

## 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**.

Date of Request: October 9<sup>th</sup>, 2014

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 9<sup>th</sup> & Colorado Urban Redevelopment Plan for the 9<sup>th</sup> Avenue 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, Debt Administrator – Manager of Financial Development
- **Phone:** (720) 913-9372
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5. **Contact Person:**

- **Name:** Tracy Huggins, Executive Director, Denver Urban Renewal Authority
- **Phone:** (303) 534-3872
- **Email:** [thuggins@renewdenver.org](mailto: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 9<sup>th</sup> & Colorado Urban Redevelopment Plan for the 9<sup>th</sup> Avenue 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 9<sup>th</sup> & Colorado Urban Redevelopment Area ("Area") is located on the former campus of the University of Colorado Health Sciences Center in the vicinity of East 9<sup>th</sup> Avenue and Colorado Boulevard approximately 2.5 miles southeast of Downtown Denver's Central Business District. The Area measures approximately 41 acres immediately east of Colorado Boulevard and is bounded by East 11<sup>th</sup> Avenue on the north and East 8<sup>th</sup> Avenue on the south. The 9<sup>th</sup> Avenue Project is located within the Area and encompasses the approximately 26 acres west of Bellaire.
- d. **Affected Council District:** Council District #5 – Mary Beth Susman & Council District #10 – Jeanne Robb
- e. **Benefits:** State law requires a public hearing be conducted prior to City Council approving an amendment to an Urban Renewal Plan with 30 days notice prior to the hearing. The hearing for the amendment to the 9<sup>th</sup> & Colorado Urban Redevelopment Plan is anticipated to be December 8<sup>th</sup>, 2014. The amendment to the existing 9<sup>th</sup> & Colorado Urban Redevelopment Plan will allow for the creation of the 9<sup>th</sup> Avenue Sales and Property Tax Increment Areas. This will allow for the payment of incremental sales and property taxes to DURA to provide funding needed to develop a mix of uses on the site, including residential, retail, office and hotel.
- 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 9<sup>th</sup> and Colorado Urban Redevelopment Plan to establish a property and sales tax increment area on the balance of the site for the 9<sup>th</sup> Avenue Project.

The Denver City Council approved the 9<sup>th</sup> & Colorado Urban Redevelopment Plan (“Plan”) in July, 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 redevelopment projects and the use of Property and Sales Tax Increment for the approved projects.

The 9<sup>th</sup> Avenue Project will redevelop substantial portions of the former University of Colorado Hospital site located within the Urban Redevelopment Area, including activities in furtherance of the developing a mix of uses on the site, including residential, retail, office and hotel. The Denver Urban Renewal Authority (“DURA”), in coordination with the City’s Department of Finance and Department of Community Planning and Development, is seeking to amend the Plan to create a sales tax increment area and property tax increment area to provide funding assistance in the form of incremental sales and property taxes. Staff with the City and DURA are drafting an Ordinance to amend the 9<sup>th</sup> & Colorado Urban Redevelopment Plan for the creation of the 9<sup>th</sup> Avenue Sales and Property Tax Increment Areas for the use of Tax Increment Financing (TIF) by DURA. An Ordinance to approve a Cooperation Agreement between the City and DURA is also being drafted. 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 December 8<sup>th</sup>, 2014.

DURA and City Staff will be asking Council Committee to approve the resolution on consent the week of October 23<sup>rd</sup>.

There will be a single presentation on the project and the financing proposal at the Finance and Services Council Committee meeting on November 18<sup>th</sup> seeking Council Committee approval on the Urban Redevelopment Plan Amendment and Cooperation Agreement. City Staff will also present the Metropolitan District Service Plans related to the 9<sup>th</sup> Avenue Project. A public hearing on both matters will be held at City Council on December 8<sup>th</sup>.

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