

**ORDINANCE/RESOLUTION REQUEST**

Please email requests to the Mayor’s Legislative Team  
at [MileHighOrdinance@DenverGov.org](mailto:MileHighOrdinance@DenverGov.org) by **3:00pm on Monday**.

*\*All fields must be completed.\*  
Incomplete request forms will be returned to sender which may cause a delay in processing.*

**Date of Request:** December 12, 2016

Please mark one:  Bill Request or  Resolution Request

1. Has your agency submitted this request in the last 12 months?

Yes  No

If yes, please explain:

2. **Title:** A Resolution to set a public hearing before City Council relating to approval of an amendment to the St. Anthony Urban Redevelopment Plan for the Sloans Block 9 Project.

3. **Requesting Agency:** Denver Urban Renewal Authority/Department of Finance

4. **Contact Person:**

- **Name:** Tracy Huggins, Executive Director, Denver Urban Renewal Authority
- **Phone:** (303) 534-3872
- **Email:** [thuggins@renewdenver.org](mailto:thuggins@renewdenver.org)
- **Name:** Andrew Johnston, Manager of Financial Development, Department of Finance
- **Phone:** (720) 913-9372
- **Email:** Andrew.Johnston@denvergov.org

5. **Contact Person:**

- **Name:** Tracy Huggins, Executive Director, Denver Urban Renewal Authority
- **Phone:** (303) 534-3872
- **Email:** thuggins@renewdenver.org

6. **General description of proposed ordinance including contract scope of work if applicable:**

The purpose of the resolution is to set a public hearing to approve an amendment to the St. Anthony Urban Redevelopment Plan for the Sloans Block 9 Project.

*\*\*Please complete the following fields: (Incomplete fields may result in a delay in processing. If a field is not applicable, please enter N/A for that field.)*

- a. **Contract Control Number:** N/A
- b. **Duration:** N/A
- c. **Location:** The portion of Block 9 within the St. Anthony Redevelopment Area, generally fronting West Colfax Avenue between Quitman and Perry Streets.
- d. **Affected Council District:** Council District #1 – Rafael Espinoza
- e. **Benefits:** The amendment to the existing St. Anthony Urban Redevelopment Plan will allow for the approval of the Block 9 Project and the use of incremental property tax from the existing property tax increment area to provide funding needed for the 5 and 8 story mixed use building who’s uses will include approximately 176 units of income restricted permanently affordable senior/disable housing, up to 20,000 square feet of ground floor medical office/clinic space, 6,500 square feet of senior activity center, a publically accessible 5,000 square foot amenity deck and additional store front retail on West Colfax (the “Project”).
- f. **Costs:** N/A

7. **Is there any controversy surrounding this ordinance?** (Groups or individuals who may have concerns about it?) **Please explain.** No Controversy.

*To be completed by Mayor’s Legislative Team:*

SIRE Tracking Number: \_\_\_\_\_

Date Entered: \_\_\_\_\_

## EXECUTIVE SUMMARY

The purpose of the resolution is to set a public hearing to approve an amendment to the St. Anthony Urban Redevelopment Plan for the Sloans Block 9 Project.

The Denver City Council approved the St. Anthony Urban Redevelopment Plan ("Plan") in August, 2013. The general objectives of the Plan are to reduce or eliminate blighted conditions as well as to stimulate growth and development in the Urban Redevelopment Area. The Plan also established the framework for future City Council approval of public improvement projects and private redevelopment projects and the use of Property and/or Sales Tax Increment for the approved projects.

The Sloans Block 9 Project includes the construction of a 5 and 8 story mixed use building who's uses will include approximately 176 units of income restricted permanently affordable senior/disable housing, up to 20,000 square feet of ground floor medical office/clinic space, 6,500 square feet of senior activity center, a publically accessible 5,000 square foot amenity deck and additional store front retail on West Colfax

The Denver Urban Renewal Authority is seeking to amend the Plan to identify the Sloans Block 9 Project as an approved project under the Plan. A portion of the property tax increment currently being generated by the existing St. Anthony Property Tax Increment Area approved by City Council in August, 2013 will be used to support the Project. The City's Manager of Finance and DURA are drafting an Ordinance to amend the Plan to approve the Sloans Block 9 Project and approve the use of Tax Increment Financing (TIF) by DURA for the Sloans Block 9 Project. State law requires a public hearing be held to amend an Urban Renewal Plan with 30 days notice. It is anticipated that this hearing would be conducted on February 13, 2017.

DURA will be asking Council Committee to approve the resolution at their meeting on December 20, 2016.

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