

FALL 2013

► Breweries in Downtown ...1



► Search Available Properties Online ...2



► Business Tidbits ...3



► Business License Renewal Time ...4



TOWN OF ERIE

ECONOMIC DEVELOPMENT NEWS



Photo: Melissa Richards and Daniel Richards, two of the four owners of Echo Brewing Cask & Barrel Inc. stand in front of their new facility at 600 Briggs Street in Historic Downtown.

FAMILY BREWERIES

THREE DIFFERENT BREWERIES ARE COMING TO HISTORIC DOWNTOWN ERIE THIS FALL

The first Erie family to commit to opening a brewery in Historic Downtown Erie is the Cervantes family with their new business, Industrial Revolution Brewery Company.

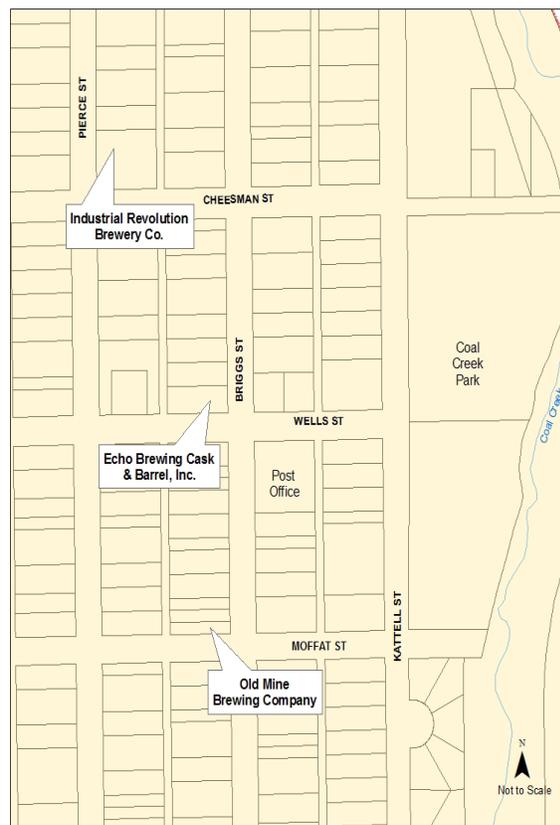
The brewery is located at the northeast corner of Cheesman and Pierce Streets. The Cervantes family has renovated their new facility in a manner that offers guests the choice of enjoying their refreshments inside or out on a deck. Beers are being brewed now so stop on by for a taste.

After failing to find the perfect place two years ago, Echo Brewing Cask & Barrel, Inc. has discovered it this year at the northwest corner of Briggs and Wells Streets in a former fire station. The Richards family business comprised of four siblings who all reside in Erie are excited to make some wonderful renovations to the building and site. With plans to be open in late fall Echo will offer outdoor patios and beer gardens to entice

additional customers to come taste the variety of products of not only beer but panini's and more.

But wait, there is more. Old Mine Brewery is coming to the northwest corner of Briggs and Moffat Streets with a selection of ciders, and other adult beverages. With the 300 plus days of sunshine in Colorado, Old Mine Brewery, formed by Erie residents John Jacquat and Mike Yaeger, will tempt people coming through Downtown with the scent of bar-b-que and great dining atmosphere on the patio next to a historic building.

Each brewery has indicated a desire to partner with local restaurants for additional food service options. With three brewERIEs open for business Historic Downtown Erie will be on the map as a true destination for beer connoisseurs.



Map: Locations of new breweries in Historic Downtown Erie.

SEARCH AVAILABLE PROPERTIES ONLINE

LISTINGS OF NON-RESIDENTIAL PROPERTIES IN ERIE HELP
CONNECT PROSPECTIVE BUSINESSES TO AVAILABLE SPACES

Before a prospective business or a site selector even contacts a local broker or economic development professional in a region, they look online for available resources. This is especially true for start up to small businesses as they develop their business plan and evaluate the cost of sites.

The Town is maintaining a list of available properties throughout Erie online at http://www.erieco.gov/economic_development. The properties listed are from a compilation of sources including Loopnet, Xceligent, Craig's List, and word of mouth.

If you have a non-residential property available for lease or sale send details to pmehle@erieco.gov.

