

AGENDA FOR
SPECIAL MEETING OF
OKLAHOMA CITY URBAN RENEWAL AUTHORITY
THURSDAY, SEPTEMBER 17, 2015
105 NORTH HUDSON AVENUE, SUITE 101
9:00 A.M.

1. Call to Order
2. Statement of Compliance with the Oklahoma Open Meeting Law
3. Roll Call
4. Reading and Approval of Minutes of a Special Meeting held on Thursday, August 27, 2015

MAPS SPORTS ENTERTAINMENT PARKING

5. Resolution No. _____ Approving Design Development Documents Submitted by Supreme Bright Bricktown II, LLC for the Redevelopment of a Tract of Land Located at the Northeast Corner of Russell M. Perry Avenue and East Sheridan Avenue, Maps Sports-Entertainment-Parking Support Redevelopment Project

COMMUNITY DEVELOPMENT BLOCK GRANT

6. Resolution No. _____ Approving First Amendment to Contract for Redevelopment Between Oklahoma City Urban Renewal Authority and Midtown Builders, LLC; CDBG Affordable Housing Project

GENERAL

7. Presentation of Interim Financial Report for the Period Ending August 31, 2015
8. Staff Report
9. Citizens to be heard
10. Adjournment

POSTED at the offices of the City Clerk and Oklahoma City Urban Renewal Authority by 9:00 p.m. on Tuesday, September 15, 2015 by Pam Lunnon, Executive Assistant

MINUTES OF SPECIAL MEETING
OF THE
OKLAHOMA CITY URBAN RENEWAL AUTHORITY

A Regular and Annual Meeting of the Board of Commissioners of the Oklahoma City Urban Renewal Authority (“Authority”) were held on Thursday, August 27, 2015 at 2:19 p.m. in the offices of the Authority located at 105 North Hudson, Suite 101, Oklahoma City, Oklahoma 73102.

The Chairman called the meeting to order and stated that the meeting was being held in compliance with the Oklahoma Open Meeting Law. Upon roll call the following members were present:

Mr. J. Larry Nichols
Ms. Mary Mélon
Mr. Mark Beffort
Mr. James R. Tolbert
Mr. Russell M. Perry

Staff Members Present:

Catherine O’Connor, Executive Director
Dan Batchelor, OCURA General Counsel
Leslie Batchelor, OCURA Associate General Counsel
Geri Kenfield, The Alliance for Economic Development of Oklahoma City
Cassi Poor, The Alliance for Economic Development of Oklahoma City
Michael Owens, The Alliance for Economic Development of Oklahoma City
Pam Lunnon, The Alliance for Economic Development of Oklahoma City

Others Present:

Steve Lackmeyer, The Oklahoman
Ron Bradshaw, Colony Partners, Inc.
John B. David, Hill @ Bricktown
Kip Reiswig, Hill @ Bricktown

The Chairman requested a motion to approve the circulated minutes of the Regular and Annual Board Meeting of the Oklahoma City Urban Renewal Authority held on Wednesday, July 15, 2015 at 10:30 a.m.

Commissioner Tolbert moved the adoption of the minutes, and upon second by Commissioner Beffort, the vote was as follows:

Mr. J. Larry Nichols	Aye
Ms. Mary Mélon	Aye
Mr. Russell M. Perry	Aye
Mr. James R. Tolbert, III	Aye

OCURA Board of Commissioners, Thursday, August 27, 2015

Mr. Mark Beffort Aye

Minutes Adopted.

The Chairman introduced the following resolutions:

MAPS SPORTS ENTERTAINMENT PARKING

Resolution No. 5714 entitled:

“Authorizing and Approving First Amendment to Restated and Amended Contract for Sale of Land and Redevelopment Agreement by and between the Oklahoma City Urban Renewal Authority and Shri Krishnapriya Hospitality, L.L.C.; Maps Sports-Entertainment-Parking Support Redevelopment Project”

Commissioner Beffort moved the adoption of the resolution, and upon second by Commissioner Mélon, the vote was as follows:

Mr. J. Larry Nichols Aye
Ms. Mary Mélon Aye
Mr. Russell M. Perry Aye
Mr. James R. Tolbert, III Aye
Mr. Mark Beffort Aye

Resolution Adopted

Resolution No. 5715 entitled:

“Approving First Amendment to Contract for Sale of Land and Redevelopment Agreement between Oklahoma City Urban Renewal Authority and Newcrestimage Holdings, LLC, as Assigned to Supreme Bright Bricktown II, LLC, Maps Sports-Entertainment Parking Support Redevelopment Project”

Commissioner Mélon moved the adoption of the resolution, and upon second by Commissioner Tolbert, the vote was as follows:

Mr. J. Larry Nichols Aye
Ms. Mary Mélon Aye
Mr. Russell M. Perry Aye
Mr. James R. Tolbert, III Aye
Mr. Mark Beffort Aye

Resolution Adopted

HARRISON/WALNUT

Resolution No. 5716 entitled:

“Approving the Eleventh Amendment to the Contract for Sale of Land and Redevelopment between the Oklahoma City Urban Renewal Authority and The Hill at Bricktown, L.L.C., Harrison-Walnut Urban Renewal Project”

Presentation given by John B. Davis on the above project.

Commissioner Beffort moved the adoption of the resolution, and upon second by Commissioner Mélon, the vote was as follows:

Mr. J. Larry Nichols	Aye
Ms. Mary Mélon	Aye
Mr. Russell M. Perry	Aye
Mr. James R. Tolbert, III	Aye
Mr. Mark Beffort	Aye

Resolution Adopted

COMMUNITY DEVELOPMENT BLOCK GRANT

Resolution No. 5717 entitled:

“Authorizing a Community Development Block Grant Operating Agreement with the City Of Oklahoma City for Fiscal Year 2015–2016 and Execution of the Agreement by the Executive Director”

Commissioner Mélon moved the adoption of the resolution, and upon second by Commissioner Perry, the vote was as follows:

Mr. J. Larry Nichols	Aye
Ms. Mary Mélon	Aye
Mr. Russell M. Perry	Aye
Mr. James R. Tolbert, III	Aye
Mr. Mark Beffort	Aye

Resolution Adopted

JFK PROJECT AREA

Resolution No. 5718 entitled:

“Authorizing and Approving an Amendment to the Redevelopment Agreement with Dr. Ruth Joyce Colbert Barnes Foundation, Inc., an Oklahoma Not-For-Profit Corporation, John F. Kennedy Urban Renewal Project”

Commissioner Beffort moved the adoption of the resolution, and upon second by Commissioner Mélon, the vote was as follows:

Mr. J. Larry Nichols	Aye
Ms. Mary Mélon	Aye
Mr. Russell M. Perry	Aye
Mr. James R. Tolbert, III	Aye
Mr. Mark Beffort	Aye

Resolution Adopted

CENTRAL BUSINESS DISTRICT

Resolution No. 5719 entitled:

“Approving Combined First Amendment to Redevelopment Agreement and Financing Agreement with Civic Centre Flats, LLC, Central Business District Urban Renewal Project”

Commissioner Tolbert moved the adoption of the resolution, and upon second by Commissioner Perry, the vote was as follows:

Mr. J. Larry Nichols	Aye
Ms. Mary Mélon	Aye
Mr. Russell M. Perry	Aye
Mr. James R. Tolbert, III	Aye
Mr. Mark Beffort	Aye

Resolution Adopted

GENERAL

Resolution No. 5720 entitled:

“Approving a Gift Agreement between the Oklahoma City Urban Renewal Authority and the Oklahoma Historical Society for the Donation and Preservation of Certain Records”

Commissioner Beffort moved the adoption of the resolution, and upon second by Commissioner Mélon, the vote was as follows:

Mr. J. Larry Nichols	Aye
Ms. Mary Mélon	Aye
Mr. Russell M. Perry	Aye
Mr. James R. Tolbert, III	Aye
Mr. Mark Beffort	Aye

Resolution Adopted

Annual Report

Copy of Annual Report handed out.

Financial Report

Ms. Kenfield presented the financial reports through July 31, 2015.

Staff Report

There being no further business to come before the Board, the meeting was adjourned at 2:35 p.m.

Secretary

OKLAHOMA CITY

URBAN

RENEWAL

AUTHORITY

To: Board of Commissioners
From: Catherine O'Connor, Executive Director
Date: September 17, 2015
Ref: Approving Design Development Documents Submitted by Supreme Bright Bricktown II, LLC for the Redevelopment of a Tract of Land Located at the Northeast Corner of Russell M. Perry Avenue and East Sheridan Avenue, Maps Sports-Entertainment-Parking Support Redevelopment Project

Background:

Two hotels are planned as part of a master planned development at the northeast corner of Russell M. Perry Avenue and East Sheridan Avenue. The Board has previously approved:

- a Partial Assignment of that certain portion of the Redevelopment Agreement between the Authority and Bricktown Apartments, LLC and Bricktown East Sheridan Holdings, LLC (the "Bricktown Redeveloper") for the development and construction of a select service, upscale hotel on real property located near the intersection of East Sheridan Avenue and North Lincoln Boulevard to Newcrest Holdings, LLC dated effective July 9, 2014;
- a Contract for Sale of Land and Redevelopment Agreement between the Authority and Newcrest Holdings, LLC dated effective July 9, 2014;
- an Assignment and Assumption of the Hotel Redevelopment Agreement by NewcrestImage Holdings, LLC to Supreme Bright Bricktown II, LLC ("Hotel Redeveloper") dated effective March 30, 2015; and
- a First Amendment to Contract for Sale of Land and Redevelopment Agreement between the Authority and Hotel Redeveloper dated effective July 31, 2015.

The project consists of two hotels; an AC Hotel by Marriott and a Hyatt Place. The Authority approved Schematic Design Document on April 15, 2015. The Hotel Redeveloper has submitted Design Development Documents for both hotels. Staff reviewed the Design Development Drawings and checked them against the original Schematic Design comments received from the Authority's design review architect, RTKL Associates, Inc. The Design Development Documents are consistent with the Schematic Designs and review comments by RTKL and staff deems them to be satisfactory.

Summary of Agenda Item: The proposed resolution approves Design Development Documents submitted by Supreme Bright Bricktown II, LLC for the development of two hotels located at the northeast corner of Russell M. Perry Avenue and East Sheridan Avenue.

Recommendation: Approval of Resolution.

