of labor costs as high as 50%, "which is utterly unsustainable," Mickelsen said.

“Owners are being squeezed and are making less and less,” Bonanno said. “And at what point do you want to do this, do you want to be the owner and have the stress and the liabilities? It has to be worth it for people to invest in business and open [a] business and employ people and take all that risk.”

When labor costs increase like they have in recent years, restaurants have to cut shifts, reduce hours of operation, eliminate positions – like bussers, hosts and bar backs – or close their doors, Mickelsen said.

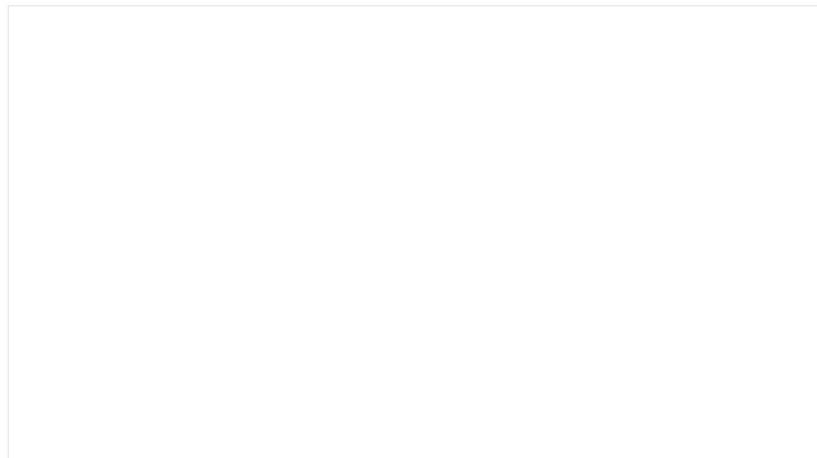
“It’s death by a thousand increases for restaurants right now,” she added.

A bill currently working its way through the state legislature would impact labor costs if it passes. [House Bill 1208](#), backed by the Colorado Restaurant Association, Rep. Steven Woodrow, Rep. Alex Valdez, Senator Judy Amabile and other Denver and statewide organizations, proposes lowering the state’s base pay for tipped employees by increasing the tip credit (the gap between the minimum wage and the minimum tipped wage).

If the bill passes, it would reset Denver’s tipped minimum wage to no more than 73% of the minimum wage by 2026, setting the tip credit at about \$5.22, and no more than 65% of the minimum wage by 2028. While some restaurant owners say the change would offer relief, many labor groups oppose the bill because it reduces workers’ wages.

Restaurants are also dealing with rising costs of flour, eggs – which [hit a record high](#) last month at \$4.95 a dozen – and other goods.

Jeff Osaka, owner of Sushi-Rama and recently closed Osaka Ramen, said he’s seen the cost of materials rise from 25% to 50% since the pandemic.



Some restaurants are passing these costs to consumers by increasing menu prices.

However, “at some point, a \$19 sandwich is a tough sell for a lot of people,” Bonanno said, referring to increasing costs at his now-shuttered sandwich shop.

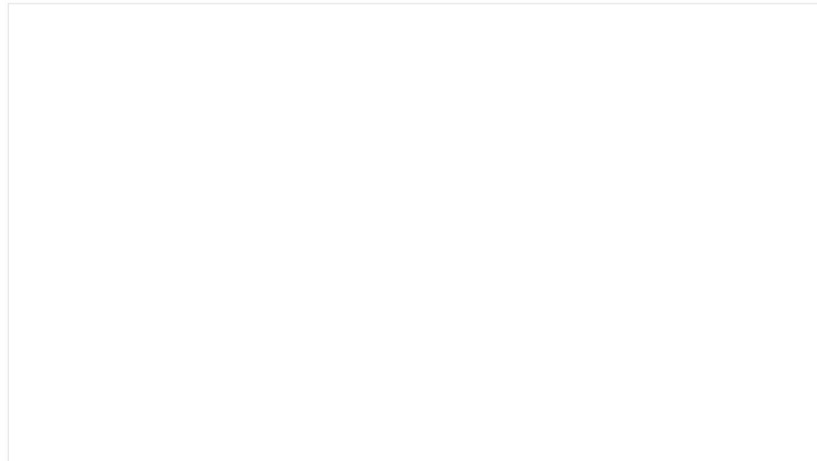
Other restaurant owners are cutting shifts to save money, taking longer to fix broken equipment or absorbing those costs and making less profit, according to Denver restaurateurs.

“This is probably the most challenging time in the business I’ve ever faced,” said Osaka, who’s been in the restaurant industry for 32 years. “... It seems like we never get a break. Now, the latest is eggs and then probably in the next month or so it’s going to be the tariffs. ... It’s difficult to pass those costs along to the customer as well. You want them to give them a great value along with a great product.”

Leaving downtown

Downtown Denver’s ongoing issues are also harming restaurants, owners say.

Business owners are watching downtown “fall completely apart,” Dave Query, owner of Jax Fish House & Oyster Bar in lower downtown, said in a February letter to Mayor Mike Johnston. Query cited crime and drugs, a decrease in parking spaces and a spike in property taxes as challenges businesses are facing. Other restaurateurs in the city co-signed the letter.



A plate of oysters at Jax Fish House
PROVIDED BY BIG RED F RESTAURANT GROUP

Fewer office workers to serve is also a challenge for downtown eateries.

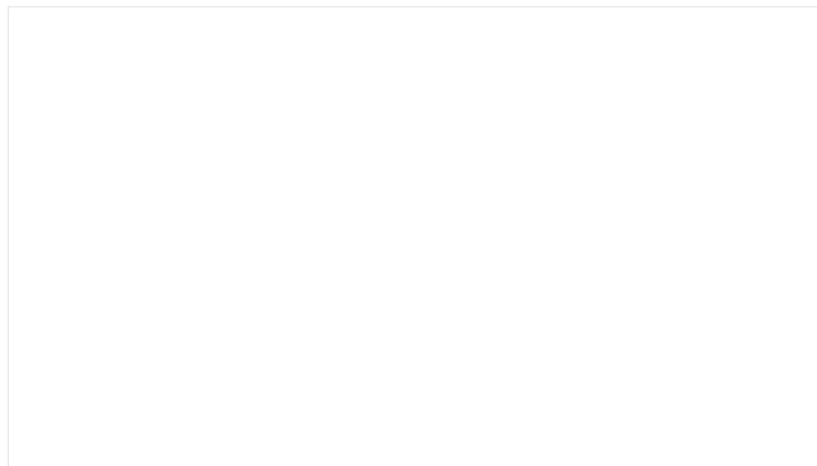
Take Bonanno’s Salt & Grinder, which closed in September.

“It wasn’t making any money since the pandemic,” Bonanno said. “Part of that is our fault. I take responsibility that we weren’t putting a great product out there. ... [Part of it is] there are no people working in offices around us anymore, and our business just suffered.”

Some restaurants with financial backing to grow are largely avoiding downtown.

Gastamo Group, the brand behind Homegrown Tap & Dough, Lady Nomada, Perdida, Park & Co. and Park Burger, is planning to open four restaurants this year. Only one of those concepts will be in Denver, and it won’t be downtown.

The restaurant group recently [opened Homegrown Tap & Dough in Parker](#) and plans to open another pizzeria in Castle Rock. Its third Lady Nomada is coming to Denver’s Central Park neighborhood and it expects to open a restaurant in Colorado Springs.



A table of food at Homegrown Tap & Dough's original location in Wash Park
BRADLEY TAYLOR WOLFE/PROVIDED BY GASTAMO GROUP

The migration of people moving to the suburbs during Covid-19 and the “little disruption on the traditional casual dining concepts” in these communities are other reasons the restaurant group is looking outside Denver, said Peter Newlin, chief visionary officer and co-founder of Gastamo Group.

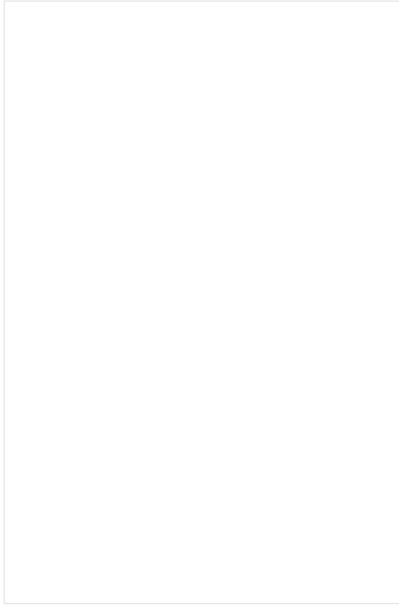
“It’s very, very sad just to see the urban core getting hit the way it is,” Newlin said. “You’re really forced to pivot [and] say, ‘Hey, let’s go these great surrounding communities that we love.’ ... We hope to be building again in the heart of a city we love so deeply.”

