



**Background Paper for Proposed Ordinance**

**COUNCIL MEETING DATE:** April 11, 2022

TO: President Heather Graham and Members of City Council  
CC: Mayor Nicholas A. Gradisar  
VIA: Marisa Stoller, City Clerk  
FROM: Daniel C. Kogovsek, City Attorney  
SUBJECT: AN ORDINANCE APPROVING AND AUTHORIZING THE MAYOR TO SIGN AN AGREEMENT FOR CONVEYANCE OF REAL PROPERTY AND IMPROVEMENTS BETWEEN THE CITY OF PUEBLO, A COLORADO MUNICIPAL CORPORATION AND THE PUEBLO DEVELOPMENT FOUNDATION, A COLORADO NONPROFIT CORPORATION, RELATING TO 200 GREENHORN DRIVE, PUEBLO, CO 81004

**SUMMARY:**

Attached is an Ordinance approving and authorizing the Mayor to sign an agreement accepting the conveyance of 200 Greenhorn Drive, located in the City's Minnequa Industrial Park, from the Pueblo Development Foundation, a Colorado nonprofit corporation ("PDF").

**PREVIOUS COUNCIL ACTION:**

On June 8, 2020, by Ordinance No. 9712, City Council agreed to transfer up to \$5 million from the "half-cent" Economic Development Tax Fund to PDF for the acquisition of land and construction of a so-called "shell" building within one of the City's industrial parks. After construction of the shell building, PDF agreed to convey title to the City.

**BACKGROUND:**

PDF constructed the shell building in the Minnequa Industrial Park for \$3,326,611.19. The attached Ordinance approves a conveyance of the shell building to the City for future economic development purposes.

**FINANCIAL IMPLICATIONS:**

The City takes title to Lot 1 of the Minnequa Industrial Park which was acquired and improved using the City's "half-cent" economic development funds.

**BOARD/COMMISSION RECOMMENDATION:**

Not applicable to this Ordinance.

**STAKEHOLDER PROCESS:**

Not applicable to this Ordinance.

**ALTERNATIVES:**

If this Ordinance is not approved, title to Lot 1 will remain with PDF.

**RECOMMENDATION:**

The Pueblo Economic Development Corporation recommends approval of this Ordinance.

**Attachments:**

Proposed Ordinance  
Agreement

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE APPROVING AND AUTHORIZING THE MAYOR TO SIGN AN AGREEMENT FOR CONVEYANCE OF REAL PROPERTY AND IMPROVEMENTS BETWEEN THE CITY OF PUEBLO, A COLORADO MUNICIPAL CORPORATION AND THE PUEBLO DEVELOPMENT FOUNDATION, A COLORADO NONPROFIT CORPORATION, RELATING TO 200 GREENHORN DRIVE, PUEBLO, CO 81004

BE IT ORDAINED BY THE CITY COUNCIL OF PUEBLO, that:

SECTION 1.

The Agreement for Conveyance of Real Property and Improvements (“Agreement”), dated April 25, 2022 between the City of Pueblo, a Colorado municipal corporation and the Pueblo Development Foundation, a Colorado nonprofit corporation, relating to a job creating capital improvement project, a copy of which is attached hereto, having been approved as to form by the City Attorney is hereby approved. The Mayor is authorized to execute and deliver the Agreement in the name of the City and the City Clerk is authorized to affix the seal of the City thereto and to attest same.

SECTION 2.

The officers and staff of the City are authorized to perform any and all acts consistent with this Ordinance and the attached Agreement which are necessary or desirable to imolement the transactions described therein.

SECTION 3.

This Ordinance shall become effective on the date of final action by the Mayor and City Council.

**Action by City Council:**

Introduced and initial adoption of Ordinance by City Council on \_\_\_\_\_.

Final adoption of Ordinance by City Council on \_\_\_\_\_.

\_\_\_\_\_  
President of City Council

**Action by the Mayor:**

- Approved on \_\_\_\_\_.
- Disapproved on \_\_\_\_\_ based on the following objections:

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\_\_\_\_\_  
Mayor

**Action by City Council After Disapproval by the Mayor:**

- Council did not act to override the Mayor's veto.
- Ordinance re-adopted on a vote of \_\_\_\_\_, on \_\_\_\_\_
- Council action on \_\_\_\_\_ failed to override the Mayor's veto.

\_\_\_\_\_  
President of City Council

ATTEST

\_\_\_\_\_  
City Clerk