MAKING DEALS WITH URBAN RENEWAL
Montrose Pavilion Event Center
September 17, 2019

Event Overview- Downtown Colorado, Inc. (DCI) presents a Western Slope Reinvestment & Re-development Workshop in Montrose, Colorado considering how to maximize impacts using Urban Renewal and the benefits of downtown management programs. **Sessions will be held at the MONTROSE PAVILION EVENT CENTER, 1800 E Pavilion Place.**

8:45-9:00 AM  **Registration and Meet and Greet (coffee)**
Meet your peers from the Western Slope and find out what they are working on.

9:00-9:15 AM  **Welcome and Introductions**

9:15-10:00 AM  **URA Basics for Redevelopment**
Understanding Community Vision and Organizational Objectives, Katherine Correll
- Different Perspectives on Development
- How can URAs shape redevelopment?
- What is TIF and how can TIF work with other funding sources?
- Case Studies: Bill Bell, City of Montrose and Alex Rugoff, City of Durango

10:00-12:00 PM  **Understanding and Closing the Funding Gap**
Introduction to catalyst project and priorities. What are our activities, what are the elements that we can influence in a deal? What other funding sources work with TIF to shape projects?
- Brownfields, Jesse Silverstein
- Historic Buildings, Kim Grant
- Housing, Karen Harkin

12:45-1:15 PM  **The Project Pro Forma & Third Party Review**
The project pro forma is the financial road map to financing a development project. Discuss the details of the pro forma, the private sector gap, and the purpose and process for the Third Party Review. Mike Scholl, City of Loveland and Jesse Silverstein, Development Research Partners

1:30-2:00 PM  **Sharing your Vision**
Katherine Correll, Mike Scholl, & Carolynne White

2:00-3:30 PM  **Partnerships and Negotiations Small Group Session**
- Pro Forma Review
- Understanding the Property Owners and Developers
- Open Q&A/Discussion

3:30-4:00 PM  **Report Back & Closing**

Register online at [www.downtowncoloradoinc.org](http://www.downtowncoloradoinc.org) or call 303.282.0625