Plans for new locations don’t stop this year. The group intends to open two to four restaurants a year.

Gastamo Group [raised \\$6 million last March](#) and will continue using revenue from existing restaurants to fund these ventures, said Philippe Failyau, CEO and co-founder of Gastamo Group.

But opening new locations still comes with the same set of challenges other restaurant operators are facing.

“Colorado’s got to make changes to get restaurants on a growth path again,” Newlin said. “We’re seeing more closures than we’ve seen recently. ... Every aspect of creating and opening a restaurant has gotten more challenging.”



Line cook Owen Hardy hands a dish to a waiter at Mezcaleria Alma on February 24, 2025, in Denver.

SETH MCCONNELL | DENVER BUSINESS JOURNAL

Denver Mayor Mike Johnston told City Cast Denver, a local podcast, that a 20% taxable service charge added to restaurant bills could help eateries overcome the city’s minimum wage. Johnston said the idea is to share a portion of the tax revenue back to restaurants.

“Current tipped minimum wage laws, while well-intended, are creating difficult burdens for restaurant owners and causing steep pay disparities between servers and back-of-house employees,” Johnston said in a statement. “Doing nothing is not an option. A voluntary service fee – which restaurants often use to replace a traditional customer added tip – is merely one potential option that could help Denver restaurants and employees succeed, and I will keep working hard to find a commonsense solution that ensures wages stay high and businesses remain open.”

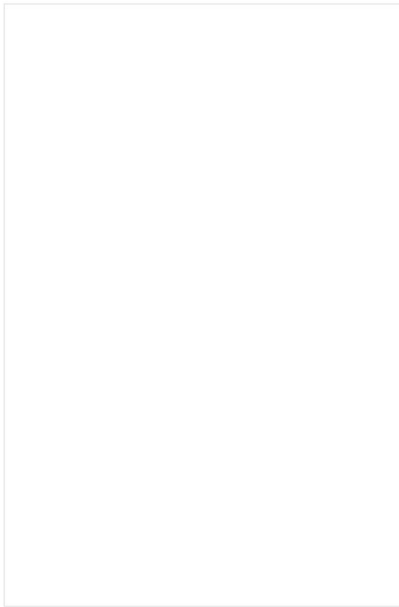
Getting creative

Some restaurants pivot. They test new revenue streams, like Birdcall’s decision to license internal software and franchise locations.

But even the most decorated chefs say it isn’t easy.

Johnny Curiel, executive chef and owner of [Michelin-starred restaurant Alma Fonda Fina](#), said his strategy is taking on new opportunities as they arise rather than actively seeking out new locations.

Two years ago, Curiel and his wife opened Alma Fonda Fina with no intention of opening another, he said.



Bartender Ian Young adds grasshoppers to a plate as he prepares a tasting flight for a customer at Mezcaleria Alma on February 24, 2025, in Denver.

SETH MCCONNELL | DENVER BUSINESS JOURNAL

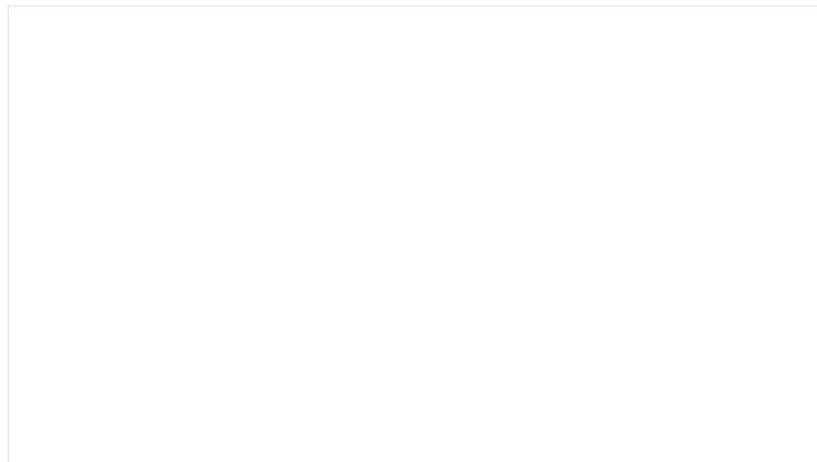
Since opening Alma Fonda Fina, at 2556 15th St., in December 2023, Curiel has launched a new restaurant concept every four to seven months. [Cozobi Fonda Fina opened in July](#) in Boulder, and Mezcaleria Alma opened next to Alma Fonda Fina in November.

Curiel's fourth concept, dubbed Alteño, is expected to open in mid-March at Clayton Hotel & Members Club in Cherry Creek North.

"... We're going from owning these small, really intimate restaurants ... to now going into a big restaurant at the base of a beautiful hotel and members club," Curiel said. It's a lot at risk, but we believe that our team is there, and we believe that us, also as individuals, are ready to do it."

Curiel attributes his brand's growth to being "very, very fortunate" and getting creative, such as using beef tongue, which is typically cheaper than other cuts of meat.

Other restaurants like Leven Deli Co. and Olive & Finch have also placed their bets on new locations and concepts.



Elora Hotz weighs out dough as they prepare to make loaves of bread at Leven Bakery on February 25, 2025, in Denver.

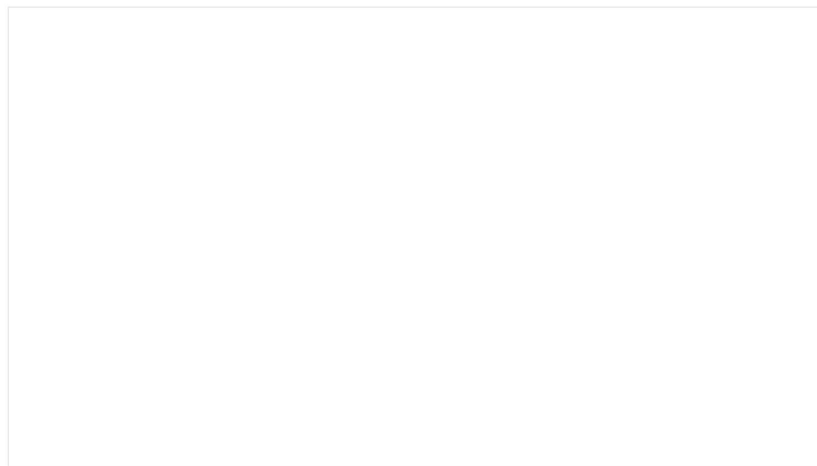
SETH MCCONNELL | DENVER BUSINESS JOURNAL

In January, Leven opened Leven Supply, a restaurant, gift and wine shop, at 300 E. Alameda Ave. in Washington Park. It also opened an 11,800-square-foot catering facility, called the “breadquarters,” to fill catering orders, a branch of the business Anthony Lygizos, co-founder and owner of Leven, said is growing.

This winter, the company plans to open a full-service, roughly 7,500-square-foot restaurant in downtown Denver, at 675 15th St.

To cater to the restaurant’s demands and to make labor “as efficient as humanly possible,” Leven Downtown is designed to function as one large restaurant or eight smaller ones that can accommodate up to 50 people each. The kitchen can operate with four people or up to 12, said Anthony Lygizos, co-founder and owner of Leven Deli Co.

Opening new locations is a “little white knuckling,” Lygizos said, but he and his team believe people will come back to the office and that convention traffic will continue to rise.



Patrick Allen takes a customers order at Little Finch on February 25, 2025, in Denver.

SETH MCCONNELL | DENVER BUSINESS JOURNAL

“We want to be ahead of the curve,” he said.

Olive & Finch is also experimenting with different business models and new locations.

It opened a grab-and-go location at Denver International Airport in late January and plans to [open a restaurant with a “more robust selection of grab-and-go” items at Union Station](#) in March. Olive & Finch will also open a spot at the Denver Performing Arts Center in May, followed by an eatery in the Golden Triangle and two more airport locations next year, said Mary Nguyen, founder and president of Olive & Finch.