Attachments: Design Development Documents.

RESOLUTION NO. _____

RESOLUTION APPROVING DESIGN DEVELOPMENT DOCUMENTS SUBMITTED BY SUPREME BRIGHT BRICKTOWN II, LLC FOR THE REDEVELOPMENT OF A TRACT OF LAND LOCATED AT THE NORTHEAST CORNER OF RUSSELL M. PERRY AVENUE AND EAST SHERIDAN AVENUE, MAPS SPORTS-ENTERTAINMENT-PARKING SUPPORT REDEVELOPMENT PROJECT

WHEREAS, the Oklahoma City Urban Renewal Authority (the “Authority”) is engaged in the redevelopment of an area (“Project Area”) of the City of Oklahoma City in accordance with the MAPS Sports-Entertainment-Parking Support Redevelopment Plan, as amended (“Redevelopment Plan”), adopted by the City Council of the City of Oklahoma City; and

WHEREAS, the Board of Commissioners of the Oklahoma City Urban Renewal Authority (“Authority”) has previously approved a Contract for Sale of Land and Redevelopment dated September 19, 2012 (“Bricktown Redevelopment Agreement”), with Bricktown Apartments, LLC and Bricktown East Sheridan Holdings, LLC that contemplates construction of a high-quality mixed-use development in three phases located near the intersection of East Sheridan Avenue and North Lincoln Boulevard; and

WHEREAS, the Board of Commissioners of the Authority previously approved a Partial Assignment of the Bricktown Redevelopment Agreement to NewcrestImage Holdings, LLC and also approved a Contract for Sale and Redevelopment between the Authority and NewcrestImage Holdings, LLC (“Hotel Redevelopment Agreement”) as thereafter assigned to Supreme Bright Bricktown II, LLC (“Hotel Redeveloper”), for the development of a select service, upscale hotel (the “Hotel”) on real property consisting of approximately 60,131 square feet located at the northeast corner of Russell M. Perry Avenue and East Sheridan Avenue (the “Hotel Redevelopment Site”); and

WHEREAS, pursuant to the provisions of the Hotel Redevelopment Agreement, the Hotel Redeveloper has submitted Design Development Documents for a dual branded hotel development, a Hyatt Place and a Marriott AC, together with supporting retail or restaurant uses on the Hotel Redevelopment Site for consideration and approval by the Authority; and

WHEREAS, the Board of Commissioners of the Authority deems it appropriate and desirable to approve the Design Development Documents for the Hotel Redevelopment Site, subject to the conditions and exceptions, if any, contained in the approval letter issued pursuant to this resolution.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Oklahoma City Urban Renewal Authority as follows:

1. The Design Development Documents for the Hotel Redevelopment Site submitted by the Hotel Redeveloper are hereby approved and determined to be in accordance with the terms of the Redevelopment Agreement and the Redevelopment Plan, subject to such conditions and exceptions as may be contained in the approval letter to be issued by the Executive Director of the Authority in accordance with this approval.
2. The Officers, Executive Director, and Legal Counsel of the Authority are authorized to execute such documents and take such other actions as may be necessary to implement this approval.

I, _____, Secretary of the Board of Commissioners for the Oklahoma City Urban Renewal Authority, certify that the foregoing Resolution No. _____ was duly adopted at a **special** meeting of the Board of Commissioners of the Oklahoma City Urban Renewal Authority held in its offices at 105 North Hudson Avenue, Suite 101, Oklahoma City, Oklahoma 73102, on the **17th** day of **September, 2015**; said meeting was held in accordance with the By-Laws of the Authority and the Oklahoma Open Meeting Act; that a quorum was present at all times during said meeting; and the Resolution was duly adopted by a majority of the commissioners.

SECRETARY









Hyatt Place Bricktown



August 28, 2015

Revisions:

DRAWN BY: SMS
 CHECKED BY: JCW
 APPROVED BY: JCW

COVER SHEET

ADG PROJECT: 14-072
 DATE: August 28, 2015
 SHEET NO.

G1.00

Drawing name: P:\14072\HyattPlace_Bricktown\G100.dwg - sheet: P:\14072\HyattPlace_Bricktown\G100.dwg - August 28, 2015 1:22pm - Copyright Architectural Design Group, Inc. 2015

Contractor
 Contractor Name
 123 Address
 Oklahoma City, Oklahoma 73104
 Phone: 405-XXX-XXXX
 Fax: 405-XXX-XXXX

Consultant
 Contractor Name
 123 Address
 Oklahoma City, Oklahoma 73104
 Phone: 405-XXX-XXXX
 Fax: 405-XXX-XXXX

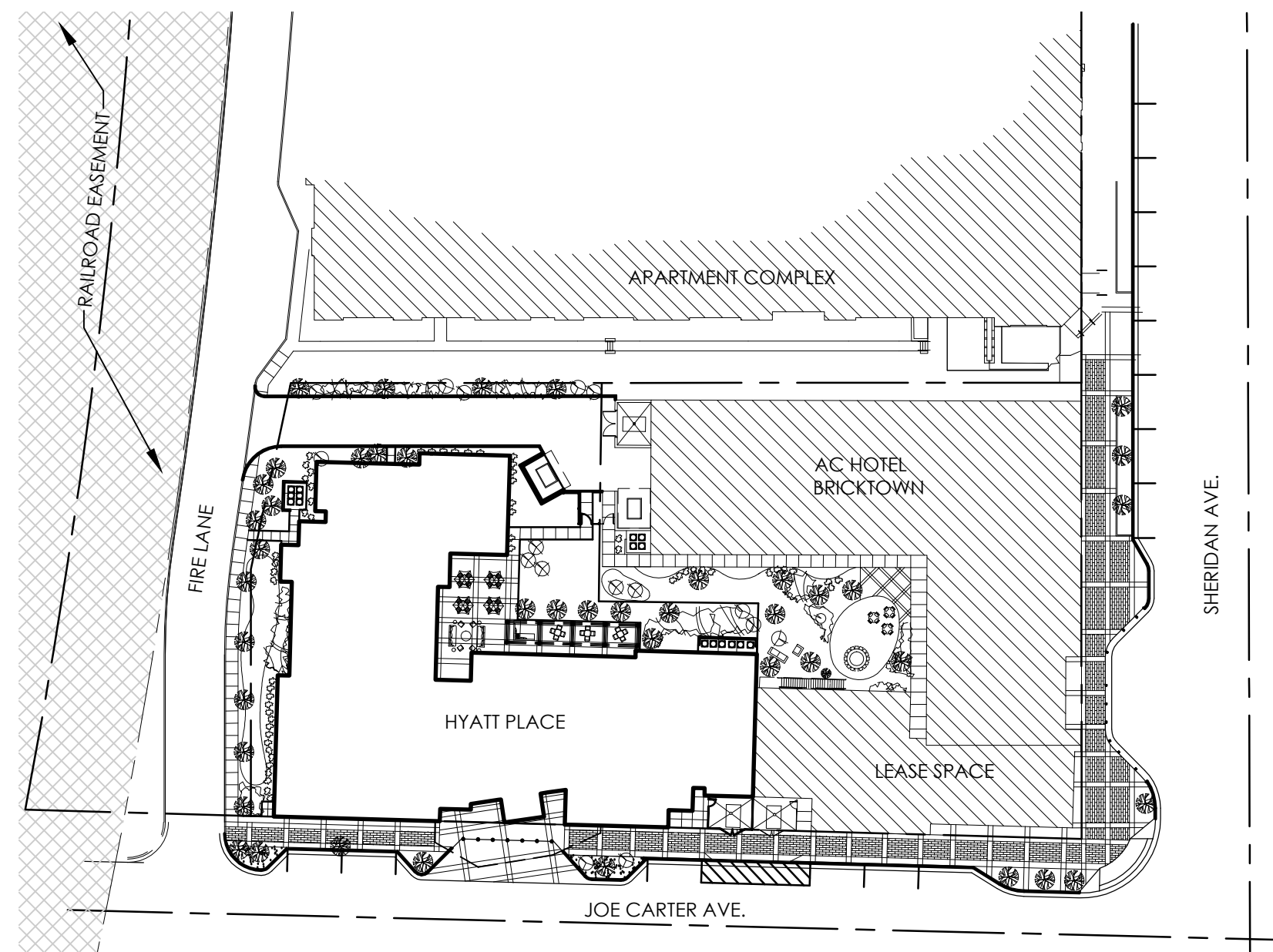
Consultant
 Contractor Name
 123 Address
 Oklahoma City, Oklahoma 73104
 Phone: 405-XXX-XXXX
 Fax: 405-XXX-XXXX

Architect
 Architectural Design Group, Inc.
 116 East Sheridan Suite 100
 Oklahoma City, Oklahoma 73104
 Phone: 405-232-5700
 Fax: 405-232-1618

