

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, July 28, 2020
2:00 p.m. MST Regular Meeting

Public Access Information
You are invited to a Zoom webinar.

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/81969377757>

Or iPhone one-tap :

US: +12532158782,,81969377757# or +13462487799,,81969377757#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 253 215 8782 or +1 346 248 7799 or +1 669 900 6833 or +1 301 715 8592 or +1 312 626
6799 or +1 929 205 6099

Webinar ID: 819 6937 7757

International numbers available: <https://us02web.zoom.us/j/81969377757>

AGENDA

- 1) **Pledge of Allegiance**
- 2) **Roll Call**
- 3) **Board Meeting Minutes** – Discussion and potential approval of the transcript minutes of the June 30, 2020 meeting.
- 4) **Executive Session** – Upon a public majority vote of members constituting a quorum, the Board of Directors may hold an Executive Session. In recognition of the extraordinary governmental requirements of social distancing and related restrictions if an Executive Session is held it will be done either through a secured online platform or a telephone conference call. 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 use of the Tucson Convention Center ("TCC") as an alternative care facility. The State has been speaking with the City and Rio Nuevo about utilizing the exhibition hall space as a Covid-19 treatment facility in the event there are not adequate hospital beds. Board will review what would be required legally to assist the State's efforts.
 - b) 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 the architect for the TCC Music Hall.

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c) 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 Music Hall Parking Lot and the consideration of the Board to purchase the parking lot from the City of Tucson ("City") in order to build a second garage and expand the TCC premises.

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 status of the 75 E. Broadway project.

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 the Arena Site/Nor-Gen project.

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 and representatives on the status and next steps for the Sunshine Mile projects including exploring methods of securing a developer for the Bungalow Block portion of that project.

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 including those approved although impacted by the Covid-19 virus.

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 – Music Hall Parking Lot – Possible Action**

The Board will hear an update and discuss the status of the negotiations with the City to acquire the parking lot west of and behind the Music Hall. Based upon such update and 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) **TCC – Alternative Care Facility – Possible Action**

The Board will hear an update and discuss the status of the State's consideration to utilize the TCC Exhibition Hall as an Alternative Care Site for the treatment of Covid-19 patients and Rio Nuevo's position on such use. Based upon such update and 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.

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9) **TCC – Music Hall – Possible Action**

The Board will hear an update and discuss the status of the renovations at the TCC including the need to address additional environmental costs and a proposal to design upgrades for the Music Hall component. Based upon such update and 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.

10) **75 E. Broadway – Possible Action**

The Board will hear an update and discuss the status of the 75 E. Broadway project. Based upon such update and 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) **Held Projects – Possible Action**

The Board will hear an update and discuss the status of the cash collections and forecast and evaluate the projects that have been deferred. Based upon such update and 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) **Sunshine Mile / Bungalow Block – Possible Action**

The Board will hear an update of and will discuss the overall Sunshine Mile project in general and the Bungalow Block properties in particular. Based upon such update and 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) **Adjourn**