“One of the things that I think has made us sustainable during these difficult times is that we’ve really been able to find different sources of revenue,” said

Nguyen, who has a background in finance. “We have a big portion of our sales from catering. We have a lot of to-go.”

Olive & Finch also has a wholesale business, bottles and sells its own cold pressed juices (and soon coffees) and a hospitality management company.



Noah Larkin eats while working on his laptop in the dining room at Little Finch on February 25, 2025, in Denver.

SETH MCCONNELL | DENVER BUSINESS JOURNAL

Mickelsen with the Colorado Restaurant Association said she’s hearing restaurants that offer “counter service with hospitality,” like Olive & Finch and Leven Deli Co. are finding success in today’s challenging markets.

“I think different business models, creative business models and higher-end restaurants are [having] a better chance of succeeding right now,” she said.

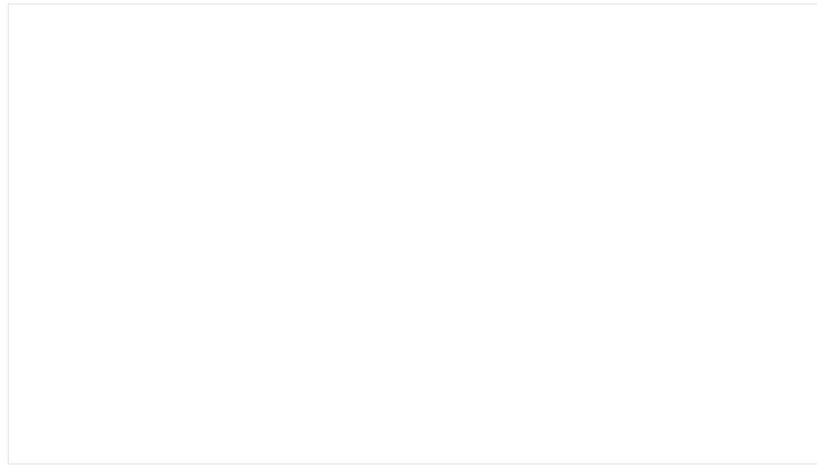
The monogamous approach

Opening additional locations or launching new revenue streams aren’t the only indicators of success in the restaurant industry.

Take Barolo Grill at the northern edge of Denver’s Cherry Creek neighborhood.

The fine-dining establishment has operated at 3030 E. 6th Ave. for 32 years and has no plans to open a second location, according to [owner Ryan Fletter](#).

Fletter tested the waters with a [casual Italian street-food concept, called Chow Morso Osteria, in 2016 at food hall Avanti F&B](#). In 2018, Chow Morso Osteria opened a brick-and-mortar location in downtown Denver at 1500 Wynkoop St. before closing due to the pandemic.



Ryan Fletter is the owner of Barolo Grill, an Italian restaurant in Denver's Cherry Creek neighborhood.

BAROLO GRILL

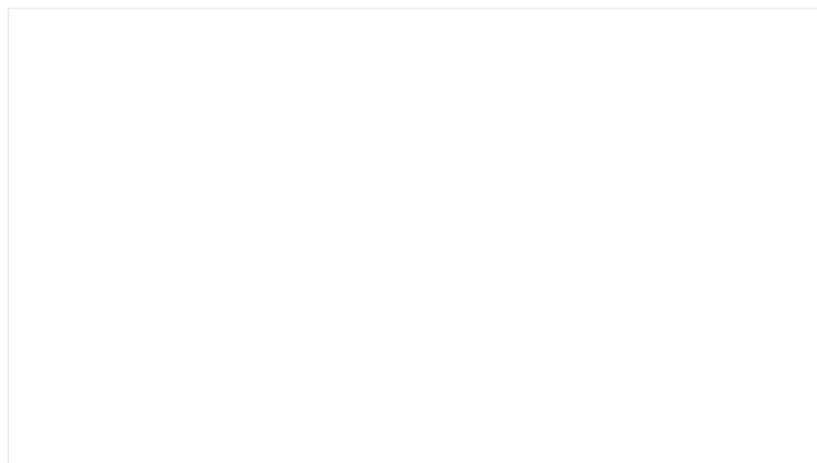
"I cured my curiosity and my craving," Fletter said. "I'm a monogamous relationship person, and so I feel like I'm going to have a beautiful, continuous monogamous relationship with Barolo. ... I am really happy with my one great entity, and I want to also have some personal life. ... I also don't want to dilute this incredible business."

For Fletter, one location is enough even though Barolo is frequently sold out on weekends and some weekdays.

It also appears that diners are willing to pay more for special experiences. Barolo's four-course meal used to cost about \$80 and is now \$95 per person.

"We've been fortunate to get feedback [from diners saying] that this is not inexpensive, but it's so worth it," Fletter said.

The restaurant has navigated the rising price of ingredients by making more calculated purchases and managing food waste while keeping prices in line with guest expectations, Fletter said. Barolo also changed its tipping model in 2020. Now, earned tips are shared among all employees working on a given night, including kitchen members, Fletter said.



Barolo Grill is a full-service Italian restaurant.

BAROLO GRILL

The restaurant's revenue has increased year over year, with a 22% jump from January 2022 to January 2023 and a 6% jump from January 2024 to 2025, according to Fletter.

Last year, Barolo had its best year yet, Fletter said, noting that the business is in a bit of a holding pattern right now.

"We're not sure if inflationary activity is going to hold or drop or continue to go up," he said. "If our revenue continues and our guests continue to come in, we can continue to battle those costs. I'm thrilled that we're paying our staff more. The business isn't making as much, but the business is very happy and healthy so that's okay."

Sometimes it's time to close

Other restaurants haven't fared as well.

[Osaka Ramen](#) closed after operating for nearly 10 years in Denver's River North Art District.

"We had a good run," Owner Jeff Osaka said. "It's been just shy of 10 years, and our lease is up, and I think it was the opportunity to go out, I wouldn't say on top, but on a great chapter."

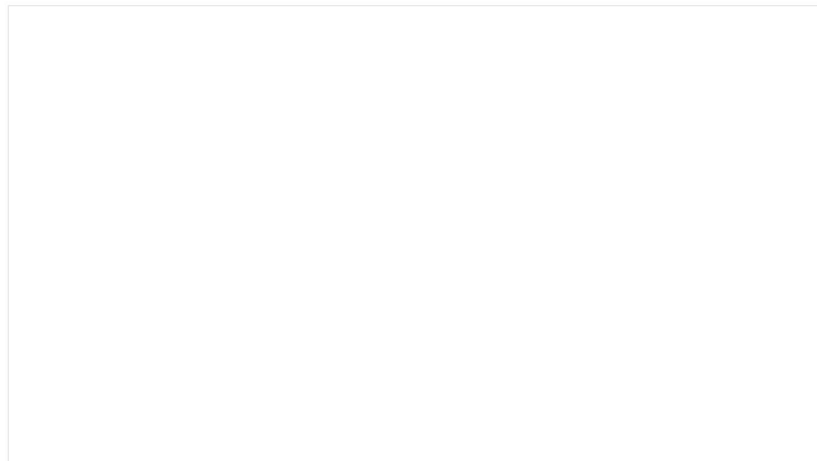
Osaka said this is his seventh restaurant closure in four and a half years.

He closed his restaurant [12@Madison](#) in 2020, stepped away from [Louisville's Empire Lounge & Restaurant](#) in early 2023 and closed four out of five Denver-area Sushi-Rama locations in February 2024.

Last year, he had 175 employees. Now he's down to 26.

When Osaka announced his ramen spot was closing, he said the decision came amid "significant challenges facing Denver's restaurant industry, including rising ingredient costs, an evolving economic landscape, and the mandated tip credit on top of a high minimum wage."

"Every restaurant runs its course," Osaka told the Denver Business Journal.



A stack of metal plates sit on a table at Osaka Ramen on February 25, 2025, in Denver.

Osaka, who still owns Sushi-Rama at 2615 Larimer St. in RiNo, said he’s ready for a new role in the food and beverage space that allows him to focus on the customers and team rather than payroll, profits and losses.

Even during challenging times and amid restaurant closures, chefs and owners do their best to push ahead because they genuinely enjoy the work they do.

“It’s a great industry to be in,” Osaka said. “I love it with the bottom of my heart.”

