

URA Study Session

January 26, 2026



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Purpose of Tonight's Discussion

Issue: Discuss and set expectations of the operational structure and priorities of the URA Board; gather Board input for next steps.

Ask: Facilitate discussion on governance (by-laws and Intergovernmental Agreement), meeting cadence, and strategic priorities (2026-2030)

Goal: Alignment and feedback from board to guide staff work.



Objectives of the Presentation

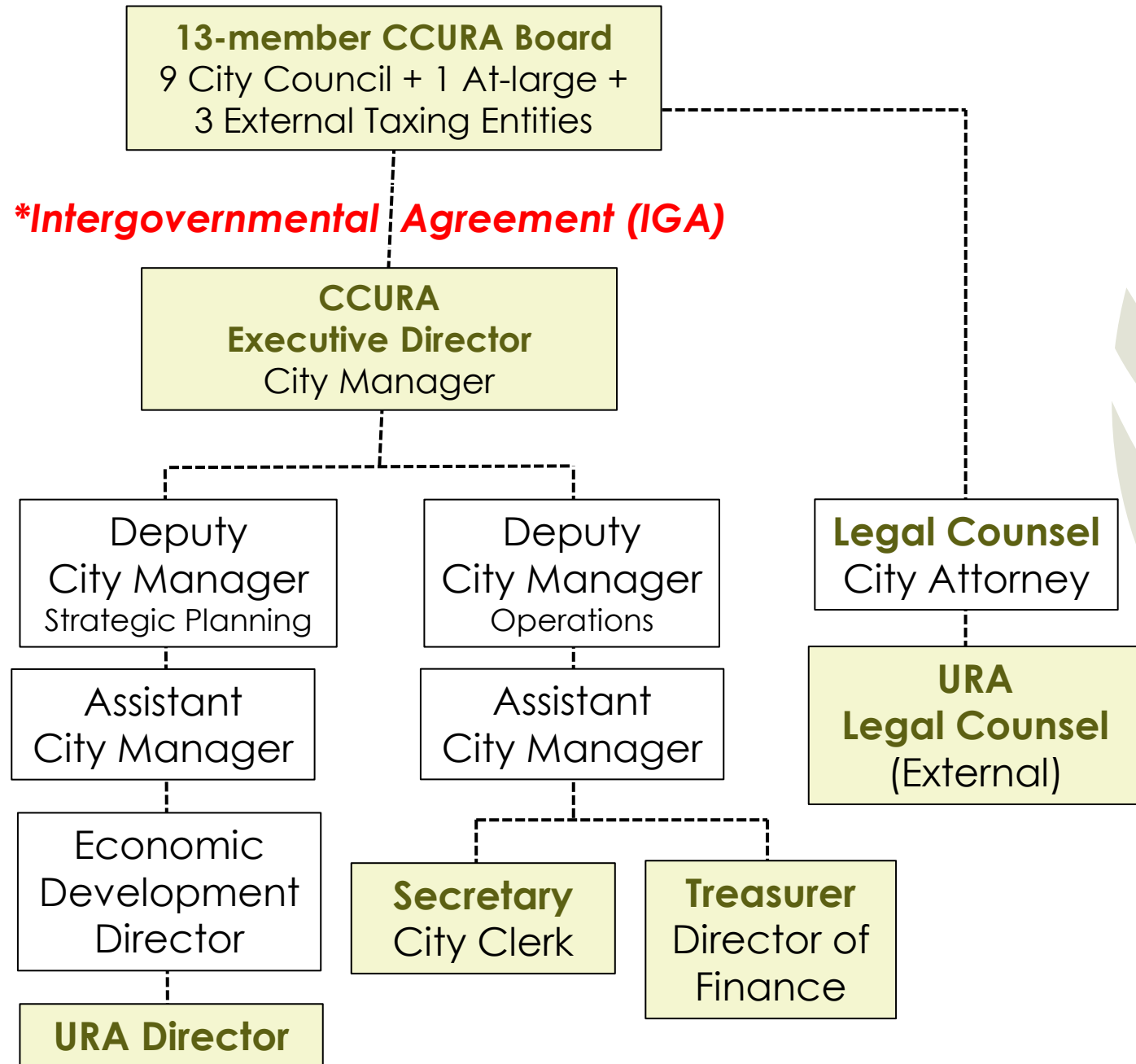
- Review URA statutory activities, Board role & responsibilities, and relationship with City.
- Discuss operational expectations and governance framework.
- Gather board input on strategic priorities for 2026-2030.
- Outline next steps for staff work based on board direction.



