

Urban Renewal Authority (URA) 2026 URA Proposed Budget

October 20, 2025
Resolution 25-004



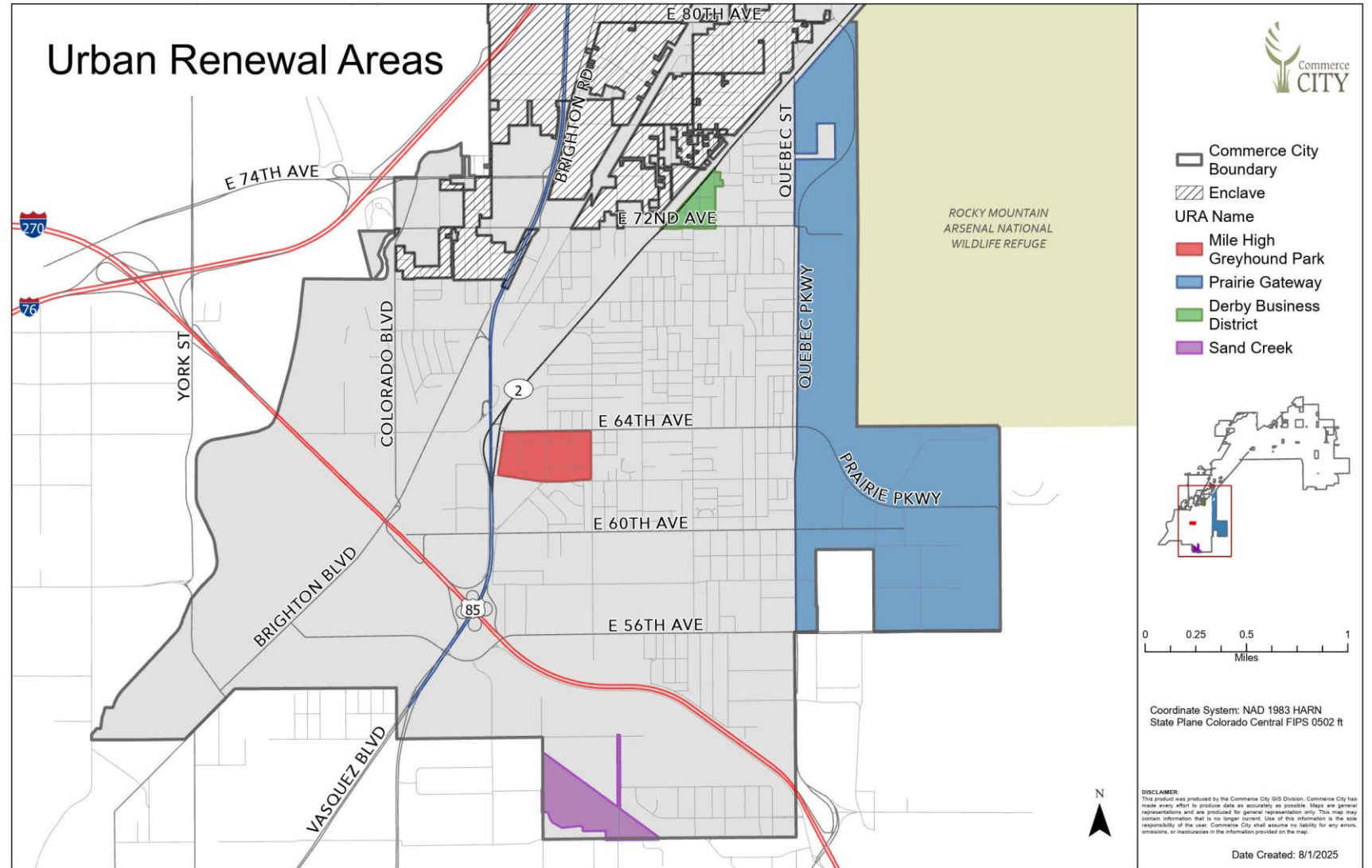
URA Background

The Urban Renewal Authority (URA) Board consists of up to thirteen members. The objective of the Authority is the acquisition, clearance, rehabilitation, conservation, development, or redevelopment of slum or blighted areas within the City.

There are currently four plan areas within the URA:

1. Prairie Gateway Urban Renewal Plan (created February 2005)
2. Derby Business District Urban Renewal Plan (created February 2009)
3. Mile High Greyhound Park (MHGP) Urban Renewal Plan (created June 2018)
4. Sand Creek Urban Renewal Plan (created April 2022)

URA Boundary Map



2026 Proposed Budget

By URA Plan Area

2026 Proposed Budget Urban Renewal Authority	Prairie Gateway	Derby	MHGP	Sand Creek	Administrative
Beginning Fund Balance	\$ 262,153	\$ 2,082,973	\$ 1,779,333	\$ (73,011)	\$ 618,610
Revenues					
Property Tax	\$ 615,861	\$ -	\$ 691,789	\$ 8,398	\$ -
Sales Tax TIF	-	390,000	85,000	-	-
Agreement Revenue	406,500	-	-	-	-
Fund Balance Transfer	-	-	-	-	100,000
Total Revenues	\$ 1,022,361	\$ 390,000	\$ 776,789	\$ 8,398	\$ 100,000
Expenditures					
Outside Services	\$ 83,270	\$ 100,000	\$ 529,494	\$ 8,188	\$ 100,000
Property Tax Collection Fees	15,341	-	17,295	210	-
Agreement Expense	406,500	-	-	-	-
Project Expense	-	290,000	230,000	-	-
Transfer Out	517,250	-	-	-	-
Total Expenditures	\$ 1,022,361	\$ 390,000	\$ 776,789	\$ 8,398	\$ 100,000
Projected Ending Fund Balance	\$ 262,153	\$ 2,082,973	\$ 1,779,333	\$ (73,011)	\$ 618,610

2026 Proposed Budget

Financial Sources		2026 Budget
Revenues	\$	2,197,548
Transfer from		
Fund Balance	\$	100,000
Total	\$	2,297,548
Financial Uses		
Administrative Cost	\$	1,780,298
Transfer to		
Debt Service	\$	517,250
Total	\$	2,297,548

What's Next

- November 3 – Board closes public hearing, acts on budget, and certifies mill levy

Discussion

