



Board of Commissioners Regular Meeting 02.10.2026

Tuesday, February 10, 2026, at 12:00 PM

Pueblo Convention Center- Ballroom B

320 Central Main Street

Pueblo, CO, 81003



Meeting Book - Board of Commissioners Regular Meeting 02.10.2026

Board Regular Meeting Agenda- 02.10.2026

12:00 pm

Call to Order

Public Comment

The Public Comment period is an opportunity for citizens of the City of Pueblo to present to the PURA Board of Commissioners such information as relates to the PURA Board. No issue concerning the City, the County or non-PURA business should be presented. No legal advice or opinion should be given. A maximum of three individuals will be allowed to address the Board for up to three minutes each. When your time is up you are expected to sit down. All citizens are urged to: (1) state their comment/concern; and (2) list possible solutions. Insults and/or accusations directed toward specific PURA Commissioners and/or personnel will not be tolerated. Violation of these rules may result in an individual being barred from further opportunities to address the Board.

Roll Call

Approval of the Agenda

Motion

Officer Elections

Resolution #1

A RESOLUTION OF BOARD OF COMMISSIONERS OF THE PUEBLO URBAN RENEWAL AUTHORITY IN PUEBLO COLORADO, APPOINTING _____, A COMMISSIONER OF THE PUEBLO URBAN RENEWAL AUTHORITY, TO SERVE AS CHAIRMAN OF THE SAME FOR A PERIOD NOT TO EXCEED ONE (1) YEAR

1. 2026-11 approving Board of Commissioners Officer Election-Chairman Background v2.pdf - 6

1. 2026-11 Approving Board of Commissioners Officer Election-Chairman Resolution v2.pdf - 7

Resolution #2

A RESOLUTION OF BOARD OF COMMISSIONERS OF THE PUEBLO URBAN RENEWAL AUTHORITY IN PUEBLO COLORADO, APPOINTING _____, A COMMISSIONER OF THE PUEBLO URBAN RENEWAL AUTHORITY, TO SERVE AS VICE-CHAIRMAN

OF THE SAME FOR A PERIOD NOT TO EXCEED ONE (1) YEAR

2. 2026-12 Approving Board of Commissioners Officer Election-ViceChairman Background v2.pdf - 8

2. 2026-12 Approving Board of Commissioners Officer Election-ViceChairman Resolution v2.pdf - 9

Resolution #3

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE PUEBLO URBAN RENEWAL AUTHORITY IN PUEBLO COLORADO, APPOINTING _____, A COMMISSIONER OF THE PUEBLO URBAN RENEWAL AUTHORITY, TO SERVE AS TREASURER OF THE SAME FOR A PERIOD NOT TO EXCEED ONE (1) YEAR

3. 2026-13 Approving Board of Commissioners Officer Election-Treasurer Background v2.pdf - 10

3. 2026-13 Approving Board of Commissioners Officer Election-Treasurer Resolution v2.pdf - 11

Executive Session

1.

For discussion of a personnel matter under § 24-6-402(4)(f), C.R.S. and note involving: any specific employees who have requested discussion of the matter in open session; any member of this Board; the appointment of any person to fill an office of the Authority; or personnel policies that do not require the discussion of matters personal to particular employees; Executive Director Interview Review

2.

For the purpose of determining positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and/or instructing negotiators, under § 24-6-402(4)(e), C.R.S.; Direction for negotiations Executive Director position

3.

For a conference with the Authority's attorney for the purpose of receiving legal advice on specific legal questions under § 24-6-402(4)(b), C.R.S.; Executive Director Draft Contract

Consent Agenda

All items listed in this portion of the agenda are considered to be routine by PURA and will be enacted by one motion. There will be no separate discussion of these items unless a Commissioner so requests; in which event, the item will be removed from the Consent Agenda and considered under the Regular Agenda. Unless otherwise indicated, titles are self-explanatory.

