



# MEMORANDUM

Council Agenda  
Item No. VII.AR.  
9/15/2015

## The City of OKLAHOMA CITY

TO: Mayor and City Council

FROM: James D. Couch, City Manager

Resolution approving a \$1,500,000 allocation of Downtown/MAPS Economic Development Project Plan TIF No. 2 funds for the Festival of the Arts Relocation Project, relocating the Festival to Bicentennial Park, generally bounded by North Lee Avenue, North Walker Avenue, Colcord Drive and Couch Drive. Ward 6.

**Location** Bicentennial Park, generally bounded by North Lee Avenue on the west, North Walker Avenue on the east, Colcord Drive on the south, and Couch Drive on the north.

**Purpose** To allocate a portion of the TIF No. 2 Other Public Development budget to support the Festival of the Arts Relocation Project

**Background** On March 7, 2000, the Council adopted Ordinance No. 21,431, approving the Downtown/MAPS Economic Development Project Plan ("Project Plan") and establishing Tax Increment District No. 2, City of Oklahoma City ("TIF-2"). The Project Plan requires that the Downtown/MAPS Tax Increment Review Committee review any proposed development and budgetary allocation in light of the project objectives, feasibility, priorities, and funding availability and submit its recommendation to the City Council of The City of Oklahoma City prior to implementation of the development project. The Project Plan also requires that any Increment District No. 2 allocations be reviewed by the Review Committee for a budgetary allocation recommendation to the City Council.

The Arts Council of Oklahoma City has been informed that it can no longer hold the annual Festival of the Arts event at the site it has been held for at least the past 20 years. Over the past decade, the Arts Council of Oklahoma City has spent hundreds of thousands of dollars in improvements to the current site, which are substantially improvements to public property, in the form of electrical, water, and mechanical upgrades necessary to hold the event at the current location, which improvements will be lost due to the requirement to relocate the event.

The Arts Council of Oklahoma City, based on its discussions with City staff and other stakeholders, desires to relocate the annual Festival of the

Arts event to Bicentennial Park, subject to an allocation of assistance in development financing necessary to make the relocation to Bicentennial Park possible. In order to facilitate the relocation, the Arts Council of Oklahoma City has expressed the need for the construction and installation of certain public improvements to the Bicentennial Park by The City of Oklahoma City, and the need to purchase necessary architectural and engineering services, materials, labor, and other related needs required to relocate. Costs for construction and installation of public improvements to the park, such as boring, building, and installation of necessary electrical transformers to bring sufficient electrical power to Bicentennial Park for the Festival of the Arts is estimated at \$950,000. An amount in excess of \$550,000 is needed for the purchase of electrical, water, mechanical and plumbing architectural and engineering design and build out, steel materials, fabrication for poles and base plates, signage reconfiguration, additional tents, and other furniture, communication network, including WiFi services, and other physical costs.

Due to the impact of this annual event upon the local economy, on September 8, 2015, the Downtown/MAPS Tax Increment District No. 2 Review Committee convened and approved a resolution recommending a budget allocation of \$1,500,000 in TIF assistance be provided for the Festival of the Arts Relocation Project as "assistance in development financing," with \$950,000 for certain public improvements undertaken by the City to Bicentennial Park and the remaining balance after funding the public improvements (approximately \$550,000) to be allocated from the Increment District No. 2 Other Public Development budget for the Festival of the Arts Relocation Project, for a total tax increment financing authorization of \$1,500,000 for the Festival of the Arts Relocation Project.

Approval of the resolution will allocate \$1,500,000 from the Increment District No. 2 Other Public Development budget for the Festival of the Arts Project.

Previous Action                      Downtown/MAPS Tax Increment District No. 2 Review Committee adopted resolution on September 8, 2015 (Item No. V.)

Review                                      City Manager's Office - Economic Development

Recommendation: Resolution be adopted.