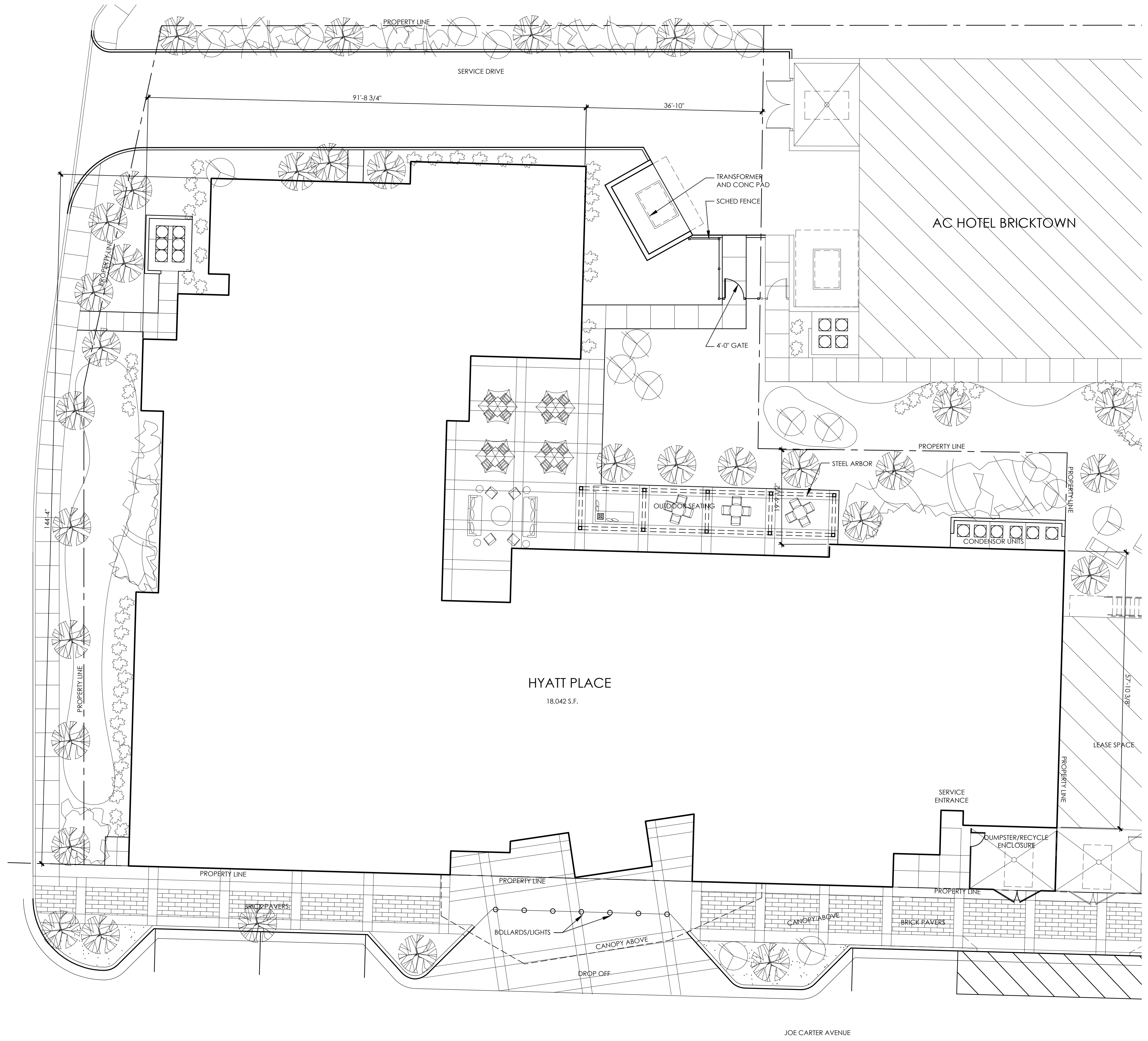
Consultant
 Contractor Name
 123 Address
 Oklahoma City, Oklahoma 73104
 Phone: 405-XXX-XXXX
 Fax: 405-XXX-XXXX

Consultant
 Contractor Name
 123 Address
 Oklahoma City, Oklahoma 73104
 Phone: 405-XXX-XXXX
 Fax: 405-XXX-XXXX

Owner
 Owner Name
 123 Address
 Oklahoma City, Oklahoma 73104
 Phone: 405-XXX-XXXX
 Fax: 405-XXX-XXXX



1 OVERALL SITE PLAN
SCALE: 1" = 60' - 0"



2 ENLARGED SITE PLAN
SCALE: 3/32" = 1'-0"

SITE PLAN LEGEND	
PL	PROPERTY LINE
	BRICK PAVERS
	TREE/SHRUB
	NOT IN SCOPE

- GENERAL NOTES**
- PER BRICKTOWN STANDARDS/PRECEDENCE, ALL PARKING WILL BE PROVIDED OFF-SITE ALONG WITH A 24/7 VALET SERVICE.
 - STREET SIDE RECYCLE/DUMPSTER LOCATION IS LOCATED IN CLOSE PROXIMITY TO KITCHEN AREA.
 - LOT SIZE IS 30,291 SQUARE FEET (.695 ACRE)



116 E. Sheridan Ave. Suite 100
Oklahoma City, Oklahoma 73104
phone: 405.232.5700
fax: 405.232.1618
web: www.adgokc.com



Revisions:

DRAWN BY: MP
CHECKED BY: JCW
APPROVED BY: JCW

SITE PLAN

ADG PROJECT: 14-072
DATE: August 28, 2015
SHEET NO.

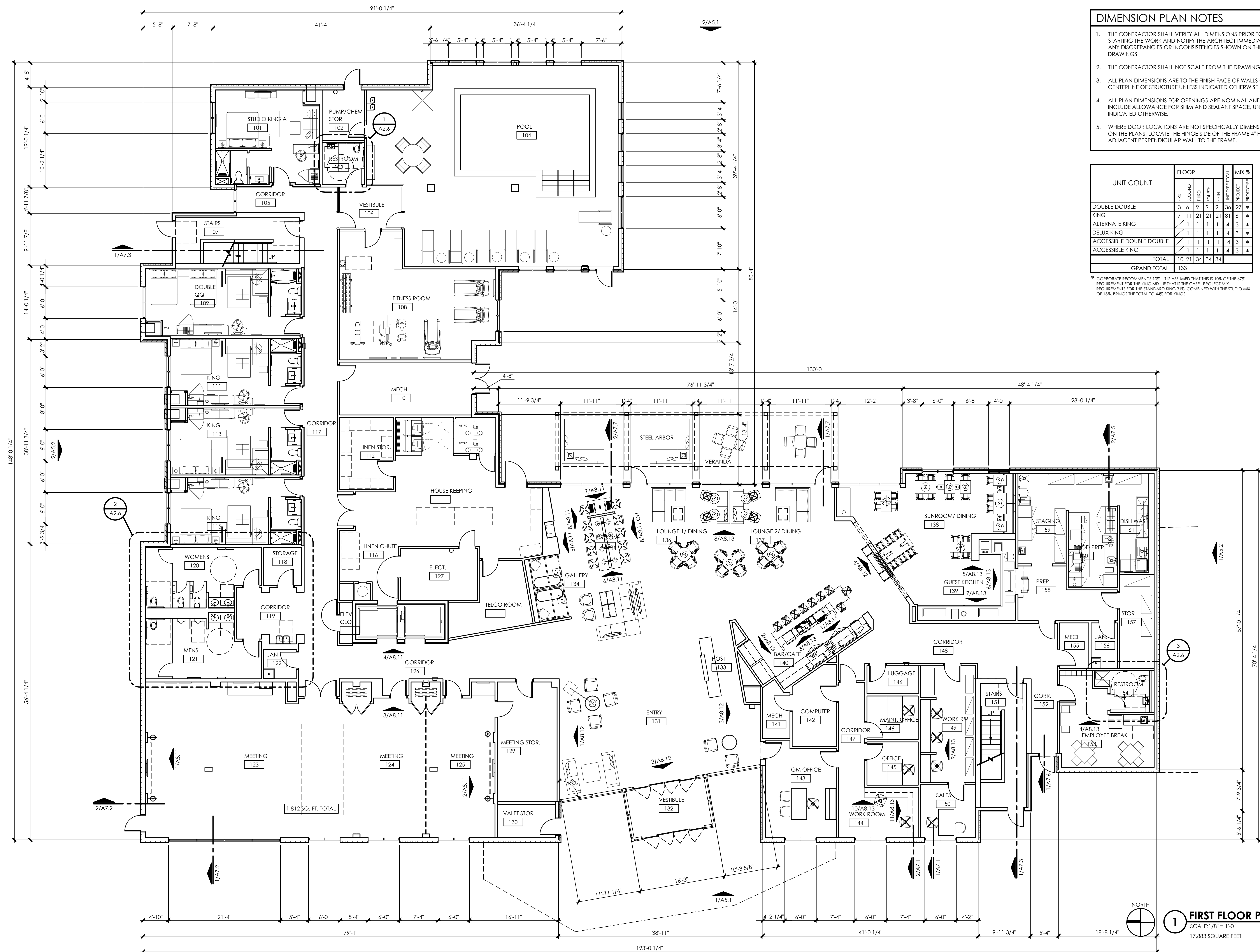
- ### DIMENSION PLAN NOTES
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS PRIOR TO STARTING THE WORK AND NOTIFY THE ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES OR INCONSISTENCIES SHOWN ON THE DRAWINGS.
 - THE CONTRACTOR SHALL NOT SCALE FROM THE DRAWINGS.
 - ALL PLAN DIMENSIONS ARE TO THE FINISH FACE OF WALLS OR CENTERLINE OF STRUCTURE UNLESS INDICATED OTHERWISE.
 - ALL PLAN DIMENSIONS FOR OPENINGS ARE NOMINAL AND DO NOT INCLUDE ALLOWANCE FOR SHIM AND SEALANT SPACE, UNLESS INDICATED OTHERWISE.
 - WHERE DOOR LOCATIONS ARE NOT SPECIFICALLY DIMENSIONED ON THE PLANS, LOCATE THE HINGE SIDE OF THE FRAME 4" FROM THE ADJACENT PERPENDICULAR WALL TO THE FRAME.

UNIT COUNT	FLOOR					MIX %
	FIRST	SECOND	THIRD	FOURTH	FIFTH	
DOUBLE DOUBLE	3	6	9	9	36	27 *
KING	7	11	21	21	81	61 *
ALTERNATE KING	1	1	1	1	4	3 *
DELUX KING	1	1	1	1	4	3 *
ACCESSIBLE DOUBLE DOUBLE	1	1	1	1	4	3 *
ACCESSIBLE KING	1	1	1	1	4	3 *
TOTAL	10	21	34	34	34	
GRAND TOTAL	133					

* CORPORATE RECOMMENDS 10%. IT IS ASSUMED THAT THIS IS 10% OF THE 67% REQUIREMENTS FOR THE KING MIX. IF THAT IS THE CASE, PROJECT MIX REQUIREMENTS FOR THE STANDARD KING 31%, COMBINED WITH THE STUDIO MIX OF 13%, BRINGS THE TOTAL TO 44% FOR KINGS



BRICKTOWN
JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104



1 FIRST FLOOR PLAN
SCALE: 1/8" = 1'-0"
17,883 SQUARE FEET

Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

FIRST FLOOR PLAN

ADG PROJECT: 14-072
DATE: August 28, 2015
SHEET NO.

