

*Pursuant to A.R.S. §38-431.02, notice is hereby given that the Board of Directors of the Rio Nuevo Multipurpose Facilities District will hold the following meeting, which will be open to the public. One or more Board Members may participate in the public session by telephone.*

**NOTICE AND AGENDA  
FOR BOARD MEETING OF THE BOARD OF DIRECTORS OF THE  
RIO NUEVO MULTIPURPOSE FACILITIES DISTRICT**

**Tuesday, January 28, 2020**  
1:00 p.m. Tucson Time Regular Meeting  
Tucson Convention Center Meeting Rooms  
Tucson, Arizona 85701

**AGENDA**

- 1) **Pledge of Allegiance**
- 2) **Roll Call**
- 3) **Board Meeting Minutes** – Discussion and potential approval of the transcript minutes of the December 17, 2019 meeting.
- 4) **Executive Session (Room 158)** – Upon a public majority vote of members constituting a quorum, the Board of Directors may hold an Executive Session. To comply with A.R.S. §38-431.03(B), all electronic devices, including cell and smart phones, iPads, notebooks, tablets and laptops shall be turned off and stored during Executive Session. During this Executive Session, the following matters will be addressed:
  - a) Pursuant to A.R.S. §38-431.03(A)(3), (4) and (7), the Board will discuss with, consult with, obtain legal advice from and may instruct its attorneys and representatives regarding the status of and issues related to the Board’s improvements to the Tucson Convention Center (“TCC”) campus in general and the Eckbo fountains.
  - b) Pursuant to A.R.S. §38-431.03(A)(3) and (4), the Board will discuss with, consult with, obtain legal advice from and may instruct its attorneys regarding its contract to provide SMG with assistance in its efforts to market the use of the TCC.
  - c) Pursuant to A.R.S. §38-431.03(A)(3) and (4), the Board will discuss with, consult with, obtain legal advice from and may instruct its attorneys in connection with the parking and related issues at the Caliber Hotel project at the TCC.
  - d) Pursuant to A.R.S. §38-431.03(A)(3), (4) and (7), the Board will discuss with, consult with, obtain legal advice from and may instruct its attorneys and representatives regarding the parking request from the denizens of the Barrio Viejo neighborhood adjacent to the southern boundary of the TCC.
  - e) Pursuant to A.R.S. §38-431.03(A)(3), (4) and (7), the Board will discuss with, consult with, obtain legal advice from and may instruct its attorneys and representatives regarding the status of and issues related to the 1 South Church Avenue project.

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f) Pursuant to A.R.S. §38-431.03(A)(3), (4) and (7), the Board will discuss with, consult with, obtain legal advice from and may instruct its attorneys regarding various issues related to the development of the property generally known as “75 E. Broadway Boulevard”.

g) Pursuant to A.R.S. §38-431.03(A)(3), (4) and (7), the Board will discuss with, consult with, obtain legal advice from and may instruct its attorneys and representatives regarding the “Bautista Apartments” project.

h) Pursuant to A.R.S. §38-431.03(A)(3), (4) and (7), the Board will discuss with, consult with, obtain legal advice from and may instruct its attorneys regarding status of the District’s agreement pursuant to which Nor-Generations, LLC (“Nor-Gen”) purchased and agreed to develop the property located at 419 W. Congress in Tucson (“Arena Site”).

i) Pursuant to A.R.S. §38-431.03(A)(3) and (4), the Board will discuss with, consult with, obtain legal advice from and may instruct its attorneys regarding its annual contract with Jonathan Paton.

5) **Chairman’s Remarks**

The Chairman will provide a brief update on relevant current events, which update may include information related to any and all of the District’s various projects.

6) **Financial Report – Discussion Only**

The Board will hear an update on and discuss the District’s cash positions and related financial issues.

7) **TCC – Possible Action**

The Board will discuss the status of its improvements to the TCC overall campus, including a contract for the renovation of the Eckbo fountains and a contract for the meeting room addition. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and finalize any and all agreements necessary to implement the Board’s desires and authorizing the executive officers to execute such agreements.

8) **Contract with SMG – Possible Action**

The Board will discuss whether to renew its contract to provide SMG with incentives to assist in attracting large events to the TCC. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and finalize any and all agreements necessary to implement the Board’s desires and authorizing the executive officers to execute such agreements.

9) **TCC/Caliber – Possible Action**

The Board will discuss the status of parking for the Caliber Hotel project. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or

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counsel to draft and finalize any and all agreements necessary to implement the Board's desires and authorizing the executive officers to execute such agreements.

10) **Barrio Viejo Neighborhood – Possible Action**

The Board will discuss a request from the denizens of Barrio Viejo for some relief from the parking challenges created during significant events at the TCC. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and finalize any and all agreements necessary to implement the Board's desires and authorizing the executive officers to execute such agreements.

11) **1 South Church Project – Possible Action**

The Board will discuss the status of the 1 South Church Avenue project. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and finalize any and all agreements necessary to implement the Board's desires and authorizing the executive officers to execute such agreements.

12) **75 E. Broadway – Possible Action**

The Board will discuss the status of the 75 E. Broadway project. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and finalize any and all agreements necessary to implement the Board's desires and authorizing the executive officers to execute such agreements.

13) **Bautista Apartments Project – Possible Action**

The Board will discuss the status of the Bautista Apartments project. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and finalize any and all agreements necessary to implement the Board's desires and authorizing the executive officers to execute such agreements.

14) **Jonathan Paton Contract – Possible Action**

The Board will discuss the status of the contract with Jonathan Paton. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and finalize any and all agreements necessary to implement the Board's desires and authorizing the executive officers to execute such agreements.

15) **Call to the Audience**

Presentations are limited to three (3) minutes per speaker for a total of fifteen (15) minutes. All individuals interested in speaking must submit a Speaker's Card that will be made available at the meeting. Members of the Board may not discuss items that are not specifically on the agenda. Therefore, pursuant to A.R.S. §38-431.01(H), action taken as a result of public comment will be limited to directing staff to study the matter, responding to any criticism or scheduling the matter for further consideration and decision at a later date.

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**16) Adjourn**