URA Key *Statutory* Activities

- Blight determination & Planning
- Land Acquisition & Redevelopment
- Public Infrastructure & Improvements
- Community & Economic Development

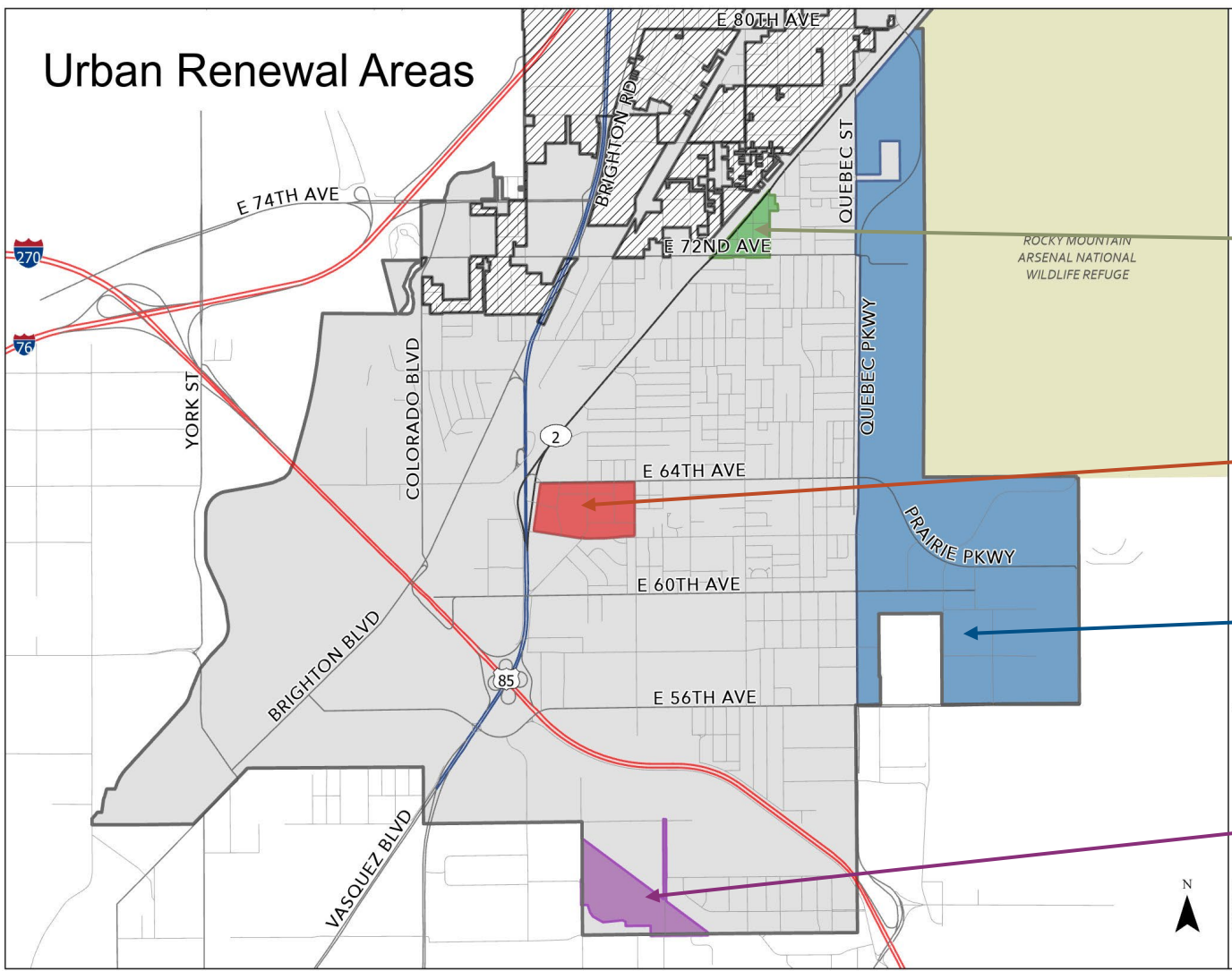
URA Existing Shared Organizational Structure



Positions assigned
to the URA

Urban Renewal Strategic Plan

The objective of the Authority is the acquisition, clearance, rehabilitation, conservation, development, or redevelopment of slum or blighted areas.



Derby Business District
(February 2009)*

**Mile High Greyhound
Park – Phase 1** (June
2018)*

Victory Crossing
(April 2005)*

Sand Creek
(July 2022)*

*Date of Plan Adoption

CCURA Strategy Map

*Mission: Sustainable
Urban Revitalization*

VISION

Vibrant, Inclusive, Resilient



STRATEGIC OBJECTIVES (ALL DISTRICTS)

- Infrastructure Upgrades
- Mixed-use Development
- Job Creation
- Community Identity & Engagement
- Environmental Stewardship
- Affordable Housing



IMPLEMENTATION TOOLS

TIF Incentives Partnerships Grant Programs Land Control



KEY PERFORMANCE INDICATORS & REPORTING

- Measure, Report, Adjust
- Annual Reports
- Dashboards for Council, URA & Public
- Mid-term Reviews & Course Correction

Mile High
Greyhound Park

Sand
Creek

Derby
District

Victory
Crossing

Administrative Recommendations

Recommended Action Steps

- Conduct URA meetings on days separate from City Council sessions to maximize public participation.
- Establish a regular, quarterly meeting schedule
- Align URA goals with citywide strategic plans for economic development, housing, and infrastructure.
- Execute an agreement with the City that establishes the relationship, roles & responsibilities of staff
- Review & appropriately revise the by-laws to address issues such as procedures, procurement & other related administrative elements

Next Steps

Direct the staff to:

1. Develop an *Intergovernmental Agreement* that outlines the roles, responsibilities and operational agreements between the City and the URA.
2. Revise the *By-laws* of the URA to promulgate policies and procedures to streamline the operations of the agency and establish a regular schedule for meetings.
3. Prepare recommended *Vision & Mission Statement* and, *Strategic Plans* for each URA Area.

Discussion & Questions



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