Drawing name: P:\1407\first floor - bricktown\dwg\A201.dwg - work - Project by: BSW/PMW - Aug 28, 2015 1:22pm - Copyright Architectural Design Group, Inc. 2015

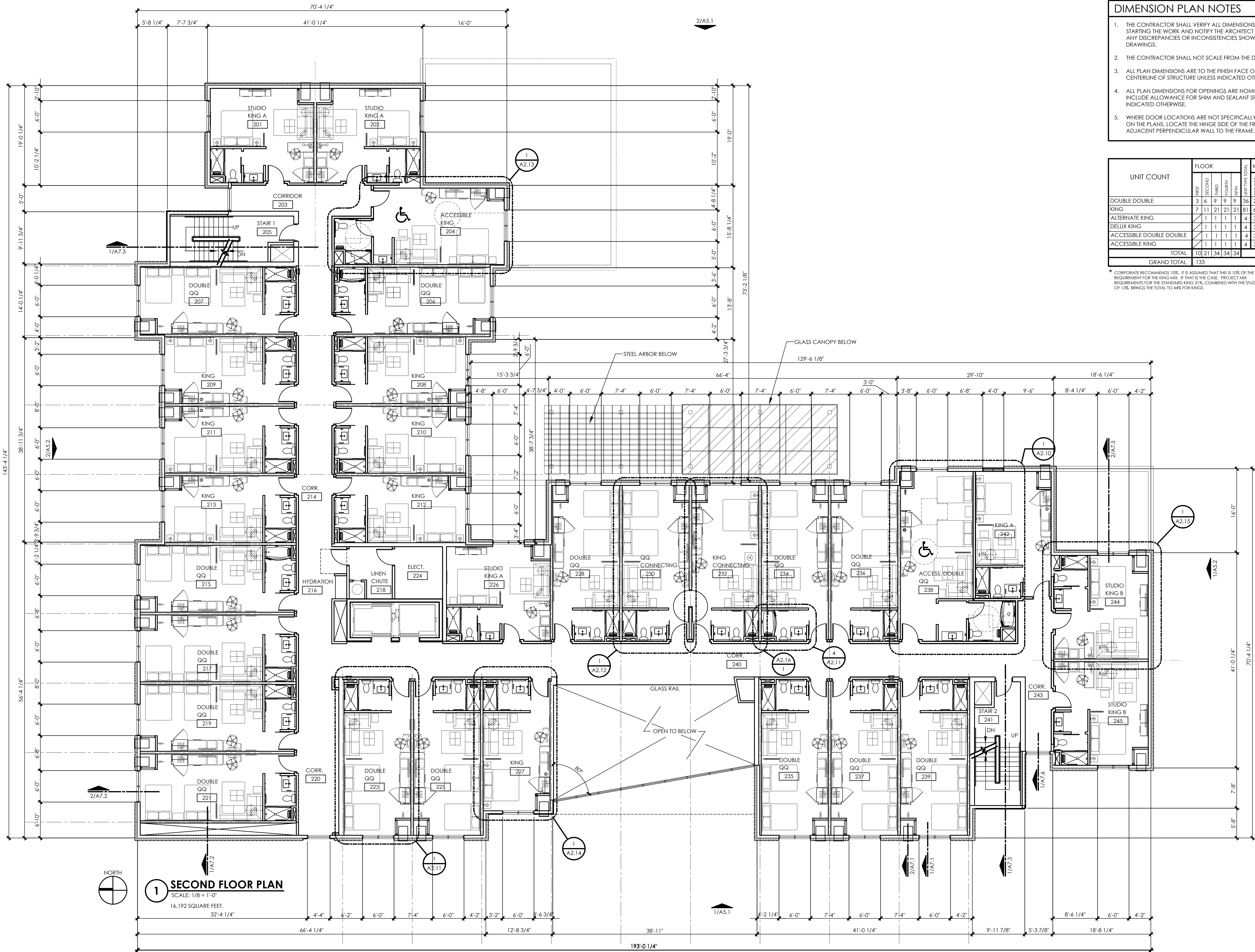
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UNIT COUNT	FLOOR					UNIT TYPE TOTAL	MIX %	
	FIRST	SECOND	THIRD	FOURTH	FIFTH			
DOUBLE DOUBLE	3	6	9	9	9	36	27 *	
KING	7	11	21	21	21	81	61 *	
ALTERNATE KING	1	1	1	1	1	4	3 *	
DELUX KING	1	1	1	1	1	4	3 *	
ACCESSIBLE DOUBLE DOUBLE	1	1	1	1	1	4	3 *	
ACCESSIBLE KING	1	1	1	1	1	4	3 *	
TOTAL	10	21	34	34	34	133		
GRAND TOTAL							133	

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BRICKTOWN
JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104



1 SECOND FLOOR PLAN
SCALE: 1/8" = 1'-0"
16,192 SQUARE FEET.

Drawing Name: P:\1402\1402\1402\1402\1402.dwg Plot Date: 8/28/2011 12:28:00 Plot Path: P:\1402\1402\1402\1402\1402.dwg Plot Scale: 1/8" = 1'-0" Plot Units: Feet Plot Color: Black Plot Lineweight: 0.25 Plot Font: Arial, 10, Bold Plot Orientation: Landscape Plot Date: 8/28/2011 12:28:00 Plot Path: P:\1402\1402\1402\1402\1402.dwg Plot Scale: 1/8" = 1'-0" Plot Units: Feet Plot Color: Black Plot Lineweight: 0.25 Plot Font: Arial, 10, Bold Plot Orientation: Landscape

Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

SECOND FLOOR PLAN

ADG PROJECT: 14-072
DATE: August 28, 2015
SHEET NO.

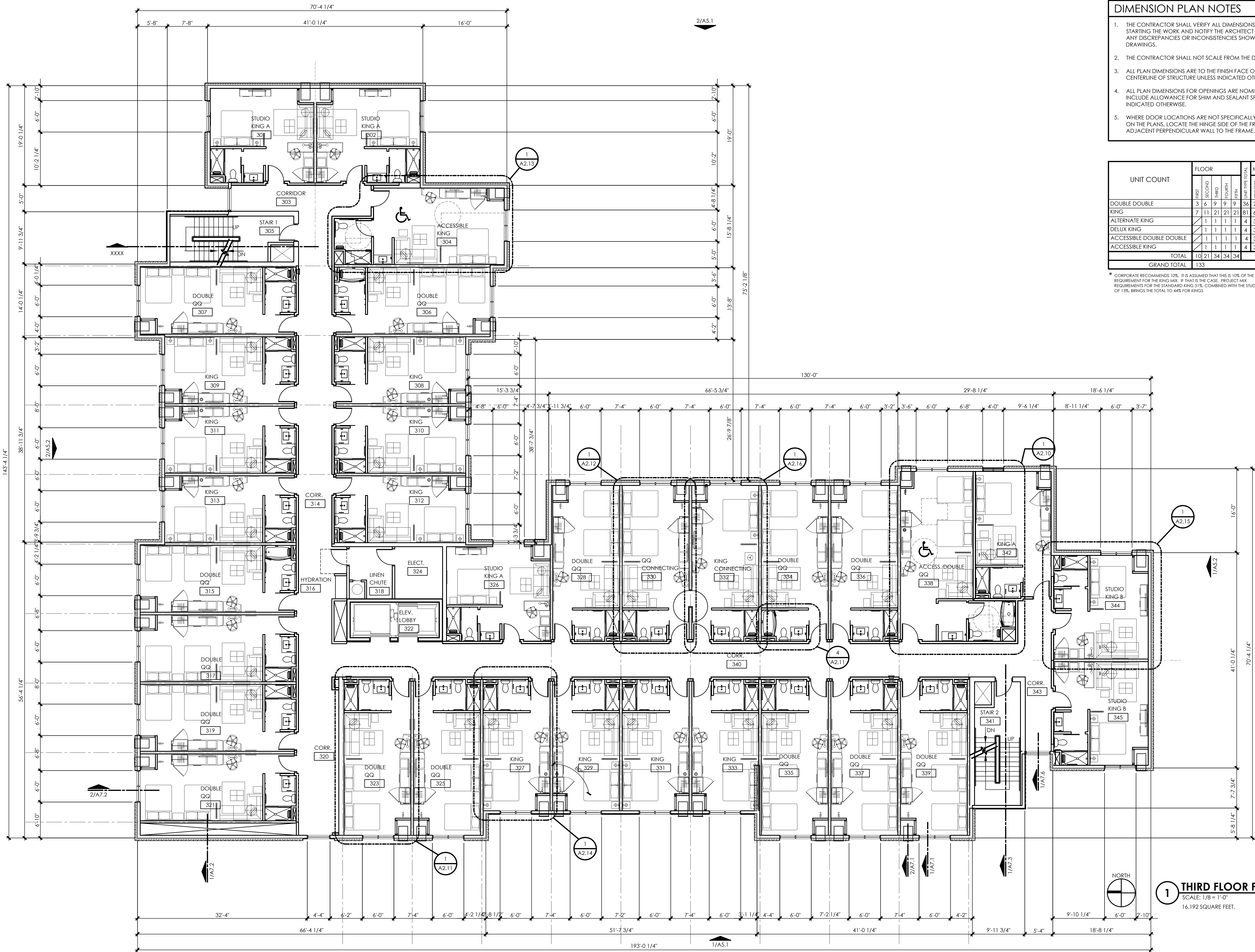
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UNIT COUNT	FLOOR				UNIT TYPE COUNT	MIX %
	FIRST	SECOND	THIRD	FOURTH		
DOUBLE DOUBLE	3	6	9	9	36	27 *
KING	7	11	21	21	81	61 *
ALTERNATE KING	1	1	1	1	4	3 *
DELUX KING	1	1	1	1	4	3 *
ACCESSIBLE DOUBLE DOUBLE	1	1	1	1	4	3 *
ACCESSIBLE KING	1	1	1	1	4	3 *
TOTAL	10	21	34	34		
GRAND TOTAL	133					

* CORPORATE RECOMMENDS 10%. IT IS ASSUMED THAT THIS IS 10% OF THE 47% REQUIREMENT FOR THE KING MIX. IF THAT IS THE CASE, PROJECT MIX REQUIREMENTS FOR THE STANDARD KING 31%, COMBINED WITH THE STUDIO MIX OF 15%, BRINGS THE TOTAL TO 46% FOR KINGS.



BRICKTOWN
JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104



1 THIRD FLOOR PLAN
SCALE: 1/8" = 1'-0"
16,192 SQUARE FEET.

Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

THIRD FLOOR PLAN

ADG PROJECT: 14-072
DATE: August 28, 2015
SHEET NO.