Bonanno echoed Osaka’s statement, adding that he still has restaurants in Denver because of his affection for the city in which he lives.

“I think we have incredible food here in the city of Denver. That’s not to say that it is not brutal to do business in the city of Denver,” Bonanno said. “I think restaurant people just happen to be very entrepreneurial and very hard working and are overcoming every obstacle that Denver throws at them.”

“We love Denver,” Bonanno went on to say. “It’s just really, really hard to make the numbers work.”

THE LIST

Largest Denver–Area Catering Companies

Catering revenue for year ended October 2024

Rank	Prior Rank	Business name
1	3	Epicurean Catering Inc. LLC / Epicurean Entertainment Inc. LLC
2	1	Catering By Design
3	2	Biscuits + Berries Catering
View This List		

NEWS > BUSINESS

Construction on Louisville's huge innovation campus Redtail Ridge to begin this spring

The mixed-use development in Boulder County secures \$88 million in financing



A rendering of Redtail Ridge, located along Highway 36 in Boulder County. Construction on the first phase of Redtail Ridge's horizontal infrastructure is set to begin in spring 2025. (Rendering provided by Sterling Bay)



By **ALVARADO GAMEZ** | jalvarado@denverpost.com

UPDATED: March 10, 2025 at 2:07 PM MDT

Louisville's [Redtail Ridge](#) mixed-use development has secured \$88 million in bonds to fund its infrastructure costs, paving the way for the groundbreaking of its life sciences and innovation campus this spring.

The funding was facilitated through a partnership between [Sterling Bay](#), a national real estate investment, development and management firm and [Piper Sandler Special District Group](#), a firm specializing in special district financing.

“Redtail Ridge is a transformational project that brings together cutting-edge life sciences and innovation with unparalleled dedicated open spaces and community benefits,” said Rodney Richerson, Managing Principal at Sterling Bay in a Monday news release.

“This partnership represents the culmination of years of collaboration, planning and investment in Boulder County’s future.”

The 2.6 million-square-foot campus is designed to meet the growing demand for life sciences, R&D, bio-manufacturing, office and industrial facilities.

The [former StorageTek campus](#) property will feature over 330,000 square feet of office building space, along with a 20,000-square-foot amenity center offering a gym, yoga areas, lounge and conference center, according to the Redtail Ridge project website.

It will also provide over 194 acres of outdoor space, more than 20 miles of trails, pedestrian paths, bike lanes and approximately 14,000 square feet of retail space.



The Redtail Ridge site plan outlines a multi-phase development project that will convert a vacant 475-acre parcel into a vibrant mixed-use innovation campus. (Site plan from Redtail Ridge project website)

Along U.S. 36 between Denver and Boulder, Redtail Ridge is positioned near four major bioscience programs at the [University of Colorado Boulder](#), Colorado State University, University of Denver and the University of Colorado Denver, providing an ideal location for a life sciences hub.

AdventHealth Avista has also [purchased land](#) within the Redtail Ridge development for \$34 million, with plans to build a new hospital.

Redtail Ridge is expected to generate \$42 million in local taxes and fees

Projected annual retail sales amount to \$144 million and \$12.5 million is expected in new annual sales tax revenues. The development will generate about 10,500 jobs, including more than 1,400 direct and indirect jobs through AdventHealth Avista's Redtail Ridge location.

Colorado's life sciences ecosystem has seen significant growth, with private and NIH funding exceeding \$9 billion over the past five years, based on Monday's news release of the project.

"We are proud to support a project that will drive economic growth, foster innovation and expand opportunities for the life sciences sector in Colorado," said Shelby Noble, managing director at Piper Sandler special district group.

Construction on the first phase of Redtail Ridge's horizontal infrastructure is set to begin in spring 2025. The first vertical phase is anticipated to commence later this year.

Founded in 1986, Sterling Bay's team of 150-plus professionals manages a portfolio exceeding \$20 billion in real estate assets across the creative office, industrial, residential and life sciences sectors.

[Get more business news by signing up for our On The Block newsletter.](#)

Originally Published: March 10, 2025 at 1:01 PM MDT

Around the Web

REVCONTENT

How Seniors Can Potentially Lower

Capital Gains Tax

Women of Distinction

Commercial Showcase

Distinctive Homes

On the Job

News Tip

COAN, PAYTON & PAYNE, LLC
ATTORNEYS AT LAW

BEST LAW FIRMS
RANKED BY Best Lawyers
UNITED STATES
2024

REAL ESTATE ■ BUSINESS ■ ESTATE PLANNING

We exist to empower the success of our clients, our team and our communities by providing exceptional legal and consulting services.

CP2LAW.COM | DENVER | FORT COLLINS | GREELEY

REAL ESTATE & CONSTRUCTION | MARCH 11, 2025 | 3:11:49 PM

Louisville's Studio Shed sheds name, rebrands as StudioHome



BizWest Staff

LOUISVILLE — Studio Shed Acquisition LLC, a Louisville-based prefabricated building company that until recently used the Studio Shed trade name, has rebranded as StudioHome.

"This is a natural evolution for our company, which has built much more than sheds over the past 17 years," StudioHome cofounder and creative director Jeremy Nova said in a prepared statement. "Our journey began with a simple project to store our bikes but quickly became

LATEST NEWS

Greeley authorizes legal action against Windsor over IGA

Council moves city leader raises to second reading

Parent company intends to sell RV dealer in Weld County

State licenses Denver psychedelic-therapy center; first in Colorado

Facing foreclosure, Boulder condo project files for bankruptcy

Allo MEANS BUSINESS

Offering cutting-edge business services since 2003.
Internet and Data, Voice, Technology Solutions, Cybersecurity, and TV

970.503.5010
AlloFiber.com/Business

Allo BUSINESS

CALENDAR

3
APR

Confluence Colorado Water Summit
– Net Zero Cities

something much more profound: reimagining how quickly and efficiently we can build comfortable, flexible, efficient living spaces.”

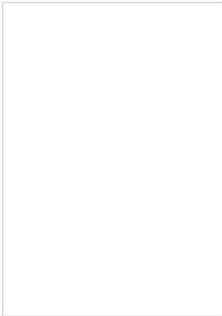
Along with its new name, the company recently debuted a 528-square-foot carriage home accessory dwelling unit product.

“As communities across the United States face a housing crisis, ADUs and a focus on smaller living spaces have emerged as essential solutions,” the company said in a news release. “StudioHome is pioneering new approaches to housing with smart online design tools, factory efficiencies and rapid on-site construction.”

[on Facebook](#)

[on LinkedIn](#)

ADVERTISING



Related Posts

New generation to lead Studio B Architecture

The leadership of Studio B Architecture + Interiors, a 34-year-old architectural and interior design business...

Run for a hearty cause

3 APR	Coffee Talk – First Thursday of Every Month!
8 APR	Northern Colorado 2025 Women's Success Summit: Unlock Your Profit Power

[View Calendar](#)

[Submit your event](#)

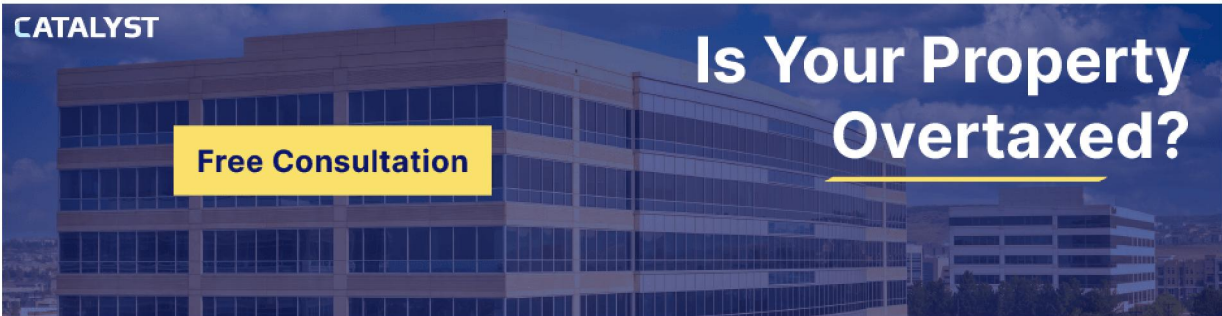
Women of Distinction

Commercial Showcase

Distinctive Homes

On the Job

News Tip



MEDIA, PRINTING & GRAPHICS | MARCH 11, 2025 | 2:48:43 PM

Price increase fuels fourth-quarter revenue boost for Gaia



Gaia Inc.'s headquarters in Louisville. Christopher Wood/BizWest

Bycas High

LATEST NEWS

Greeley authorizes legal action against Windsor over IGA

Council moves city leader raises to second reading

Parent company intends to sell RV dealer in Weld County

State licenses Denver psychedelic-therapy center; first in Colorado

Facing foreclosure, Boulder condo project files for bankruptcy

Offering cutting-edge business services since 2003.
Internet and Data, Voice, Technology Solutions, Cybersecurity, and TV

970.503.5010
AlloFiber.com/Business

Allo BUSINESS

CALENDAR

3
APR

Confluence Colorado Water Summit
– Net Zero Cities

LOUISVILLE — Gaia Inc. (Nasdaq: GAIA) posted double-digit year-over-year revenue growth in the fourth quarter of 2024, driven in part by an increase in the streaming video provider's subscription rates.

