

MINUTES OF THE BOARD OF DIRECTORS OF **THE**
RIO NUEVO MULTIPURPOSE FACILITIES DISTRICT

Date of Meeting: November 12, 1999

The Board of Directors of the Rio Nuevo Multipurpose Facilities District met in an open session on Friday, November 12, 1999, at 2:00 p.m., in the City Manager's **Conference Room**, 10th floor of **city hall**, 255 W. **Alameda**, Tucson, Arizona

The **meeting** was **called** to order by Mr. **Ruben** Suarez, **Chairperson**.

I. Introduction of Board Members and City Staff

Board members present:

Ruben **Suarez**, City of Tucson
Corky **Poster**, City of Tucson
Alice **Eckstrom**, City of South Tucson

Board members absent:

Olivia **Hernandez**, City of South Tucson

City staff present:

Bruce **Messelt**, **Assistant** to the City Manager
Kay Gray, Finance Director
John Nachbar, Deputy **City** Manager
Benny Young, Assistant City Manager
Elizabeth Sotelo, City Attorney's Office
Wayne Casper, Procurement Director

Visitors present:

Fernando Castro, Assistant City **Manager**, South Tucson
Mark Young, **Entranco**
Brian **Gold**, **A.G. Edwards**
Jim **Blanford**, **Piper-Jaffray**
William Hicks, Snell & Wilmer, **legal** counsel
Stuart , **PCIC**
Josefina **Cardenas**, **PCIC**
Brian Flagg, **PCIC**

II. Approval of September 1999 Board Minutes

Motion #1 – 11/12/99

Motion by Board Member Poster, seconded by Board Member Eckstrom, and **carried** by a vote of 3 to 0 (Board Member Hernandez absent) to approve the minutes of September 15, 1999.

iii. Official Canvass of November 2nd, 1999 Election Results.
ProDosition 400: The Rio Nuevo Proiect

Mr. Bruce Messelt of the City Manager's office noted that Resolution 1999-002, the official **canvass** of the result, \vas provided to **each** Board Member. Attached to the **canvass** is the official certification from the Clerk of the City of Tucson with a detailed **breakout**. He identified those precincts that did not approve the proposition.

Motion #2-11/12/99

Motion by Board Member Poster, seconded by Board Member Eckstrom, and earned by a vote of 3 to 0 (Board Member Hernandez absent) to ratify Resolution 1999-002.

IV. ReviewRatificationIM:odification to District Board
ComositionIRuleslProcedures of view of November 2nd, 1999
Election Results

Mr. Bruce Messelt of the City Manager's office noted that the board was provided with a copy of Resolution 1999-003, the review **and ratification** modifying and recognizing the **modifications** to the district board composition, rules and procedures in view of the November 2nd, 1999, election results. **As** a result of me **Town** of **Sahuarita** not approving Proposition 400, the composition of the board is modified. **Mr.** Hicks, legal counsel, provided a clarification of the resolution. The resolution reconfirms the **district** as being comprised of the City of Tucson and the City of South Tucson and makes the corresponding modifications of the **administrative** rules.

It was clarified that at **least one member** representing the City of **South** Tucson and both **members** representing the City of Tucson must be present in **order** to conduct business.

Motion #3-11/12/99

Motion by Board Member Poster, seconded by Board Member Eckstrom and **carried** by a vote of 3 to 0 (Board Member **Hernandez** absent) to rarify Resolution 1999-003.

V. StaffRenorr on Organizational & Programmatic Considerations

Mr. John **Nachbar**, Deputy **City Manager**, reponed that this board was **breaking** ne'v ground and it would **take** **city staff** another three **weeks** to **prepare** all the **perninent** **organizational**, **administrative** and **legal** issues **necessary** for the board. He asked that board members **call staff with any** questions.

In **answer** to a question from a Board Member, Mr. **Nachbar** said he hoped the **Board and** city staff could work closely together. The **Board has** the power to **access** the **incremental** **sales tax** from the **state**; **what** the city brings to the **table** is the **match** and the land involved. He hoped **that staff** of the board could be **city** employees. **City staff wants** to **make** sure the board **has all resources** at their disposal to make the:n successful.

A board member asked for clarification of rules of conduct for board members with respect to contacts by lobbyists. Ms. Sotelo of the city attorney's office said she would provide some basic guidelines for the board. This will be placed on the agenda for the next meeting as well as clarification of the open meetings law.

VI. Staff Report on Financing Considerations

Mr. Nachbar said the status was the same as on the previous item. City staff will be preparing detailed information in the next three weeks. Ms. Kay Gray, Finance Director, explained that the board would have separate bank accounts and separate signature cards. Intergovernmental agreements between the City and the Board would be prepared. There was discussion about sales tax revenues anticipated from El Con and Park Place malls.

VII. Setting Future Agenda, Time, and Place of Next Meeting

City staff suggested that the date of the next meeting will be scheduled at a later date and the city manager's office will contact the Board to set up a schedule.

VIII. Call to the Audience

Ms. Josefina Cardenas, representing peTC, passed out a copy of the proposal approved by the elected officials regarding the needs, concerns and requests being made by the neighborhoods surrounding Rio Nuevo. A board member asked for an explanation of the low-income housing portion of their proposal. She said the housing mentioned in their proposal is for affordable home ownership by low-income people as well as tax protection for those people currently living in that neighborhood. Mr. Nachbar said he did not believe any of the revenues could be used to subsidize residential housing.

An unidentified man asked how this Board would interact with the mayor and council. Mr. Nachbar said mayor and council would receive the minutes and through city staff, there would be open communication.

PCIC representatives requested that their office be called whenever a board meeting is scheduled.

City staff advised that materials would be sent to the board members on a regular basis.

IX. Adjournment

MOTION #4 – 11/12/99

Motion by Board Member Poster, seconded by Board Member Eckstrom and carried by a vote of 3 to 0 (Board Member Hernandez absent) to adjourn the meeting.