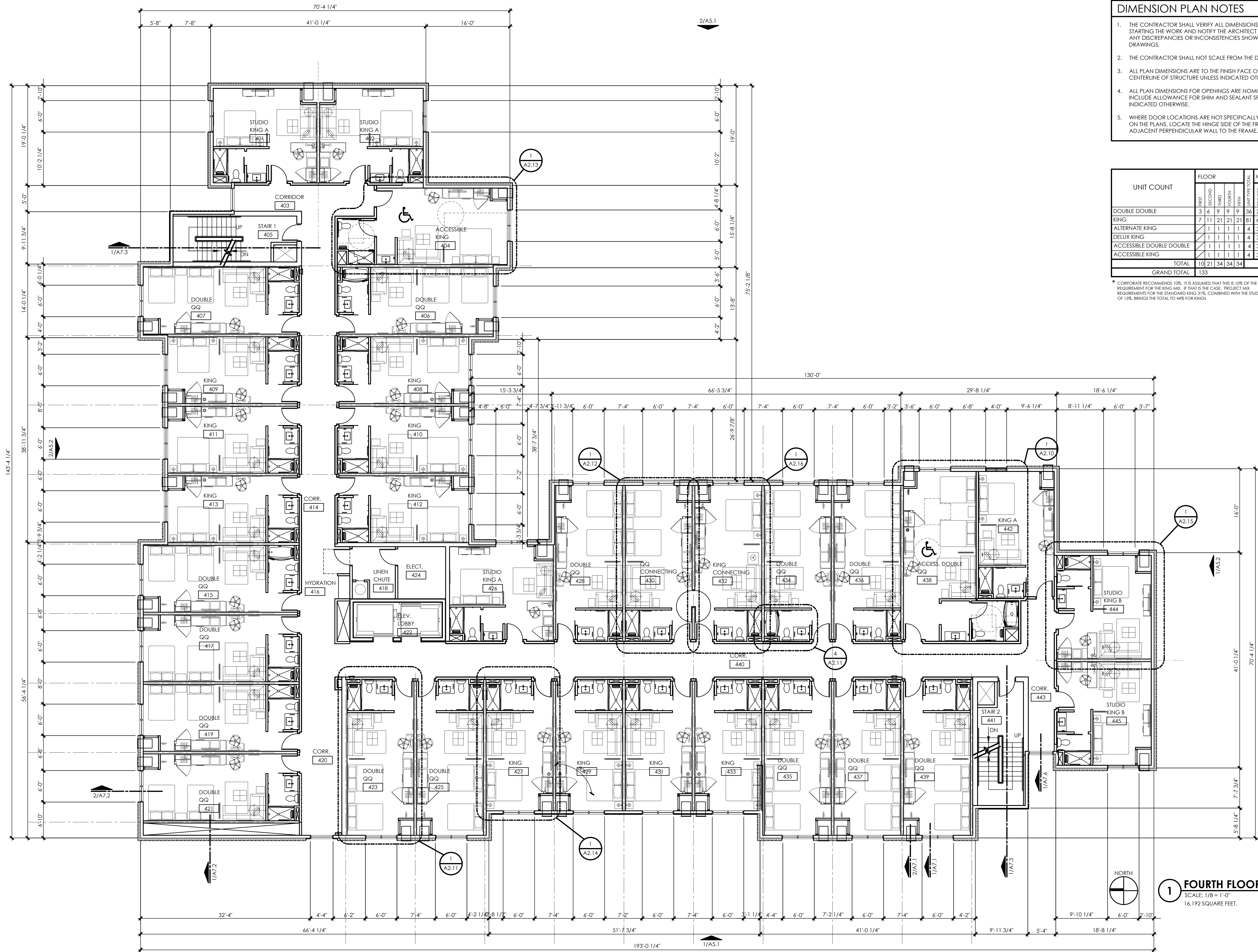
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UNIT COUNT	FLOOR				MIX %
	FIRST	SECOND	THIRD	FOURTH	
DOUBLE DOUBLE	3	6	9	9	36
KING	7	11	21	21	81
ALTERNATE KING	1	1	1	1	4
DELUX KING	1	1	1	1	4
ACCESSIBLE DOUBLE DOUBLE	1	1	1	1	4
ACCESSIBLE KING	1	1	1	1	4
TOTAL	10	21	34	34	133
GRAND TOTAL					133

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BRICKTOWN
JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104



1 FOURTH FLOOR PLAN
SCALE: 1/8" = 1'-0"
16,192 SQUARE FEET.

Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

FOURTH FLOOR PLAN

ADG PROJECT: 14-072
DATE: August 28, 2015
SHEET NO.

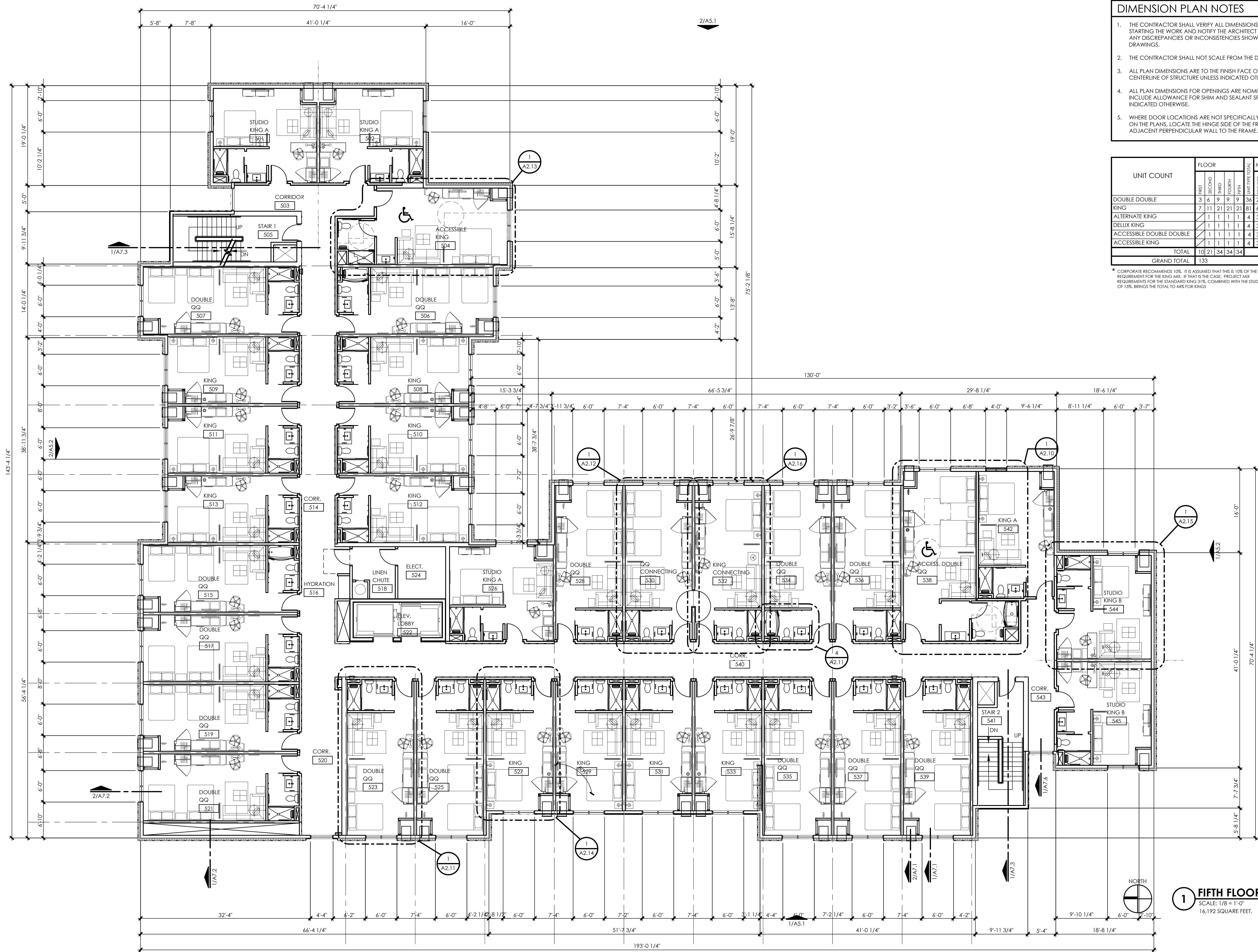
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UNIT COUNT	FLOOR					UNIT TYPE TOTAL	MIX %
	FIRST	SECOND	THIRD	FOURTH	FIFTH		
DOUBLE DOUBLE	3	6	9	9	9	36	27 *
KING	7	11	21	21	21	81	61 *
ALTERNATE KING							
DELUX KING	1	1	1	1	1	4	3 *
ACCESSIBLE DOUBLE DOUBLE	1	1	1	1	1	4	3 *
ACCESSIBLE KING	1	1	1	1	1	4	3 *
TOTAL	10	21	34	34	34	133	
GRAND TOTAL						133	

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BRICKTOWN
JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104



1 FIFTH FLOOR PLAN
SCALE: 1/8" = 1'-0"
16,192 SQUARE FEET.

Revisions:

