

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. Until the COVID-19 pandemic ceases to be a public health issue, the Board Members will participate in the executive and public sessions by telephone or video platform.

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

**Public Access Information**

You are invited to a Zoom webinar.  
When: March 26, 2024 01:00 PM Arizona  
Topic: Rio Nuevo March Board of Directors Meeting Public Session

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/89800015489>

Or One tap mobile :

+17193594580,,89800015489# US

+12532050468,,89800015489# US

Or Telephone:

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

+1 719 359 4580 US; +1 253 205 0468 US

+1 253 215 8782 US (Tacoma); +1 346 248 7799 US (Houston)

+1 669 444 9171 US; +1 669 900 6833 US (San Jose)

+1 312 626 6799 US (Chicago); +1 360 209 5623 US

+1 386 347 5053 US; +1 507 473 4847 US

+1 564 217 2000 US; +1 646 931 3860 US; +1 689 278 1000 US

+1 929 205 6099 US (New York); +1 301 715 8592 US (Washington DC)

+1 305 224 1968 US; +1 309 205 3325 US

Webinar ID: 898 0001 5489

International numbers available: <https://us02web.zoom.us/u/knTn8uf7y>

---

**AGENDA**

- 1) **Pledge of Allegiance**
- 2) **Roll Call**
- 3) **Board Meeting Minutes** – Discussion and potential approval of the transcript minutes of the February 27, 2024 board meeting.
- 4) **Executive Session** – 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 non-essential 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:

*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. Until the COVID-19 pandemic ceases to be a public health issue, the Board Members will participate in the executive and public sessions by telephone or video platform.*

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 regarding the status of, and issues related to the Tucson Police Department Off-Duty Contract.

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 regarding the status of, and issues related to the possible installation of cameras downtown.

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 regarding the status of, and issues related to the District's Master Plan draft.

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 regarding the status of, and issues related to the 1-2-1 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 regarding the status of, and issues related to the Chase Bank Building renovation proposal.

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 the status of, and issues related to the Zemam's project.

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 regarding the status of, and issues related to the proposal to add a patio to the Miss Saigon 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 pending or potential District projects.

6) **Financial Report – Update & Discussion Only**

The District's CFO Daniel Meyers will provide the Board with an update on the District's cash positions and related financial issues and will respond to inquiries from the Board.

7) **TPD Off-Duty Contract– Possible Action**

The off-duty officer agreement terms out in March. The Board will discuss renewing the agreement for another year. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and/or modify the agreements and otherwise implement the Board's desires including, but not limited to, authorizing the executive officers to execute the final agreements.

*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. Until the COVID-19 pandemic ceases to be a public health issue, the Board Members will participate in the executive and public sessions by telephone or video platform.*

8) **Downtown Cameras – Possible Action**

The Board will consider installing cameras downtown, linked to the Tucson Police Department. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and/or modify the agreements and otherwise implement the Board’s desires including, but not limited to, authorizing the executive officers to execute the final agreements.

9) **Master Plan – Possible Action**

The Board will review the final draft of the District Master Plan. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and/or modify the agreements and otherwise implement the Board’s desires including, but not limited to, authorizing the executive officers to execute the final agreements.

10) **1-2-1 Project – Possible Action**

This project appears to have stalled-out. The Board will consider terminating the Economic Benefits Agreement. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and/or modify the agreements and otherwise implement the Board’s desires including, but not limited to, authorizing the executive officers to execute the final agreements.

11) **Valet Parking Service – Possible Action**

The Board will review and discuss the valet data and consider the locations. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and/or modify the agreements and otherwise implement the Board’s desires including, but not limited to, authorizing the executive officers to execute the final agreements.

12) **Chase Bank Building – Possible Action**

The Board will review and discuss the developer’s proposal. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and/or modify the agreements and otherwise implement the Board’s desires including, but not limited to, authorizing the executive officers to execute the final agreements.

13) **Zemam’s Project – Possible Action**

The Board will review and discuss the status of this project. Based upon such discussion, the Board may vote to take action, which action could include directing staff and/or counsel to draft and/or modify the agreements and otherwise implement the Board’s desires including, but not limited to, authorizing the executive officers to execute the final agreements.

14) **Miss Saigon Patio- Possible Action**

Occupying the restaurant space at the base of TEP building, the new Miss Saigon has asked for

*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. Until the COVID-19 pandemic ceases to be a public health issue, the Board Members will participate in the executive and public sessions by telephone or video platform.*

help enclosing the patio to provide additional outdoor seating. The Board will discuss such request and may vote to take action, which action could include directing staff and/or counsel to draft and/or modify the agreements and otherwise implement the Board's desires including, but not limited to, authorizing the executive officers to execute the final agreements.

15) **Adjourn**