Sales in the most recent quarter were \$24.4 million, up 18% from the fourth quarter of fiscal 2023. Gaia reduced its net loss from \$1.8 million to \$800,000 over that period.

"As planned, we have delivered positive free cash flow for both Q4 and the full year," Gaia chairman Jirka Rysavy said in a prepared statement. "Our price increase during (the) second part of the year has already shown positive revenue impact with 18% revenue growth in the quarter. The price increase combined with investments in content, AI and community, shall further improve Gaia's position."

Gaia's membership "increased during the year, growing sequentially during the fourth quarter, regardless of some member losses due to the price increase, with the member count ending at 856,000 up from 806,000 on Dec. 31, 2023," the company said.

[on Facebook](#) [on LinkedIn](#)



Related Posts

Nasdaq threatens Noodles & Co. with delisting over low stock price

Nasdaq has warned Noodles & Co. that it could be delisted from the stock exchange...

Vail Resorts stock gets lift from increased quarterly sales, earnings

3 APR	Coffee Talk – First Thursday of Every Month!
8 APR	Northern Colorado 2025 Women's Success Summit: Unlock Your Profit Power
View Calendar Submit your event	



A Maryland native, Lucas has worked at news agencies from Wyoming to South Carolina before putting roots down in Colorado.



Categories: Media, Printing & Graphics Today's News Gaia Inc.

Sign up for BizWest Daily Alerts

Email

SUBMIT

Taft/

Sherman
& Howard

The modern law firm in the Mountain West.

Sherman & Howard has joined Taft. Now 1,000+ attorneys strong.

[Learn more →](#)

BizWest

The Business Journal of the
Boulder Valley and Northern
Colorado



© BizWest Media, LLC. All rights reserved.

[About us](#)
[Advertise](#)
[Consent Preferences](#)
[Contact us](#)
[Privacy Policy](#)
[RSS](#)
[Subscribe](#)
[Subscribe to Newsletters](#)
[Terms of Use](#)

FOR THE EXCLUSIVE USE OF ABROWN@LOUISVILLECO.GOV

From the Denver Business Journal:

<https://www.bizjournals.com/denver/news/2025/03/11/redtail-ridge-louisville-life-sciences-campus.html>

SUBSCRIBER CONTENT:

Commercial Real Estate

\$88M in bonds secured for life sciences and innovation campus



A rendering shows Redtail Ridge in Louisville.

COURTESY OF STERLING BAY



By **Justyna Tomtas** – Reporter, Denver Business Journal
Mar 11, 2025



Listen to this article 3 min



A mixed-use life sciences and innovation campus is one step closer to fruition after a national real estate investment firm secured tens of millions of dollars in financing for part of a Louisville development.

Chicago-based Sterling Bay, the owner and developer of the land on which the campus will be built, recently closed on a deal securing \$88 million in general obligation bonds for the infrastructure at Redtail Ridge. The bonds were secured through a partnership with Piper Sandler Special District Group, the companies announced.

The financing opens the doors for the groundbreaking of the campus this spring. The first phase will include horizontal infrastructure. That will be followed by vertical construction that is anticipated to start later this year.

The plan is to turn Redtail Ridge into a 2.6 million-square-foot campus with an amenity center and over 20 miles of trails and dedicated open spaces.

Located along Highway 36 between Denver and Boulder, Redtail Ridge has been identified as a good spot for a life sciences hub because of the highly educated population and the proximity to four bioscience programs at University of Colorado Boulder, Colorado State University, University of Denver and University of Colorado Denver, the release said.

“Redtail Ridge is a transformational project that brings together cutting-edge life sciences and innovation with unparalleled dedicated open spaces and community benefits,” said Rodney Richerson, managing principal at Sterling Bay, in the announcement. “This partnership represents the culmination of years of collaboration, planning and investment in Boulder County’s future.”



An aerial image shows the Redtail Ridge site in Louisville.
BRUE BAUKOL CAPITAL PARTNERS

The mixed-use campus is years in the making and [has faced controversy in the past](#).

Redtail Ridge aims to meet the growing demand for life sciences, research and development, bio-manufacturing, office and industrial facilities, the announcement said.

“We are proud to support a project that will drive economic growth, foster innovation and expand opportunities for the life sciences sector in Colorado,” said Shelby Noble, managing director at Piper Sandler special district group, in the release.

Perkins & Will is the architectural firm for the project. It will be constructed by Mortenson.

Earlier this year, [AdventHealth spent \\$34 million to buy land at Redtail Ridge](#). The health care company plans to bring a new hospital to the area.

T H E L I S T

Largest Denver–Area Biotechnology/Bioscience Cos.

FTEs companywide

Rank	Prior Rank	Company name
1	1	Medtronic
2	2	Pfizer Inc.
3	3	Terumo Blood and Cell Technologies
View This List		

LATEST HEADLINES

SUBSCRIBER ONLY

Louisville set to discuss waiving \$1,000 rental fee for patios this summer



By **ANDREA GRAJEDA** | agrajeda@prairiemountainmedia.com | Prairie Mountain Media

UPDATED: March 17, 2025 at 4:08 PM MDT

The Louisville City Council will discuss potentially waiving a \$1,000 fee for local businesses to rent outdoor patios from the city for the summer season, according to Tuesday's meeting agenda.

Businesses can apply to rent the 34 outdoor patios from the city in late March, and the patios will be installed in late April, according to the agenda

The Louisville patio program first started in 2008, but it was suspended in 2020 and 2021 during the COVID-19 pandemic when Louisville officials decided to shut down Main Street to allow for more outdoor dining. The council meeting starts at 6 p.m. at City Hall, 749 Main St.

Originally Published: March 17, 2025 at 4:01 PM MDT

Around the Web

REVCONTENT



Here's The Estimated Cost of a 1-day Gutter Guards Installation

LeafFilter Partner



Revealed: The Top Financial Advisors in The US

SmartAsset

LATEST HEADLINES

Louisville downtown businesses may rent removable patios for \$500 for summer season



The Louisville City Council will continue to offer a patio program for downtown businesses. (Courtesy photo)



By **ANDREA GRAJEDA** | agrajeda@prairiemountainmedia.com | **Prairie Mountain Media**

UPDATED: March 10, 2025 at 6:48 PM MDT

Louisville businesses in the downtown area can pay \$500 this year to rent an outdoor removable patio from April to October, a measure meant to add extra seating. .

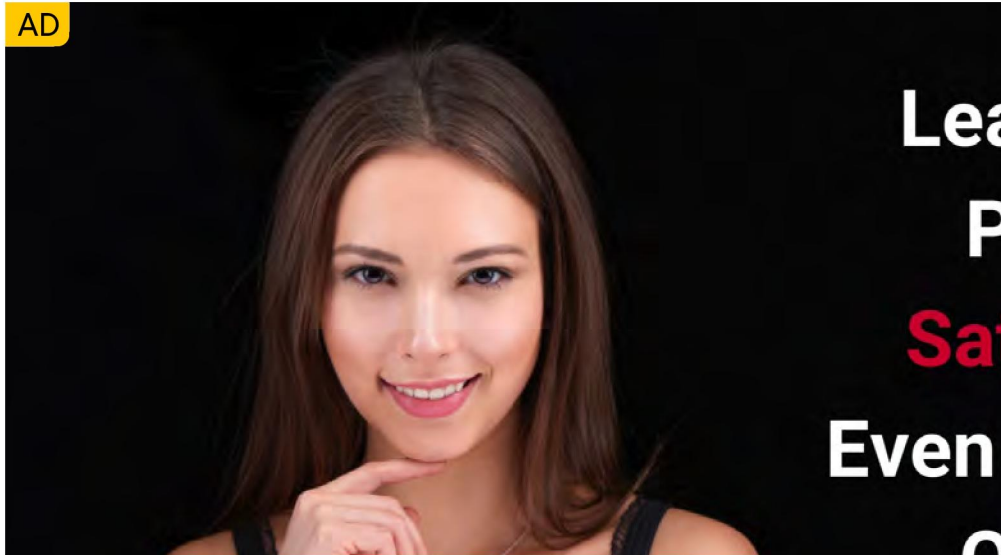
The Louisville city government has 34 removable patios for which downtown businesses can apply. Business owners can apply to the program later this month. The patios are placed in front of the businesses on the street to allow for extra outdoor seating and aimed to help draw people to the downtown area. The patios still allow for the streets to stay open for traffic.