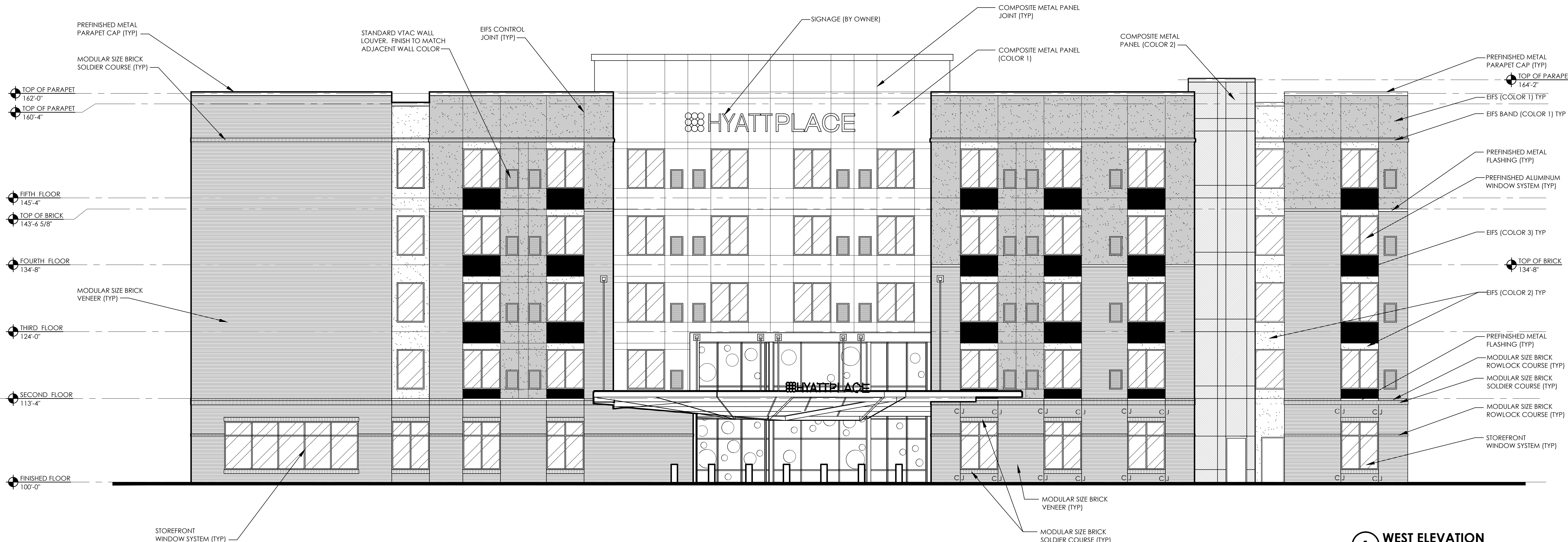
DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

FIFTH FLOOR PLAN

ADG PROJECT: 14-072
DATE: August 28, 2015
SHEET NO.



2 EAST ELEVATION
SCALE: 1/8" = 1'-0"



1 WEST ELEVATION
SCALE: 1/8" = 1'-0"

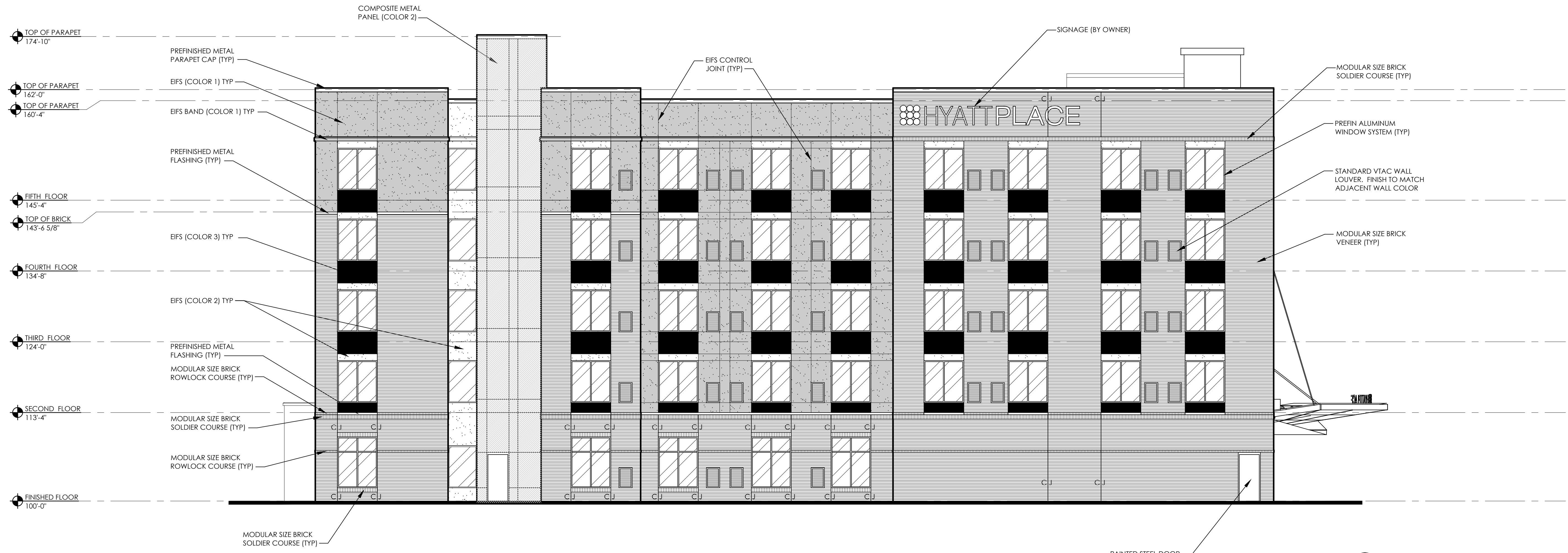
Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

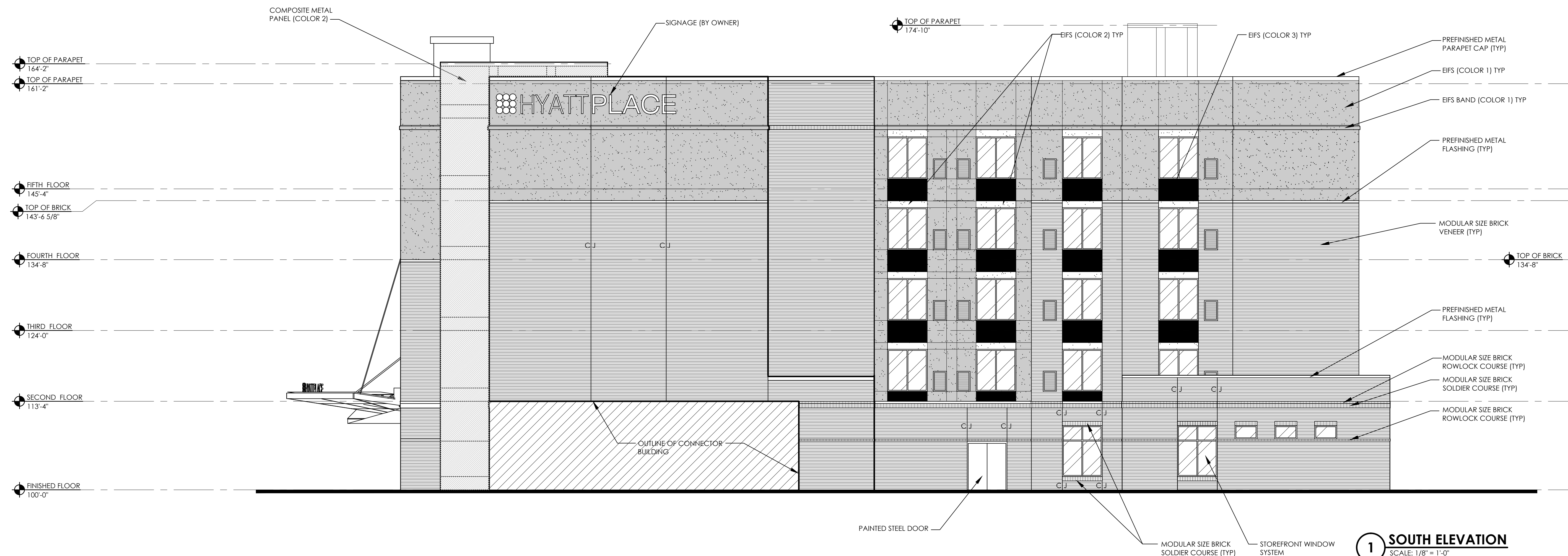
EXTERIOR ELEVATIONS

ADG PROJECT: 14-072
DATE: August 28, 2015
SHEET NO.

Drawing name: PL14072-HyattPlace-Bricktown-ExteriorElevations.dwg; Date: 08/28/15 1:23PM; Copyright: Architectural Design Group, Inc. 2015.



2 NORTH ELEVATION
SCALE: 1/8" = 1'-0"



1 SOUTH ELEVATION
SCALE: 1/8" = 1'-0"

Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

EXTERIOR ELEVATIONS

ADG PROJECT: 14-072
DATE: August 28, 2015
SHEET NO.

AC Hotels Bricktown



116 E. Sheridan Ave. Suite 100
Oklahoma City, Oklahoma 73104
phone: 405.232.5700
fax: 405.232.1618
web: www.adgokc.com



**AC HOTELS
BRICKTOWN**

JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104

September 1, 2015

Revisions:

DRAWN BY: SMS
CHECKED BY: JCW
APPROVED BY: JCW

COVER SHEET

ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.

G1.00

Contractor

Contractor Name
123 Address
Oklahoma City, Oklahoma 73104
Phone: 405-XXX-XXXX
Fax: 405-XXX-XXXX

Consultant

Contractor Name
123 Address
Oklahoma City, Oklahoma 73104
Phone: 405-XXX-XXXX
Fax: 405-XXX-XXXX

Consultant

Contractor Name
123 Address
Oklahoma City, Oklahoma 73104
Phone: 405-XXX-XXXX
Fax: 405-XXX-XXXX

Architect

Architectural Design Group, Inc.
116 East Sheridan Suite 100
Oklahoma City, Oklahoma 73104
Phone: 405-232-5700
Fax: 405-232-1618

