



Draft Meeting Minutes of the Special CSURA Board Meeting
Held on Tuesday, April 17, 2018
City Administration Building - 102 Conference Room – 8:30 A.M.

In attendance were:

Commissioners:

Merv Bennett
Randy Case
Gary Feffer
Valerie Hunter
Maureen Juran
Wynne Palermo
Anthony Perez
Brian Olson
Peter Scoville

Absent:

Tiffany Colvert
Toby Gannett
Jim Mason
John Olson

Also in Attendance:

David Neville	KKRDN General Counsel
Carrie Bartow	CPA, CliftonLarsonAllen,
Jariah Walker	Executive Director
Dean Beukema	CSURA Staff
Bob Cope	City Economic Development Manager

Citizens in Attendance:

Ray O’Sullivan	South Nevada Developer
Sam Guadagnoli	South Nevada Developer
Nick Taylor	North Slope Capital
Thomas Weihe	Kutak Rock
Zach Bishop	D.A. Davidson & Co.

Chair Wynne Palermo called the meeting to order at 8:35 a.m.

Item 1 – South Nevada/Canyon Creek Bonds

David Neville gave a brief review of the Canyon Creek Bond documents. Thomas Weihe from Kutak Rock LLP also gave comments regarding the resolution and agreements.

SPECIAL CSURA Meeting Minutes of April 17, 2018 (DRAFT)

A motion was made by Commissioner Merv Bennett, seconded by Commissioner Valerie Hunter to approve Resolution No. 02-18:

A RESOLUTION OF THE COLORADO SPRINGS URBAN RENEWAL AUTHORITY APPROVING SENIOR AND SUBORDINATE TAX INCREMENT REVENUE BONDS, AN AMENDED AND RESTATED URBAN RENEWAL AGREEMENT, SENIOR AND SUBORDINATE INDENTURES OF TRUST, A CAPITAL PLEDGE AGREEMENT AND CERTAIN ADDITIONAL DOCUMENTS FOR THE CANYON CREEK PROJECT OF THE SOUTH NEVADA AVENUE AREA URBAN RENEWAL PLAN AND RELATED MATTERS. The motion passed 9-0.

David Neville reviewed the policy regarding the allocation of tax increment revenue among the redevelopment areas in the South Nevada Avenue Urban Renewal Plan areas and the Authority's administration fee of \$60,000 annually.

A motion was made by Commissioner Randy Case, seconded by Commissioner Brian Olson to approve the Colorado Springs Urban Renewal Authority policy regarding allocation of tax increment revenue among redevelopment areas in the South Nevada Avenue Area Urban Renewal Plan Area. The motion passed 9-0.

Zach Bishop, Managing Director of Public Finance with D.A. Davidson & Company stated a sale delegate representing CSURA was needed on the day of the bonds sale of May 2, 2018. Chair Wynne Palermo and Executive Director Jariah Walker will act as the sale delegates.

There being no further business the meeting adjourned at 9:05 a.m.

The next regular CS Urban Renewal Authority Board Meeting is scheduled for April 25, 2018. It will be held at City Hall, Pikes Peak Conference Room, Suite 200, located at 107 North Nevada Avenue at 11:00 – 1:00 P.M.

Copies of the Board agendas, minutes and audio recordings are posted on the Colorado Springs Urban Renewal Authority website.

www.csura.org