

Wade Troxell, Chair  
Gerry Horak, Vice-Chair  
Bob Overbeck  
Ray Martinez  
Ken Summers  
Kristin Stephens  
Ross Cunniff  
Steve Johnson  
Christophe Febvre  
Joe Wise  
Andy Smith

Council Information Center  
City Hall West  
300 LaPorte Avenue  
Fort Collins, Colorado

Cablecast on City Cable Channel 14  
and Channel 881 on the Comcast cable system

Carrie Daggett  
City Attorney

Darin Atteberry  
Executive Director

Delynn Coldiron  
Secretary

The City of Fort Collins will make reasonable accommodations for access to City services, programs, and activities and will make special communication arrangements for persons with disabilities. Please call 221-6515 (V/TDD: Dial 711 for Relay Colorado) for assistance.

## **URBAN RENEWAL AUTHORITY BOARD MEETING December 20, 2018 9:00 AM**

### **PLEDGE OF ALLEGIANCE**

- **CALL MEETING TO ORDER**
- **ROLL CALL**
- **AGENDA REVIEW**
  - Executive Director's Review of Agenda.
  - Consent Calendar Review.

This Review provides an opportunity for the Board and citizens to pull items from the Consent Calendar. Anyone may request an item on this Calendar be "pulled" off the Consent Calendar and considered separately.

- Board-pulled Consent Calendar items will be considered before the Discussion items.
- Citizen-pulled Consent Calendar items will be considered after the Discussion items.

- **CITIZEN PARTICIPATION**

Individuals who wish to make comments regarding items remaining on the Consent Calendar or wish to address the Board on items not specifically scheduled on the agenda must first be recognized by the Chair or Vice Chair. **Before speaking, please sign in at the table in the back of the room.** The timer will buzz once when there are 30 seconds left and the light will turn yellow. The timer will buzz again at the end of the speaker's time. Each speaker is allowed 3 minutes. If there are more than 6 individuals who wish to speak, the Chairperson may reduce the time allowed for each individual.

- State your name and address for the record.
- Applause, outbursts or other demonstrations by the audience are not allowed
- Keep comments brief; if available, provide a written copy of statement to Secretary
- Address your comments to Council, not the audience

- **CITIZEN PARTICIPATION FOLLOW-UP**

## Consent Calendar

This Calendar is intended to allow the Urban Renewal Authority Board to spend its time and energy on the important items on a lengthy agenda. Staff recommends approval of the Consent Calendar. The Consent Calendar consists of resolutions of no perceived controversy and routine administrative actions.

1. Consideration and Approval of the Minutes of the October 12, 2018 Urban Renewal Authority Board Meeting.

The purpose of this item is to approve the minutes from the October 12, 2018 Urban Renewal Authority Board meeting.

- **CONSENT CALENDAR FOLLOW-UP**
- **STAFF REPORTS**
- **COMMISSIONER REPORTS**
- **CONSIDERATION OF BOARD-PULLED CONSENT ITEMS**

## Discussion Items

The method of debate for discussion items is as follows:

- Chair introduces the item number and subject; asks if formal presentation will be made by staff
- Staff and/or Applicant presentation (optional)
- Chair requests citizen comment on the item (three-minute limit for each citizen)
- Board questions of staff on the item
- Board motion on the item
- Board discussion
- Final Board comments
- Board vote on the item

**Note:** Time limits for individual agenda items may be revised, at the discretion of the Chair, to ensure all citizens have an opportunity to speak. **Please sign in at the table in the back of the room.** The timer will buzz when there are 30 seconds left and the light will turn yellow. It will buzz again at the end of the speaker's time.

2. Spradley Barr Redevelopment Overview. (staff: Josh Birks; 15 minute presentation; 30 minute discussion)

The purpose of this item is to discuss a proposed redevelopment at the southwest corner of College Avenue and Drake Road, specifically to explore support from the Fort Collins Urban Renewal Authority (“URA”) in the form of Tax Increment Financing (“TIF”).

Brinkman, the developer, will present details regarding the redevelopment to the URA Board. The developer has requested this opportunity to engage with the Board because they will continue to incur significant due diligence and planning costs before the Board can make a final determination on support. No Board decision will be made as a result of this discussion and the Board will not be obligated to support the project when presented to the Board in the future.

3. College and Drake Plan Formation Schedule Update. (staff: Josh Birks, 5 minute staff presentation; 5 minutes discussion)

The purpose of this item is to provide the Board with an update on the College and Drake Plan formation schedule.

4. Discuss Tax Increment Allocation Process. (staff: Josh Birks: 15 minute staff presentation; 45 minutes discussion)

The purpose of this item is to discuss the process for evaluating and negotiating tax increment revenue allocations between the Fort Collins Urban Renewal Authority (the "Authority") and affected taxing entities as required by the Colorado Urban Renewal Law, C.R.S. §31-25-101 *et seq.* (“Colorado Urban Renewal Law”)

- **CONSIDERATION OF CITIZEN-PULLED CONSENT ITEMS**
- **OTHER BUSINESS**
- **ADJOURNMENT**