1. January 13, 2026, Board Meeting Minutes.pdf - 12

Action Items

Resolution #4

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE PUEBLO URBAN RENEWAL AUTHORITY IN PUEBLO COLORADO, AUTHORIZING INTERIM EXECUTIVE DIRECTOR, CHERISH K DEEG; CHAIRMAN, _____; VICE-CHAIRMAN,

Motion

Motion

_____; AND TREASURER, _____ TO ACT
ON BEHALF OF THE AUTHORITY AS SIGNATORY ON ALL
FINANCIAL ACCOUNTS

4. 2026-14 Approving Bank Signature BG v2.pdf - 15

4. 2026-14 Authorizing Bank Signatures RESO v2.pdf - 16

Resolution #5

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE PUEBLO URBAN RENEWAL AUTHORITY IN PUEBLO COLORADO, DESIGNATING THE FIRST FLOOR BULLETIN BOARD OF CITY HALL LOCATED AT 1 CITY HALL PLACE, PUEBLO, COLORADO, 81003, AND ON PUEBLOURA.ORG AS THE PUBLIC POSTING LOCATIONS FOR THE POSTING OF MEETINGS

Motion

5. 2026-15 Approving Public Posting Location for 2026 BG.pdf - 17

5. 2026-15 Approving Public Posting Location for 2026 Reso.pdf - 18

Resolution #6

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE PUEBLO URBAN RENEWAL AUTHORITY IN PUEBLO COLORADO, APPROVING THE PLACEMENT OF _____, COMMISSIONER TO THE HISTORIC ARKANSAS RIVERWALK OF PUEBLO AUTHORITY AS THE PUEBLO URBAN RENEWAL AUTHORITY REPRESENTATIVE, FOR A TERM NOT TO EXCEED ONE YEAR, PURSUANT TO THE AMENDED AND RESTATED HISTORIC ARKANSAS RIVERWALK OF PUEBLO AUTHORITY INTERGOVERNMENTAL AGREEMENT

Motion

6. 2026-16 Appointing HARP Representative BG.pdf - 19

6. 2026-16 Appointing HARP Representative Reso.pdf - 20

Resolution #7

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE PUEBLO URBAN RENEWAL AUTHORITY IN PUEBLO COLORADO, APPROVING THE PLACEMENT OF _____, COMMISSIONER TO THE HISTORIC ARKANSAS RIVERWALK OF PUEBLO FOUNDATION AS THE PUEBLO URBAN RENEWAL AUTHORITY REPRESENTATIVE, FOR A TERM NOT TO EXCEED ONE YEAR, PURSUANT TO THE AMENDED AND RESTATED HISTORIC ARKANSAS RIVERWALK OF PUEBLO AUTHORITY INTERGOVERNMENTAL AGREEMENT

Motion

7. 2026-17 Appointing HARP Foundation Representative BG.pdf - 21

7. 2026-17 Appointing HARP Foundation Representative Reso.pdf - 22

Resolution #8

A RESOLUTION OF THE PUEBLO URBAN RENEWAL AUTHORITY, A BODY CORPORATE AND POLITIC OF THE STATE OF COLORADO (THE "AUTHORITY"), APPROVING A LETTER OF INTENT BETWEEN THE AUTHORITY AND DTV PUEBLO PALMER, LLC

Motion

8. 2026-09 Sunnyside RFP approval BKG.pdf - 23

8. 2026-09 Approving Sunnyside RFP Response (Reno & Berkley RFP Response) RESO.pdf - 24

8. 2026-09 Reno & Berkley RFP Response & LOI-36758257-v2.pdf -

Resolution #9

A RESOLUTION OF THE PUEBLO URBAN RENEWAL AUTHORITY, A BODY CORPORATE AND POLITIC OF THE STATE OF COLORADO (THE "AUTHORITY"), APPROVING AND AUTHORIZING A SUPPLEMENTAL LETTER AGREEMENT FOR LAKE MINNEQUA MODIFICATION FEASIBILITY ANALYSIS AND PLAN FORMATION, AND ALLOCATING \$42,000 FROM LAKE MINNEQUA URBAN RENEWAL AREA

Motion

10. 2026-18 approve PDevelopment sub agreement lkmin2 BKG.pdf - 31

10. 2026-18 approve PDevelopment sub agreement lkmin2 RESO.pdf - 32

10. 2026-18 approve PDevelopment sub agreement lkmin2.pdf - 33

Discussion Items

Legal Representation

2025-35 Retaining MPR, PC law firm.pdf - 37

2024-27 Approving Brownstein Engagement Agreement.pdf - 42

Regular Meeting Time/Day

Work Session Time/Day

survey_summary_Work Sessions.pdf - 52

Retreat Time/Day

survey_summary_Retreat 2026.pdf - 64

Reports

Secretary Report

Adjournment

The Pueblo Urban Renewal Authority's mission is to stabilize, enhance, and support economic vitality through community-driven development projects.

Motion