Browsers looking for business sites like to know the available space size, rate, expenses, what services are in place and minimum terms. The more information



provided the better. Many prospects will not even look at a property if the listing says "Negotiable," so go ahead set a price. It could help to start a negotiation on a contract.

The Town receives on average three calls per month from this page. Year to date, the Town is aware of at least one business that has located in Erie based on the listings found on the Town's Available Properties pages.

Make sure your property or space is listed at www.erieco.gov/economic_development click on Available Properties.

BIZ QUESTION

WHO, WHAT, WHEN,
WHERE AND WHY

Question: I am moving my business into a space that had a similar user. I don't need to make any changes other than maybe paint. Do I need a building permit? What other applications from the Town will I need?

Answer: Yes. You will need to apply for a permit in order to obtain a Certificate of Occupancy for your business. Any business occupying commercial space in Erie is required to obtain a permit and have an inspection prior to starting to operate in the space. This applies to all businesses even if you will not make any improvements to the space. (IBC 150.1)

If you will have a sign, even if it is only to change the plastic sheet within the existing sign frame, a sign permit is required. Temporary banners also require a permit.

Don't forget to obtain a business license for the new location. A license for every location, or change in location is required.

BUSINESS DEVELOPMENT ACTIVITIES

FREE OR LOW-COST ACTIVITIES IN THE ERIE AREA

Small Business Development Center Programs

For registration and details please visit www.coloradosbdc.org and click on Training.

Start Up Orientation - FREE

North Metro SBDC @ Front Range Community College

November 26, 2013 9:00 a.m. to 11:00 a.m.

December 10, 2013 6:30 p.m. to 8:30 p.m.

Managing Employees: Why is "Documentation" a Dirty Word - FREE

North Metro SBDC @ Front Range Community College

November 14, 2013 6:30 p.m. to 9:00 p.m.

Estate & Retirement Planning for Small Businesses - Free

North Metro SBDC @ Brighton Learning Resource Center

January 17, 2014 from 9:00 a.m. to Noon

Quickbooks Essentials - \$45 @ Boulder SBDC

December 18, 2013 1:00 p.m. to 4:00 p.m.



Erie Chamber of Commerce

For details on events and registration please contact the Erie Chamber of Commerce at 303.828.3440 or visit www.eriechamber.org



Country Christmas Parade & Celebration in Old Town Erie
December 6, 2013 from 5:00 p.m. to 9:00 p.m.
Parade Entry and Business Booths Available

Erie Community Showcase At the Erie Community Center
February 6, 2014, Business booths available.
\$100 for Chamber Members, \$125 for Non-Members



Shop Small
Shop Small Business
Saturday, November 30

BUSINESS TIDBITS

FIRE INSURANCE AND YOUR FIRE DEPARTMENT - WHAT IS THE CONNECTION?



Photo: Mountain View Fire Rescue's improved services leads to new ISO Rating and potentially lower insurance premiums for businesses and residents.

Fire insurance premiums are based on a fire department's capability to respond enough people and the proper equipment to a fire. To help establish appropriate fire insurance premiums for residential and commercial properties, insurance companies need reliable, up-to-date information about a community's fire protection service. Insurance Service Office (ISO) provides that information through the Public Protection Classification (PPC) Program.

ISO collects information on municipal fire protection efforts in communities throughout the United States. In each of those communities, ISO analyzes the relevant data using the Fire Suppression Rating Schedule (FSRS). ISO then assigns a Public Protection Classification PPC from 1 to 10. Class 1 generally represents superior property fire protection, and Class 10 indicates that the area's fire-suppression program doesn't meet ISO's minimum criteria.

By classifying a community's ability to suppress fires, ISO helps the community evaluate its public fire protection services. The program provides an objective, countrywide standard that helps fire

departments in planning and budgeting for facilities, equipment, and training. By securing lower fire insurance premiums for communities with better public protection, the PPC program provides incentives and rewards for communities that choose to improve firefighting services."

Mountain View Fire Rescue (MVFR) recognizes the financial impacts insurance premiums have on homeowners and businesses in the MVFR service area. For the past two years, MVFR has made improvements to lower insurance ratings for homeowners and businesses in the District.

