

May 2013

## Mission Statement

To facilitate and participate in the development of a vibrant downtown Tucson.

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# Rio Nuevo

TUCSON, ARIZONA

## Note from Rio Nuevo Chair McCusker

After months of pre-design work the District hopes to approve a construction budget for the TCC Arena in our June meeting. We are focused on "the fan experience;" seating, concessions, bathrooms but also paint, signage and perhaps, sound and lighting.

We want an arena that the citizens of Tucson are not ashamed of, that people can again feel proud of when going to a show or concert.

At the same time we are focusing on our secondary mission, which is to help launch a downtown area hotel. Given the recent growth spurt in downtown we have several interested parties now looking at hotel sites. It is our hope that Rio Nuevo can partner with one or more hotel operator and give downtown and the TCC some room options in the core of our central district.

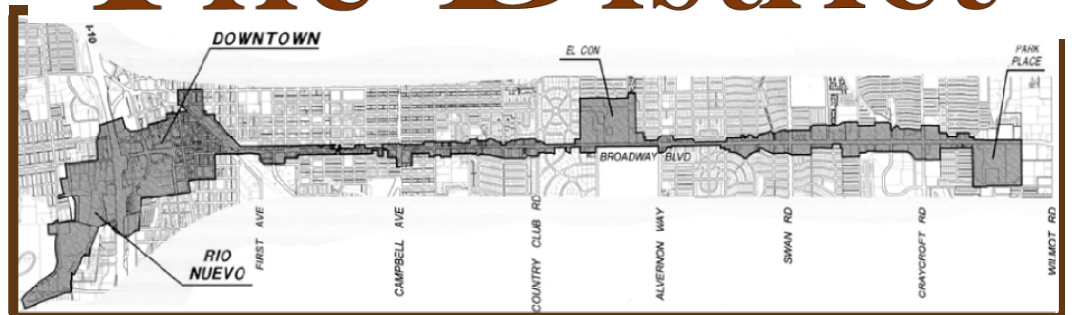
The Rio Nuevo Board is drafting a new procurement code that will favor local contractors and subcontractors but maintain all the integrity required by the state in competitive bidding. We will be working with our merchants to come up with ways to support them, especially over the leaner summer months.

We welcome your ideas on how Rio Nuevo can better support the over 1,100 merchants operating within the District boundaries.

*Fletcher McCusker*  
Rio Nuevo Board Chair

Rio Nuevo

# The District



## **Rio Nuevo hires procurement specialist, continues audits**

In their continuing effort to maintain the highest level of accountability, the Rio Nuevo Board has hired Christopher A. Schmaltz, an attorney with significant government procurement experience.

Mr. Schmaltz was hired by the Board at the May meeting to provide direction to the Board in the development of procurement policies and procedures. Mr. Schmaltz concentrates his practice on public law including: leasing, in land use planning and zoning, real estate development, procurement and construction contracting, elections, open meeting and public records law, economic development, finance and aviation issues.

Mr. Schmaltz told the Rio Nuevo District Board at their regularly scheduled meeting on May 20, 2013, that he will work with the Board to develop a matrix, which will define for the District the procedures they will employ in the renovation of the Tucson Community Center (TCC) and future projects.

“After the District separated from the city of Tucson in 2011 we have had no consistent policies when it comes to procurement, member and staff spending authority or procedures for bidding large construction projects,” said Chairman Fletcher McCusker. “Chris will help draft a Rio Nuevo specific procurement code that will favor local contractors, yet meet all the state standards required of any jurisdiction.”

The District has selected Beach Fleischman PC as the independent auditor for Fiscal Year 2013. The Board reviewed the executive officers’ recommendation and directed the negotiation of an agreement for the statutorily required audit of the District’s financial records for the 2013 Fiscal Year.

Currently the District is reviewing the priorities for funding projects once the TCC renovation and a hotel project are launched. The Rio Nuevo Board granted the Rialto Theater a temporary revocable easement to allow the theater to accommodate outside dining. The theater has gained tremendous popularity among Tucsonans and has been a draw for many other merchants to the District.

The Rio Nuevo Board also voted to use the services of the WLB Group, which had submitted a proposal to update the engineering on Westside properties the District received in the settlement with the City of Tucson. At the meeting Chairman Fletcher McCusker discussed the possibility of working with all land owners and the community in developing a unified PAD (Planned Area Development), which would bring much needed jobs to the community while recognizing the cultural sensitivities of the surrounding neighborhoods.

## **Enoteca: Westend restaurant offers downtown dwellers rustic Italian, quick lunches**

Rick Sabbagh bought Enoteca in April 2012 and has served downtown dwellers, government officials, and theater goers excellent rustic Italian delectables since then.



Enoteca is right down Congress from the popular Fox Theater.

Rick and his team have placed a special emphasis on customer service. As a matter of fact, customer service is their #1 priority.

Enoteca uses nothing but fresh ingredients. The unique and comfortable wine bar offers antipasti, classic Italian entrees, as well as slices of their delicious brick oven pizzas.

## **Fox Theater continues proud history of entertaining**

Since 1930, the Fox Theater has been providing Southern Arizona residents exciting entertainment opportunities.



While shuttered for years, in 1999, the Fox Tucson Theatre Foundation was formed for the express purpose of returning the theater experience to the community.

## **Coming to the Fox Theater this summer.....**

**David Grisman Bluegrass Experience** Saturday, June 8, 7:30 pm

**Teo Gonzalez El Comediante de la Cola de Caballo** Friday, June 21, 8:00 p.m.

**Cyndi Lauper - She's So Unusual Tour** Sunday, June 23, 2013, 7:00 pm

**Air Supply** Friday, June 28, 7:30 pm

**Sinbad - Live in Concert** Saturday, August 3, 7:30 pm

**Chris Isaak** Wednesday, August 7, 7:30 pm

**The District: Marathoners run through it**

Not many people are aware how big the District really is. It runs along Broadway, the busiest thoroughfare in Tucson, from Park Place Mall to “A “Mountain.



Among the 1,100 the District’s member merchants, Performance Footwear, is doing its part to contribute to the tax base that fuels vibrant downtown development.

Performance Footwear is working with the coaches from Rockin Runners Educational program; Amy Mattox and Jeff May-Stahl to get runners ready for Southern Arizona marathons.

TMC is bringing back “The Mountain,” a half-marathon, which will once again scale Tucson's iconic A-Mountain, and Jeff and Amy are offering a boot camp to help hopefuls to set their sights on the local heights.

Join them, on Sunday, October 20, 2013 for the TMC Get Moving Tucson Half-Marathon and 5k start/finish and staging area is in Downtown Tucson, on Sunday, October 20, 2013.

Rockin Runners Educational program will be holding an information session June 3, at 6:00 p.m. at Performance Footwear, in the Williams Center, located at 5350 E Broadway Blvd #170.

Proceeds from the A Mountain event will fund local charities, including Cox Charities and Big Brothers, Big Sisters Tucson; as well as Child and Family Resources.

**There’s only one hill on the course—can you do it?**

**The Rio Nuevo District Board wants to hear from you. Please contact us at:**

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