Consultant

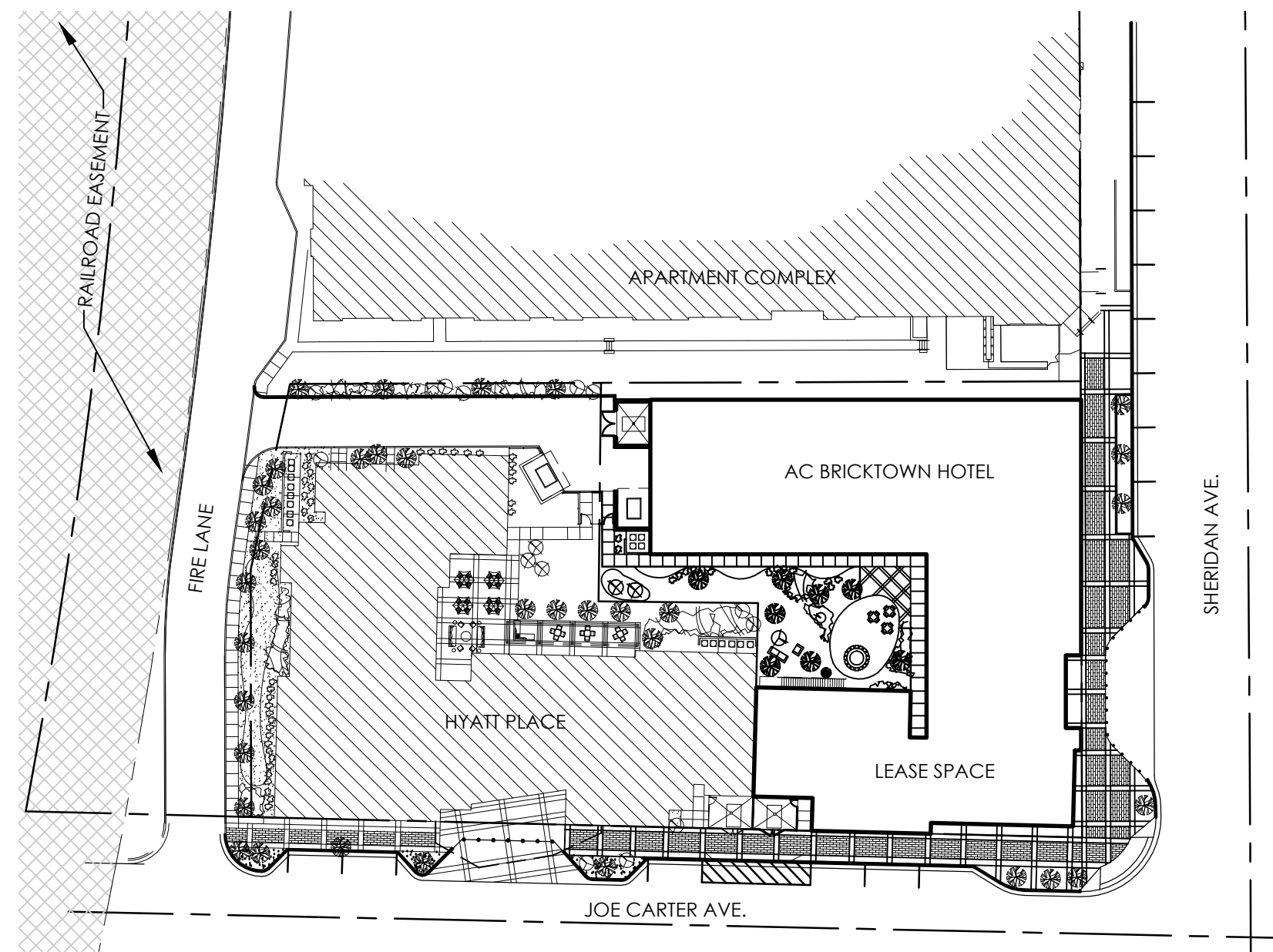
Contractor Name
123 Address
Oklahoma City, Oklahoma 73104
Phone: 405-XXX-XXXX
Fax: 405-XXX-XXXX

Consultant

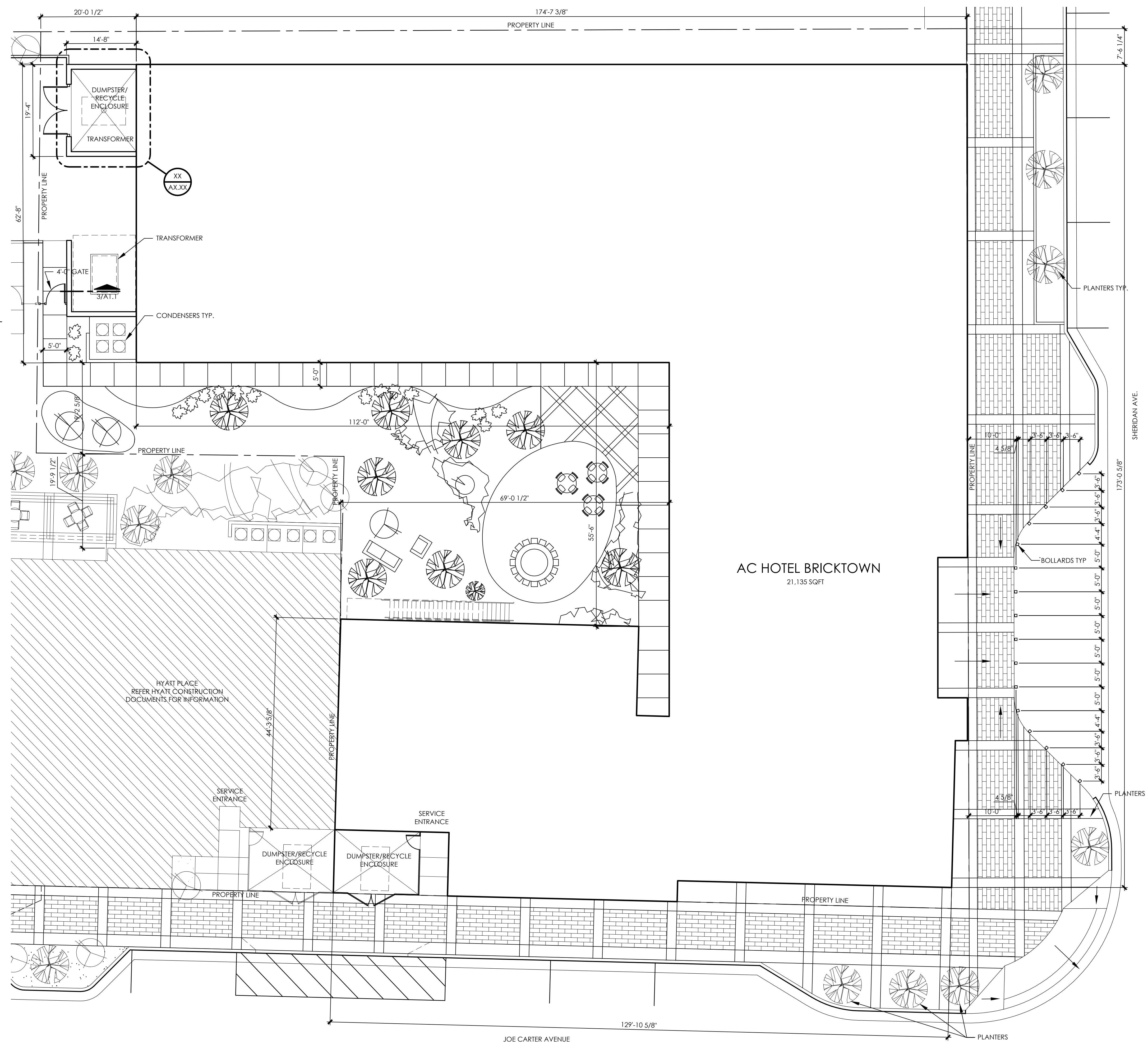
Contractor Name
123 Address
Oklahoma City, Oklahoma 73104
Phone: 405-XXX-XXXX
Fax: 405-XXX-XXXX

Owner

Owner Name
123 Address
Oklahoma City, Oklahoma 73104
Phone: 405-XXX-XXXX
Fax: 405-XXX-XXXX



1 OVERALL SITE PLAN
SCALE: 1" = 60' - 0"



AC HOTEL BRICKTOWN
21,135 SQFT

SITE PLAN LEGEND	
— PL —	PROPERTY LINE
	BRICK PAVERS
	TREE/SHRUB
	NOT IN SCOPE

- GENERAL NOTES**
- PER BRICKTOWN STANDARDS/PRECEDENCE, ALL PARKING WILL BE PROVIDED OFF-SITE ALONG WITH A 24/7 VALET SERVICE.
 - STREET SIDE RECYCLE/DUMPSTER LOCATION IS LOCATED IN CLOSE PROXIMITY TO KITCHEN AREA.
 - LOT SIZE IS 30,291 SQUARE FEET (.695 ACRE)

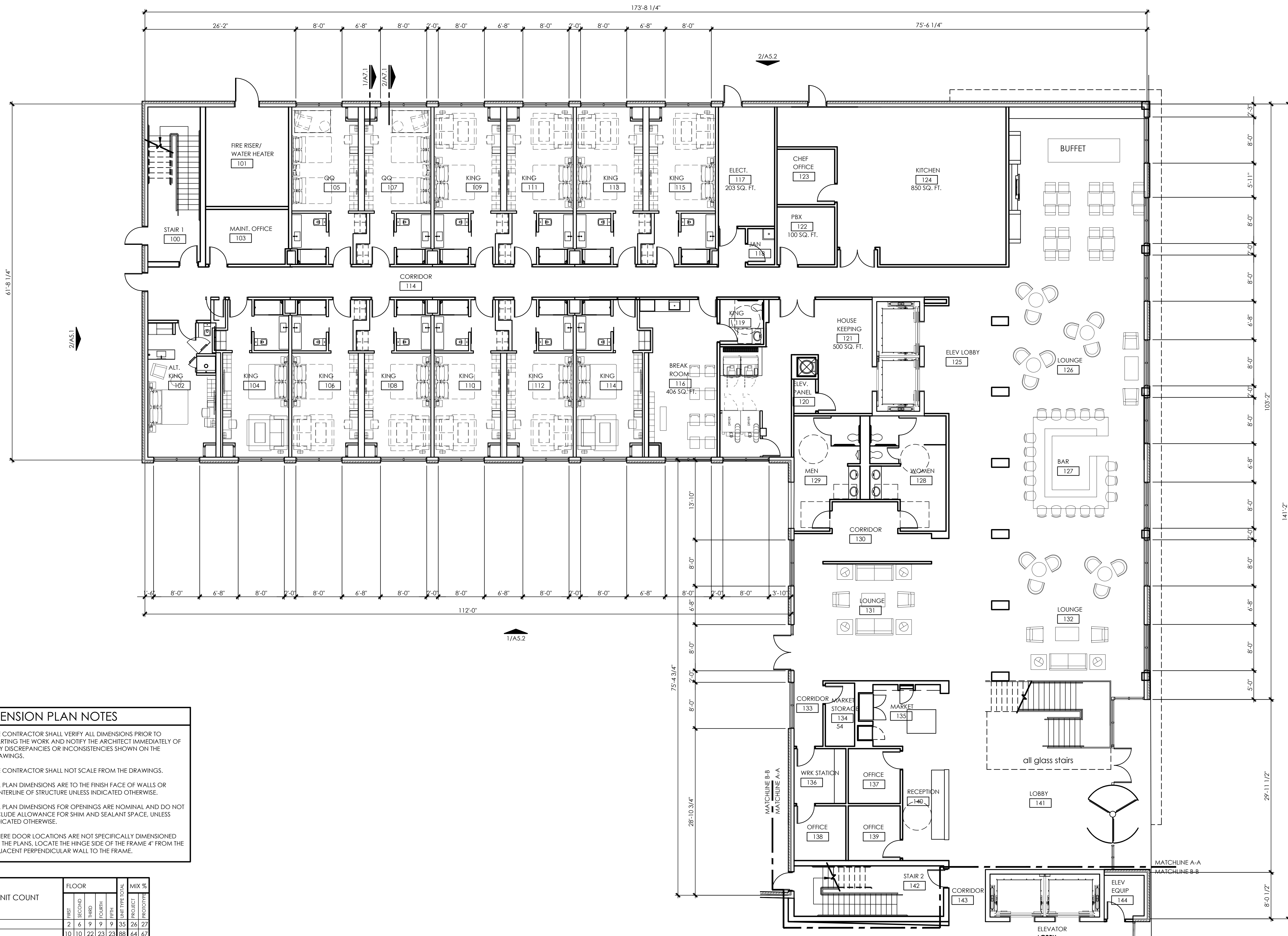
2 ENLARGED SITE PLAN
SCALE: 3/32" = 1'-0"

Revisions:

DRAWN BY: MP
CHECKED BY: JCW
APPROVED BY: JCW

SITE PLAN

ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.