The Louisville City Council voted 6-1 at a meeting Tuesday to waive \$500 to each business accepted for the patio rental program for the 2025 summer season. City officials originally set the cost to rent the patios at \$1,000, and the waiver will allow businesses to rent the patios for \$500. Councilmember Barbara Hamlington voted against the measure, stating that while she wants all businesses in Louisville to thrive, city officials should take a holistic approach rather than prioritizing just downtown businesses to apply for the removable patios.

The council originally spoke about continuing the \$1,000 waiver from 2024 to this summer. But some people on the council raised concerns about how free patios might increase the demand for patios. Rob Zuccaro, community development director, said restaurants currently receive first preference for the removable patios. If any patios are left over, then other businesses may be chosen for the patio program, he said.

The patios were about \$16,000 each when the city bought them in 2021, according to the meeting agenda materials. Samma Fox, interim city manager, said this year's projected patio revenue is listed as \$25,000 in the budget. Fox said the cost to make up for the lost revenue would come from the city's capital fund.

Mayor pro tem Caleb Dickinson said the city's purpose in charging a rental fee is not to make a profit, but to recoup on the cost of buying the patios, as well as to maintain and install the patios. Because the city only has 34 patios available, Dickinson said the city needs a plan on how to address a potential increase in future demand for patios.



Councilmember Judi Kern said the council should help make sure the downtown area is vibrant for both businesses and residents, and that the patio program helps ensure that prosperity.

“Let’s work out a way that we, the city, and the businesses can work together on some fees and incentivize for next year,” Kern said.

Kern said city officials could develop a way for businesses to commit to a removable patio for 2026 at a discounted rate, as well as work toward a future citywide business vitality program.

Originally Published: March 19, 2025 at 6:46 PM MDT

Around the Web

REVCONTENT

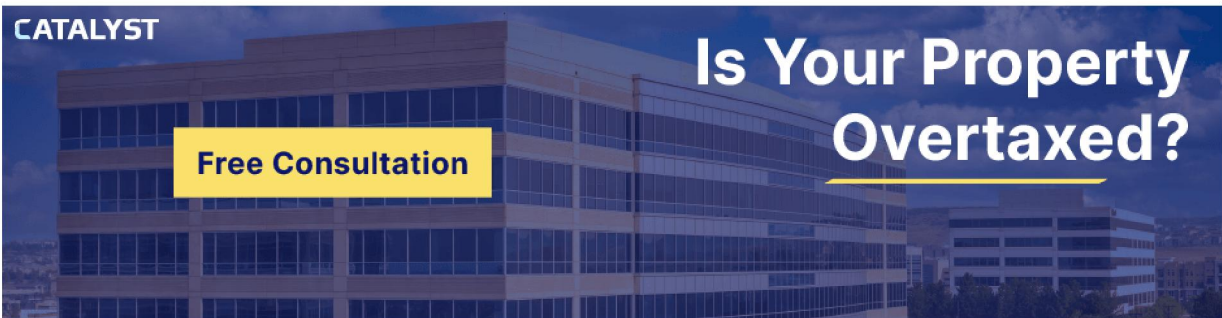
Women of Distinction

Commercial Showcase

Distinctive Homes

On the Job

News Tip



MARCH 21, 2025 | 2:03:42 PM

Intrepid plans to complete Louisville fiber network by 2027



Intrepid Fiber Networks broke ground March 11 on construction of its fiber broadband network in Superior. Pictured left to right, Chief Construction Officer Jeff Polachek, Council Member Stephanie Miller, CEO Jack Waters, Mayor Mark Lacis, Vice President Shane Peverill, Chief Technology Officer Dave Cooper, and Council Member Neal Shah. Business Wire photo.

LATEST NEWS

Greeley authorizes legal action against Windsor over IGA

Council moves city leader raises to second reading

Parent company intends to sell RV dealer in Weld County

State licenses Denver psychedelic-therapy center; first in Colorado

Facing foreclosure, Boulder condo project files for bankruptcy

A graphic for 'Allo MEANS BUSINESS'. It features a blue background with a white handshake icon. The text 'Allo MEANS BUSINESS' is in white. Below this, it says 'Offering cutting-edge business services since 2003. Internet and Data, Voice, Technology Solutions, Cybersecurity, and TV'. At the bottom, there is a phone number '970.503.5010' and a website 'AlloFiber.com/Business'. The 'Allo BUSINESS' logo is also present.

CALENDAR

3
APR

Confluence Colorado Water Summit
– Net Zero Cities

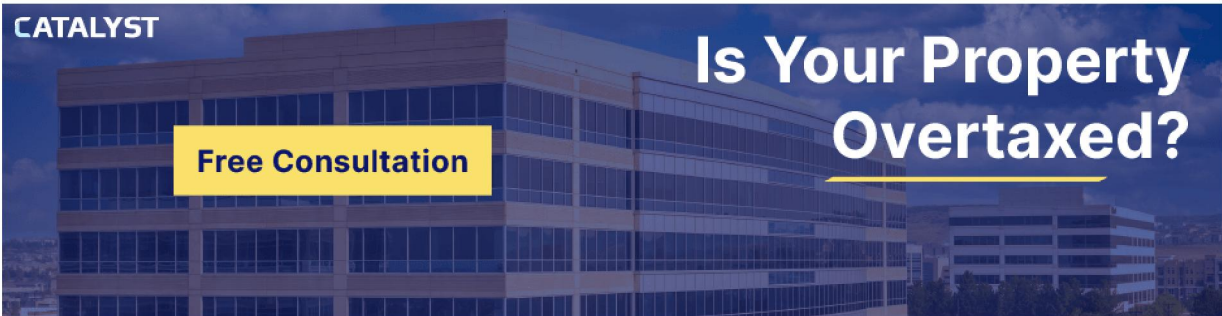
Women of Distinction

Commercial Showcase

Distinctive Homes

On the Job

News Tip



HEALTH CARE & INSURANCE | MARCH 23, 2025 | 7:53:21 AM

‘Years in the making’: Redtail Ridge to finally break ground in April

Infrastructure work to begin on former StorageTek campus



An artist's rendering of a portion of the Redtail Ridge development in Louisville. Courtesy Sterling Bay.

Bycas High

LOUISVILLE — After more than a half-decade, dozens of government hearings and votes, a name change, an ownership change and a special election, the sprawling Redtail Ridge mega-development in Louisville is expected to break ground in April.

LATEST NEWS

Greeley authorizes legal action against Windsor over IGA

Council moves city leader raises to second reading

Parent company intends to sell RV dealer in Weld County

State licenses Denver psychedelic-therapy center; first in Colorado

Facing foreclosure, Boulder condo project files for bankruptcy

Offering cutting-edge business services since 2003.
Internet and Data, Voice, Technology Solutions, Cybersecurity, and TV

970.503.5010
AlloFiber.com/Business

Allo BUSINESS

CALENDAR

3
APR

Confluence Colorado Water Summit
– Net Zero Cities

“The project has been delayed from our expectations,” Rodney Richerson, a managing principal with Redtail’s master developer, Sterling Bay LLC, told BizWest last week. “... But we’re really excited to officially move forward. This has been years in the making.”

For the better part of six years, developers have their sights set on building a 2.6-million-square-foot biotechnology- and health care-centric business park on the roughly 300-acre Redtail Ridge property, which was previously home to a massive Storage Technology Corp. campus.

