

ORDINANCE/RESOLUTION REQUEST

Please email requests to the Mayor's Legislative Team

at MileHighOrdinance@DenverGov.org by **3:00pm on Monday**. Contact the Mayor's Legislative team with questions

Submitted: July 30th, 2018

Please mark one: **Bill Request** or **Resolution Request**

1. Type of Request:

Contract/Grant Agreement **Intergovernmental Agreement (IGA)** **Rezoning/Text Amendment**

Dedication/Vacation **Appropriation/Supplemental** **DRMC Change**

Other: Approve a new service plan

2. Title: An ordinance to approve two (2) separate Service Plans for the formation and establishment of two (2) Title 32 districts: West Lot Metropolitan District No. 1; West Lot Metropolitan District No. 2.

3. Requesting Agency: Finance

4. Contact Person:

Contact person with knowledge of proposed ordinance/resolution	Contact person to present item at Mayor-Council and Council
Name: Andrew Johnston - Finance	Name: Andrew Johnston - Finance
Email: andrew.johnston@denvergov.org	Email: andrew.johnston@denvergov.org

5. General description or background of proposed request. Attach executive summary if more space needed:

The districts will provide for construction, financing, operation, maintenance, and coordination of Public Improvements necessary to redevelop the site called West Lot and more commonly known as the west lot for Coors Field. The site is intended to support office, retail, residential, hotel and community uses.

It is anticipated that District No. 1 will act as the district responsible for coordinating development activities including the financing, acquisition, construction, completion, operation, and maintenance of all public infrastructure throughout the project. It is anticipated that district No 1 will contain only commercially assessed property and the district No.2 will contain only residential property. District No 2 will contractually provide revenue to district No 1 to support the development and maintenance of said development.

6. City Attorney assigned to this request (if applicable):

JoAnn Weinstein and Noah Cecil

7. City Council District:

District 9: Albus Brooks

8. **For all contracts, fill out and submit accompanying Key Contract Terms worksheet**

To be completed by Mayor's Legislative Team:

Resolution/Bill Number: BR18 0848

Date Entered: _____

EXECUTIVE SUMMARY

The purpose of the ordinance is to approve two Service Plans after a public hearing at City Council. The metropolitan districts will be located on the west parking lot of Coors Field and have the names West Lot Metropolitan District No. 1 and West Lot Metropolitan District No. 2.

The project is anticipated to be developed in a single phase with construction to begin in 2018 and to be completed in the fourth quarter of 2020 as development warrants. The Districts will provide for construction, financing, operation and maintenance of Public Improvements that are necessary to develop the Project in accordance with Planned Unit Development to be reviewed by City Council in November 2018. The Service Area is anticipated to be developed as a high density, multi-use LoDo community that is walkable, transit-oriented, diversely populated, and designed to capitalize on the iconic Colorado Rockies, the Colorado lifestyle, and year-round activation. Accordingly, the Project includes improvements that provide street connectivity and a pedestrian-friendly building design.

The two districts are being organized with the following purposes in support of the aforementioned development:

West Lot Metropolitan District No. 1 = Management and Commercial District

West Lot Metropolitan District No. 2 = Residential District

State law requires a public hearing on the Service Plans at City Council. The public hearing is scheduled August 27th and a presentation in Finance and Governance Committee is scheduled on August 7th.

On the next page is a schedule illustrating the full City Council process.

See Schedule on Next Page

To be completed by Mayor's Legislative Team:

Schedule by Legislative Action

Date	Activity
RESOLUTION SCHEDULE	
Monday, July 9 th	Finance to submit resolution request to set public hearing
Tuesday, July 17 th	Finance Committee (consent)
Tuesday, July 24 th	Resolution at Mayor/Council
Thursday, July 26 th	Resolution filed by CAO
Monday, July 30 th	Resolution at City Council (sets public hearing on Aug 27 th : CRS Req 20 days)
ORDINANCE SCHEDULE	
Monday, July 30 th	Finance to submit ordinance request to approve service plan
Wednesday, August 1 st	Service Plan and Exhibits to be filed with City Clerk
Tuesday, August 7 th	Ordinance presentation in Finance Committee
Tuesday, August 14 th	Ordinance at Mayor Council
Thursday, August 16 th	Ordinance filed by CAO
Monday August 20 th	Ordinance at City Council for first reading
Monday, August 27 th	Ordinance at City Council for public hearing and second reading
Friday, August 31 st	Ordinance effective

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