



Regular Meeting

5:00 p.m. Thursday, August 25, 2022

Zoom Webinar link: <https://zoom.us/j/98687657267>

**NOTICE:**

This meeting will be conducted remotely only via Zoom webinar.

All board members will participate in this meeting via Zoom. Meetings are open to the public with participation for this meeting only available via Zoom.

**How to view this Meeting:**



Meetings are available through the Zoom platform, electronically or by phone.



After the meeting, the meeting video will be available for streaming on the City of Fort Collins's website, [fcgov.com/fctv](http://fcgov.com/fctv)

**Provide Comments:**



*During the public comment portion of the meeting and discussion items:*  
The public can join the Zoom webinar and comment from the remote meeting, joining online or via phone.

Join the online meeting using the link in this agenda to log in on an internet-enabled smartphone, laptop or computer with a speaker and microphone. Using earphones with a microphone will greatly improve audio experience.

To be recognized to speak during public participation portions of the meeting, click the 'Raise Hand' button.



Participate via phone using the call in number and meeting ID below:

Call in number: 346-248-7799

Meeting ID: 986 8765 7267

During public participation opportunities in the meeting, press \*9 to indicate a desire to speak.



Email comments about any item on the agenda to [cfrickey@fcgov.com](mailto:cfrickey@fcgov.com)

*Upon request, the City of Fort Collins will provide language access services for individuals who have limited English proficiency, or auxiliary aids and services for individuals with disabilities, to access City services, programs and activities. Contact 970.221.6515 (V/TDD: Dial 711 for Relay Colorado) for assistance. Please provide 48 hours advance notice when possible.*

*A solicitud, la Ciudad de Fort Collins proporcionará servicios de acceso a idiomas para personas que no dominan el idioma inglés, o ayudas y servicios auxiliares para personas con discapacidad, para que puedan acceder a los servicios, programas y actividades de la Ciudad. Para asistencia, llame al 970.221.6515 (V/TDD: Marque 711 para Relay Colorado). Por favor proporcione 48 horas de aviso previo cuando sea posible.*

**Documents to Share:** *If anyone wishes to speak to a document or presentation, email those materials to the URA at [cfrickey@fcgov.com](mailto:cfrickey@fcgov.com) no later than 3 p.m. the day of the meeting.*



# Urban Renewal Authority Regular Meeting Agenda

**August 25, 2022 at 5:00 PM**

Jeni Arndt, Chair  
Joe Wise, Vice-chair  
Susan Gutowsky  
Julie Pignataro  
Tricia Canonico  
Shirley Peel  
Kelly Ohlson  
Emily Francis  
Kristin Stephens  
Kristen Draper  
Andy Smith

via Zoom at  
<https://zoom.us/j/98687657267>

Recording available  
Friday, August 26 at 2pm on  
Cablecast on FCTV  
Channel 14 on Connexion  
Channel 14 and 881 on  
Comcast

Caitlin Quander  
Brownstein Hyatt Farber Schreck

Kelly DiMartino  
Executive Director

Anissa Hollingshead  
Secretary

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## URBAN RENEWAL AUTHORITY BOARD MEETING 5:00 PM

- A) PLEDGE OF ALLEGIANCE**
- B) CALL MEETING TO ORDER**
- C) ROLL CALL**
- D) AGENDA REVIEW**

Executive Director's Review of Agenda.

- E) PUBLIC PARTICIPATION**
- F) PUBLIC PARTICIPATION FOLLOW-UP**
- G) COMMISSIONER REPORTS**
- H) 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 public comment on the item (three minute limit for each person)
- 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 have an opportunity to speak. 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.

**1. Consideration and Approval of the Minutes for the July 28, 2022 Urban Renewal Authority Board Meeting.**

The purpose of this item is to approve the minutes of the July 28, 2022 Urban Renewal Authority Board meeting.

**2. Resolution No. 122 Approving the Appropriation of Funds for Appraisal Services and Special Legal Counsel.**

The purpose of this item is to consider an appropriation to support potentially acquiring property in the North College Plan Area. During a workshop series in 2019, community members identified the former Albertsons site at 1636 North College Avenue as a prime location for a community hub, a library branch, affordable housing, and a workforce development center. A Real Estate Investment Trust (REIT) currently owns 1636 North College Avenue and has a favorable lease for the property. This lease expires in 2030 which means the likelihood of the former Albertsons site redeveloping or housing needed community amenities is low. On July 28, 2022, the Authority Board considered an item that permitted the following related to the former Albertsons site:

1. Conducting a commercial real estate appraisal for the three properties;
2. Discussing funding options with City staff and the City Council Finance Committee; and
3. Begin discussions with the property owners about the Authority potentially acquiring the properties.

This item proposes an appropriation of \$31,000 to conduct the commercial real estate appraisal and retain legal counsel that specializes in eminent domain proceedings. This appropriation will have minimal impact on the Authority's finances and will permit staff to work towards completing the three tasks highlighted above.

**I) OTHER BUSINESS**

**J) ADJOURNMENT**

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