Denver developer Brue Baukol Capital Partners LLC bought the Redtail property from Phillips 66 (NYSE: PSX) in 2020 for \$34.93 million, and began planning a development project **Navajo Ridge** in 2022. The estate transaction conducted by a series of holding companies, Sterling Bay acquired the site from Brue Baukol for just under \$128 million, Boulder County warranty deeds show. When Sterling Bay entered the picture, the developer added plans for flex-lab-office spaces aimed at biotechnology tenants.

Concerns from residents — mostly centering around flattening of the site, traffic, the size and location of public spaces, sustainability and economic viability — nagged the project, which was eventually redubbed Redtail Ridge, for years, culminating in an April 2022 special election in which Louisville voters repealed a previous approval of the project by city officials.



After the election, allowable development on the site reverted to a set of land-use guidelines approved in 2010, and Sterling Bay has since worked through the city’s entitlement and approvals process in an effort to finally begin development on the Redtail site.

Sterling Bay, in partnership with Piper Sandler Special District Group, recently secured \$88 million in general obligation bonds that will fund some initial horizontal infrastructure development on the site.

“We’ve worked with them on other projects around the country, specifically a Chicago project,” Richerson said of investment bank Piper Sandler & Co.’s public finance team.

“Once we had final construction pricing on (infrastructure work), we went to the market for the bonds. It was actually very well received. We raised about \$88 million, which is a little bit higher than what we anticipated — it was actually oversubscribed.”

The first phase of infrastructure work is expected to take about 18 months to complete. It will include extensions of “three roads, all the water and sewer utilities that are needed, as well as some intersection improvements,” Richerson said.

3 APR	Coffee Talk – First Thursday of Every Month!
8 APR	Northern Colorado 2025 Women's Success Summit: Unlock Your Profit Power
View Calendar	
Submit your event	



Redtail Ridge. Courtesy Brue Baukol Capital Partners LLC

Mortenson Co. will provide construction services, and architecture firm Perkins & Will will do design work for the initial horizontal development phase.

Richerson said Sterling Bay expects to begin vertical development in late 2025. The first buildings that are likely to be delivered are a roughly 100,000-square-foot flex facility for life-sciences users and a pair of roughly 150,000-square-foot advanced manufacturing buildings.

“It’s probably a little bit too early to talk much about leasing activity. But we’ve had some inbound” from potential future tenants, he told BizWest. “We have really not marketed it for lease aggressively — we were waiting to see when we actually break ground. So now we have some visibility for the groundbreaking and delivery times, we’re really starting the marketing effort and we’ve had a few inbound inquiries for development opportunities.”

AdventHealth appears assured to eventually call Redtail Ridge home is **Avista**, which is expected to build a new hospital on the site to replace the existing facility at 100 Health Park Drive.

AdventHealth had been under contract to purchase a roughly 40-acre tract within the Redtail property for about three years. That deal was finalized in February. Boulder County real estate records show that Redtail Ridge Portfolio LLC, an entity registered to the Chicago address of Sterling Bay’s offices, sold the parcel to Portercare Adventist Health System, an entity registered to AdventHealth’s regional office in Greenwood Village, in mid-February for \$34 million.

Hospital leaders have long said that Avista suffers from accessibility issues. The hospital’s vulnerabilities were highlighted during the Marshall Fire in late 2021.

The site is accessed only by Health Park Drive, which dead-ends at the hospital. Over the years, the hospital has been unsuccessful in securing a new interchange off of U.S. Highway 36. Poor access adds to the time required to reach the facility, making it difficult to attract new patients.

Additionally, Avista's landlocked location does not offer opportunities to expand, hospital officials have said, with the community missing out on potential new services because the hospital has no room to grow. A new hospital at Redtail Ridge would provide Avista with a far larger market service area, putting it closer to a wider population base.

"We're really thrilled to welcome AdventistHealth to the site. Their presence really aligns with our vision, so we're really looking forward to working with them," Richerson said. "They've been side by side with us and a big supporter (throughout the Redtail planning process). It's very important for them to move forward and relocate their hospital, but at this point we don't really have specifics of their timing."



Centura Health's Avista Adventist Hospital has occupied its campus at 100 Health Park Drive in Louisville since 1990. Christopher Wood/BizWest

[on Facebook](#)

[on LinkedIn](#)

Related Posts

Proposal to turn Boulder car dealership into apartments wins Planning Board nod

A plan from a local developer to turn the former Foundation Hyundai of Boulder site...

Noodles rolls out revamped menu amid stock stumble

BOULDER -- Zight Corp., formerly Colorado Microdisplay, ceased operations Nov. 30. Only a skeleton staff...

Lucas High



A Maryland native, Lucas has worked at news agencies from Wyoming to South Carolina before putting roots down in Colorado.



[BizWest Cover Story](#) [Health Care & Insurance](#) [Life Sciences](#) [Louisville](#) [Real Estate & Construction](#) [Today's News](#) [AdventHealth](#) [Avista Hospital](#) [Brue Baukol Capital Partners LLC](#) [Redtail Ridge](#) [Sterling Bay LLC](#)

Sign up for BizWest Daily Alerts

Email

SUBMIT

CATALYST

Free Consultation

Is Your Property Overtaxed?

LATEST HEADLINES

SUBSCRIBER ONLY

Lafayette expands on sustainability, recycling rebates for local businesses



Reusable dishes offered at the Boulder Valley Unitarian Universalist Fellowship in Lafayette. The Lafayette City Council approved an initiative to provide businesses with a rebate for programs to reduce or address waste. (Lafayette agenda materials / Courtesy photo)

Lafayette businesses and apartment complexes can apply for rebates to help reduce waste, following Lafayette City Council's approval to expand on existing recycling and waste reduction incentives.

Last year, the council approved an ordinance requiring businesses, apartments and city-permitted events to subscribe to recycling services, ensure collection of recycling and fill out an annual survey about the recycling program. The program is part of an intergovernmental agreement with Boulder County.

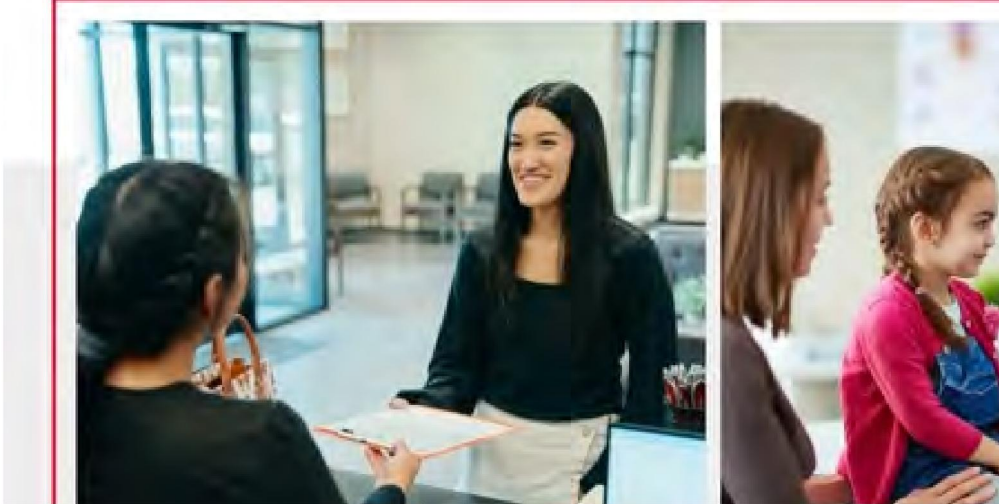
The council on Tuesday unanimously approved two sustainability initiatives: for businesses and apartment complexes to receive a rebate when starting a new recycling service as well as a rebate for businesses purchasing indoor garbage, recycling and compost containers.

The waste reduction program offers a \$1,150 rebate to businesses and apartment complexes starting a recycling service. Elizabeth Bocon, Lafayette's sustainability director, said during the Tuesday city council meeting that the program has been very successful, with over 20 businesses in the waitlist for the rebate, according to Bocon.

Bocon recommended the city continue and expand the rebate program for the 2025 year given the high demand. The amended intergovernmental agreement amount would allow for 30 new businesses to take advantage of the rebate. The funding for the 2025 program would be provided by state bag fee revenue. (At the start of 2024, a state law prohibited stores from providing single-use plastic carryout bags but allowed recycled paper carryout bags for a 10-cent-per-bag cost — or a higher fee imposed by the

The Lafayette program “would remove any barriers for businesses who want to implement recycling, making it easy and convenient for them to implement,” Bocon said.

