



MEMORANDUM

P.O. Box 4100 ♦ FRISCO, COLORADO 80443

TO: MAYOR AND TOWN COUNCIL
FROM: DON REIMER, COMMUNITY DEVELOPMENT DIRECTOR
**RE: AMENDMENT TO WORKFORCE HOUSING PLANNING AGREEMENT BETWEEN COLORADO
DEPARTMENT OF TRANSPORTATION (CDOT) AND THE TOWN OF FRISCO**
DATE: JANUARY 26, 2021

Summary and Background: For a number of years, the Town of Frisco has discussed the opportunity to enter into a partnership with CDOT to develop a workforce housing project on the lot owned by CDOT located at 619 Granite Street, Lots 18-24, Block 12 in the Town of Frisco.

Throughout 2019 and early 2020, the Town actively negotiated an Agreement with CDOT, which resulted in the initial adoption of an Agreement on April 14, 2020 by the Town Council. During the subsequent routing of the Agreement for signatures, CODT identified some necessary changes, which resulted in approval of the Agreement a second time, at the August 25, 2020 Council meeting. The Agreement includes a maximum of \$200,000 to be spent under the agreement (\$100,000 by each party).

Analysis: A request for the design services for the project, as contemplated under the Agreement, was issued on November 17, 2020, with proposals being received by December 18, 2020. During staff review of the proposals, it was noted that the \$200,000 figure in the agreement was not sufficient to address the goals for design services as outlined in the agreement.

As a result, Town and CDOT staff discussed whether the value of the agreement could be increased. The parties agreed that an increase to \$300,000 (\$150,000 for each party) would be sufficient to cover the cost of design related services, including costs for the design team, as well as items outside of the scope of that contract, such as survey and title work.

Financial Impact: There are sufficient funds in the Town's 5A Housing Fund, which current has a fund balance of approximately \$6 million.

Alignment with Strategic Plan: Increasing the number of workforce and affordable housing units remains one of the Town Council's highest priorities. Implementation of the Town Council's goals requires addressing housing through multiple channels including the proposed agreement between two public agencies. Moving this project forward will propel the construction of a much-needed housing project in the Town's central core area.

Environmental Sustainability: While the Agreement and amendment do not specifically address sustainability, the project will be designed to meet Council's environmental sustainability goals.

Staff Recommendation: Staff recommends approval of the attached amendment to the Agreement.

Reviews and Approvals: The proposed amendment to the Agreement was drafted, reviewed and approved by the Town Attorney, Thad Renaud, along with multiple departments within CDOT.

This report has been reviewed and approved by:

Bonnie Moinet, Finance Director- Approved
Nancy Kerry, Town Manager

Attachments:

Attachment 1: Draft Amendment to the Agreement

Attachment 2: Executed Agreement between CDOT and Frisco