

Item # 24

**Carson City  
Agenda Report**

**Date Submitted:** May 11, 2010

**Agenda Date Requested:** May 20, 2010  
**Time Requested:** 30 minutes

**To:** Redevelopment Authority  
**From:** City Manager

**Subject Title:** Action to approve the Development Coordination Agreement for the Carson City Center Project by and between The Carson City Redevelopment Authority, The Hop and Mae Adams Foundation and P3 Development Inc. to recommend to the Board of Supervisors adoption of a resolution authorizing the expenditure of \$75,000 from the Revolving Fund for the Redevelopment Authority for the Authority's portion of the agreement. (Larry Werner)

**Staff Summary:** The Development Coordination Agreement (DCA) is the first step in preparation of the analysis to define the specifics of the project formerly known as the Carson Nugget Economic Development Project. The DCA identifies the desired project elements, evaluates potential sources of funding and determines the components of a possible final project. The DCA defines the roles and responsibilities of the parties in preparing the analysis, the time for completing the project (90 days after approval of the agreement), the project deliverables and the costs. The total cost for the DCA is \$166,365 with \$75,000 from the Hop and Mae Adams Foundation, \$75,000 from the Carson City Redevelopment Authority and \$16,365 from the Carson City Library Gift Fund. Upon completion of the DCA and acceptance by the Authority and the Board of Supervisors, the preparation of Development Disposition Agreement(s) (DDA) will begin.

**Type of Action Requested:** (check one)

Resolution                       Ordinance  
 Formal Action/Motion             Other (Specify)

**Does This Action Require A Business Impact Statement:**  Yes  No

**Recommended Authority Action:** I move to approve the Development Coordination Agreement for the Carson City Center Project by and between The Carson City Redevelopment Authority, The Hop and Mae Adams Foundation and P3 Development Inc. and to recommend to the Board of Supervisors adoption of a resolution authorizing the expenditure of \$75,000 from the Revolving Fund for the Redevelopment Authority for the Authority's portion of the agreement.

**Explanation for Recommended Authority Action:** Determination of the specific size and nature of the project is necessary before specific details can be identified for the DDA. Completion of the DDA will involve city and library staff, the Hop and Mae Adams Foundation, the Citizens Advisory Committee, and the community. This recommended action is necessary to get to the next phase.