AD



According to city materials, Lafayette will pay Boulder County about \$50,000 to administer the rebates for new recycling services.

The city also currently offers rebates for reusable items through an intergovernmental agreement with Partners for a Clean Environment, a Boulder County Office of Sustainability, Climate Action and Resilience service. The annual incentive covers up to 50% of the cost for businesses to transition into using reusable items, like dishes or takeaway containers, for a maximum of \$1,000.

Jenn Dingman, commercial sustainability advisor for Lafayette and Louisville at Partners for a Clean Environment, said the rebate for businesses to switch to reusable items is to avoid creating waste altogether. Dingman said the best action is to not create any waste at all.

“Reusing is the gold standard,” Dingman said.

The incentive helps cover the cost of any reusable program business owners come up with to avoid creating waste, like a refillable dog treat station at a pet store to avoid plastic waste or reusable cups at a diner, Dingman said.

Bocon said the enhanced waste reduction program would also give business

Lafayette will pay \$10,000 annually to Partners for a Clean Environment to administer the rebate regarding indoor garbage, recycling and compost, as well as provide education on the rebate to local businesses.

Originally Published: March 20, 2025 at 6:14 PM MDT

Around the Web

REVCONTENT



Here's The Estimated Cost of a 1-day Gutter Guards Installation

LeafFilter Partner



Limited Time Offer: Adorable Bunny Robot Toy for Easter!

Libiyi

Women of Distinction

Commercial Showcase

Distinctive Homes

On the Job

News Tip



**PLANT A
PINWHEEL**

RAISING AWARENESS FOR CHILD ABUSE PREVENTION

PLANTAPINWHEEL.COM

Pinwheels symbolize the happy, healthy childhoods that all children deserve.



MARCH 28, 2025 | 2:18:53 PM

Louisville chamber to launch First Fridays series

LATEST NEWS

Greeley authorizes legal action against Windsor over IGA

Council moves city leader raises to second reading

Parent company intends to sell RV dealer in Weld County

State licenses Denver psychedelic-therapy center; first in Colorado

Facing foreclosure, Boulder condo project files for bankruptcy



**Allo
MEANS
BUSINESS**

Offering cutting-edge business services since 2003.
Internet and Data, Voice, Technology Solutions, Cybersecurity, and TV

970.503.5010
AlloFiber.com/Business



CALENDAR

3
APR

Confluence Colorado Water Summit
– Net Zero Cities



3 APR	Coffee Talk – First Thursday of Every Month!
8 APR	Northern Colorado 2025 Women's Success Summit: Unlock Your Profit Power
View Calendar Submit your event	

BizWest Staff

LOUISVILLE — A new event series called First Fridays, a monthly gathering for the town's business community, will be launched next week by the Louisville Chamber of Commerce.

The first networking event in the series will be held from 5 to 7 p.m. April 4 at the chamber, 901 Main St., featuring margaritas from Rocky Mountain Tap and Garden.

Those wishing to host future First Fridays events are invited to write to info@louisvillechamber.com

[on Facebook](#)

[on LinkedIn](#)

Related Posts

[Louisville celebrates biz leaders, 40 years at annual awards dinner](#)

Women of Distinction

Commercial Showcase

Distinctive Homes

On the Job

News Tip





PLANT A PINWHEEL

RAISING AWARENESS FOR CHILD ABUSE PREVENTION

PLANTAPINWHEEL.COM

Pinwheels symbolize the happy, healthy childhoods that all children deserve.



Colorado biz leaders’ confidence at one of the lowest levels in decades

Component	Q2 2024	Q3 2024	Q4 2024	Q1 2025	Q2 2025	Quarterly Change	Annual Change
Industry Sales	57.9	54.7	48.0	53.4	37.3	▼	▼
Industry Profits	56.6	52.0	46.3	50.4	35.2	▼	▼
Industry Hiring	50.1	48.0	44.6	48.1	32.6	▼	▼
Capital Expenditures	52.3	50.9	46.6	47.7	32.5	▼	▼
State Economy	54.1	51.2	49.0	50.1	28.1	▼	▼
National Economy	51.0	46.8	45.8	50.3	25.9	▼	▼
LBCI	53.7	50.6	46.7	50.0	31.9	▼	▼

Created with Datawrapper
Leeds Business Confidence Index. (Credit: CU Boulder)

Bycas High

LATEST NEWS

- Greeley authorizes legal action against Windsor over IGA
- Council moves city leader raises to second reading
- Parent company intends to sell RV dealer in Weld County
- State licenses Denver psychedelic-therapy center; first in Colorado
- Facing foreclosure, Boulder condo project files for bankruptcy



Offering cutting-edge business services since 2003.
Internet and Data, Voice, Technology Solutions, Cybersecurity, and TV

970.503.5010
AlloFiber.com/Business



CALENDAR

3
APR

Confluence Colorado Water Summit – Net Zero Cities

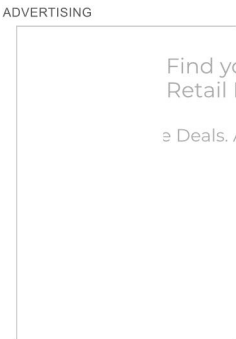
BOULDER — Business leaders in Colorado are less optimistic about the state and national economy than they have been in years, due in large part to President Donald Trump’s policies toward trade and the administration’s attempts to slash federal spending.

The University of Colorado Leeds Business Confidence Index hit its third-lowest mark ahead of the second quarter of 2025. Only twice have business leaders **felt more pessimistic** at the start of the COVID-19 pandemic in the second quarter of 2020 and during the housing and financial crisis that led to the Great Recession in the first quarter of 2009.

“We saw sentiment fall pretty sharply” from the first to the second quarter of this year, Leeds Business Research Division executive director Brian Lewandowski said. “It was the second largest decrease that we recorded in the 23-year history (of the Leeds Business Confidence Index), and it fell from a very neutral point.”

The LBCI fell from a score of 50 in the first quarter of 2025 to 31.9 heading into the second quarter. An LBCI score — which is based on impressions of the state economy, national economy, industry sales, industry profits, industry hiring and capital expenditures — of 50 is neutral.

“There’s a lot of uncertainty out there when it comes to the impact of tariffs and the restructuring of the federal government,” Lewandowski said.



All six of the LBCI component metrics fell in the second quarter. More than 77% of respondents expressed a negative view of the Colorado economy, and a similar percentage of survey-takers felt negatively about the national economy.

While the Colorado economy is certainly slowing, Lewandowski noted that “Colorado’s GDP is still at a record level, and Colorado’s personal income is still at a record level, and Colorado’s per capita personal income is still at a record level. ... I want to zoom out and just emphasize the point that our economy is still operating at its maximum level that we’ve really ever seen.”

[on Facebook](#) [on LinkedIn](#)

Related Posts

Colorado Springs workforce program to shutter

3 APR	Coffee Talk – First Thursday of Every Month!
8 APR	Northern Colorado 2025 Women's Success Summit: Unlock Your Profit Power
View Calendar Submit your event	

and air...

Lucas High



A Maryland native, Lucas has worked at news agencies from Wyoming to South Carolina before putting roots down in Colorado.

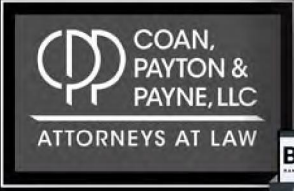


[Boulder News](#) [Economy & Economic Development](#) [Sunday Weekly](#) [Today's News](#) [Leeds Business](#)
[Confidence Index](#) [University of Colorado](#) [Board of Regents](#)

Sign up for BizWest Daily Alerts

Email

SUBMIT



BEST LAW FIRMS
AWARDED BY *Fortune* MAGAZINE
UNITED STATES
2024

REAL ESTATE ■ BUSINESS ■ ESTATE PLANNING

We exist to empower the success of our clients, our team and our communities by providing exceptional legal and consulting services.

CP2LAW.COM | DENVER | FORT COLLINS | GREELEY



The Business Journal of the
Boulder Valley and Northern
Colorado



© BizWest Media, LLC. All rights reserved.

- About us
- Advertise
- Consent Preferences
- Contact us
- Privacy Policy
- RSS
- Subscribe
- Subscribe to Newsletters