MVFR recently completed an ISO evaluation lowering its PPC rating. As of November 1, 2013 MVFR has been awarded a reduced Insurance Service Office (ISO) rating of 3/9, reducing it from a 4/9. As the ISO rating is reduced, residents and business owners will enjoy better service from MVFR, and may be able to obtain lower insurance premiums.

Check with your insurance company to determine if your home or business qualifies for a reduced premium.



Scan the QR code to go directly to the Mountain View Fire Rescue website for more information.



Business Resources:

Each issue of the Town of Erie Economic Development News features information on free and low cost programs for businesses.

Workforce Boulder County Teams up with Job Central

Workforce Boulder County is now working with Job Central (<http://US.Jobs>) and the National Labor Exchange (NLX) to make posting jobs with Connecting Colorado (www.connectingcolorado.com) more convenient for employers.

The NLX, through Job Central, gathers currently available and unduplicated job opportunities from verified employers and exports that content into state workforce agency sites. The NLX allows employers to reach a maximum number of jobseekers. Connecting Colorado is a part of the Colorado Department of Labor and Employment website and can match employers to job seekers throughout the state.

Sign up to have your jobs listed with Workforce Boulder County through Job Central at <http://us.jobs/indexingrequest.asp>

Contact a Workforce Boulder County Business Representative for assistance using Connecting Colorado and for more information regarding Business Services provided by Workforce Boulder County.

Workforce Boulder County, Boulder
303.301.2900
Workforce Boulder County, Longmont
303.651.1510

RETAILERS: YOUR CUSTOMERS ARE ALREADY HERE

ATTENDANCE AT THE INTERNATIONAL COUNCIL OF SHOPPING CENTERS CONVENTION PLACES ERIE ON RETAILERS LIST OF PLACES TO BE

Mayor Joe Wilson and Trustee Mark Gruber spoke with retailers and developers at the 2013 International Council of Shopping Centers convention convincing them that Erie is a prime location for their projects. Joined by Town staff, the team met with a variety of retailers including hotels, restaurants, grocers, childcare centers, sporting goods and many more to tell them about Erie's demographics and site opportunities.

Following up on initial conversations several retailers have made visits to Erie to see for themselves the development activity happening in Erie and review with staff the development process, timing and available sites.

Many retailers are identifying sites in 2013 for openings in 2016 to 2017. For

some retailers it takes multiple years to review demographics, evaluate and negotiate site contracts, develop construction plans and to construct a store.

Retailers shared with staff that they are

impressed with the average household incomes, average age of residents and see that the traffic counts at key intersections are going to increase to a sufficient level to support their retail projects.



Photo: Mayor Wilson and Trustee Gruber at the 2013 ICSC Convention, Town of Erie booth.

BUSINESS LICENSE RENEWAL TIME

LICENSE REQUIREMENTS AND BENEFITS

The Town of Erie registers businesses the first of each calendar year and licenses are valid for the entire calendar year. All businesses operating in Erie must apply for either a Business License or a Home Occupation License.

Those businesses considered to be general business retail and wholesale sales, offices and service occupations will have a fee of \$50, those considered to be manufacturing or assembly will have a fee of \$100. The home occupation fee is \$25.

All businesses operating in Erie must apply for one of the licenses, even businesses that do not

"sell" anything must still obtain a Town license. The licensing procedure insures that the Town has current emergency notification information and that the area is properly zoned for that particular business activity.

The Town license also allows for businesses to indicate if they would like to obtain information to assist their business in such areas as marketing, networking, financing, staffing, business planning and emergency preparedness. This information allows the Town to identify resources to offer within the community directly from the Town or through other agencies that serve the Town of Erie.

The data collected from the license applications assists the Town with identifying how and where it markets business opportunities available within Erie. The Town evaluates the type of businesses in Erie and looks to market to businesses that will support them, we also identify types of businesses not currently in the community and perform necessary outreach.

The license forms may be found online at <http://www.erieco.gov> and select "Doing Business - Licenses & Permits".



TOWN OF ERIE ECONOMIC DEVELOPMENT NEWS

Town of Erie Economic Development News is published by the Town of Erie.

We hope you have found value in this communication. Please let us know if you have ideas for future content or if you would like to share your business news.

Send your ideas to: pmehle@erieco.gov

Erie Town Hall
PO Box 750
645 Holbrook Street
Erie, Colorado 80516