DIMENSION PLAN NOTES

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UNIT COUNT	FLOOR					UNIT TYPE TOTAL	MIX %
	FIRST	SECOND	THIRD	FOURTH	FIFTH		
QQ	2	6	9	9	35	26	27
KING	10	10	22	23	88	64	67
ALT. KING (STUDIO)	1	1	1	1	5	4	*
ACCESSIBLE QQ	1	1	1	1	4	3	2
ACCESSIBLE KING	1	1	1	1	4	3	5
TOTAL	13	19	34	35	134		
GRAND TOTAL							134

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**FIRST FLOOR PLAN
AREA A-A**
SCALE: 1/8" = 1'-0"
XXXXX SQUARE FEET

Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

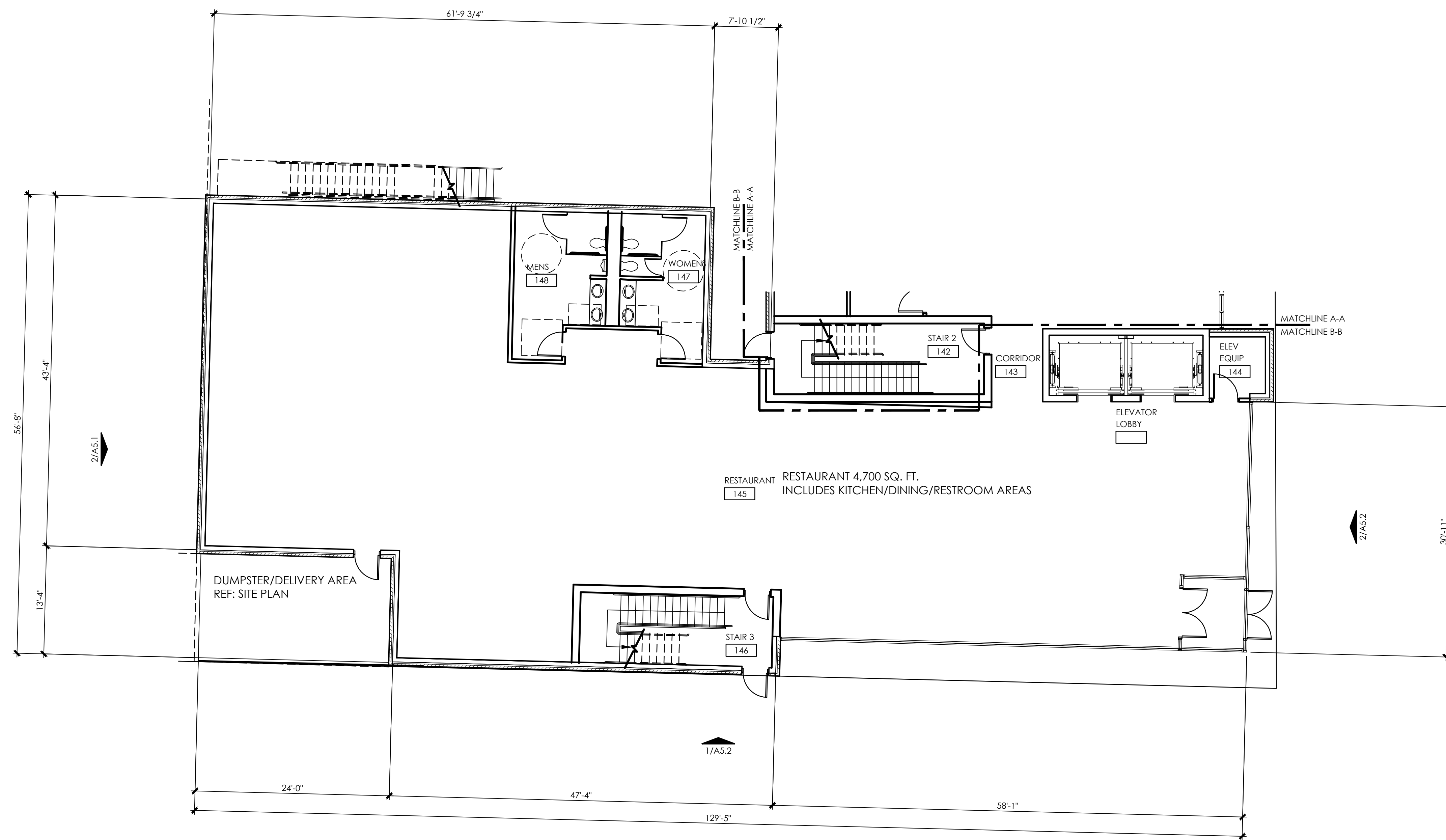
**FIRST FLOOR PLAN
AREA A-A**

ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.

A2.01A



**AC HOTELS
BRICKTOWN**
JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104



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**FIRST FLOOR PLAN
AREA B-B**
SCALE: 1/8" = 1'-0"
21,135 SQUARE FEET

Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

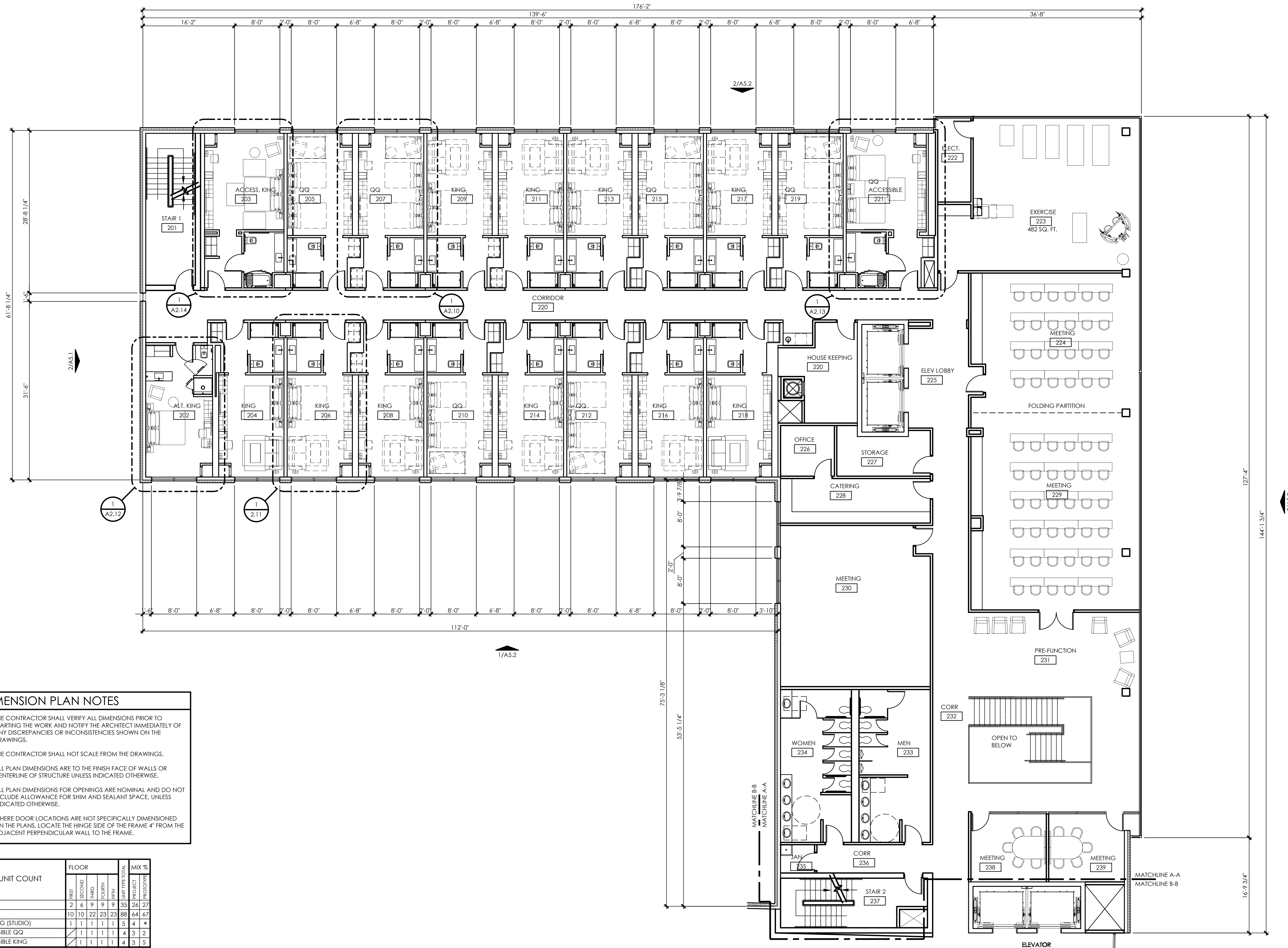
**FIRST FLOOR
PLAN
AREA B-B**

ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.

A2.01B



**AC HOTELS
BRICKTOWN**
JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104



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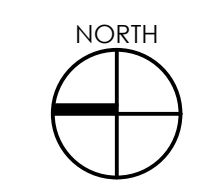
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Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

**SECOND FLOOR PLAN
AREA A-A**

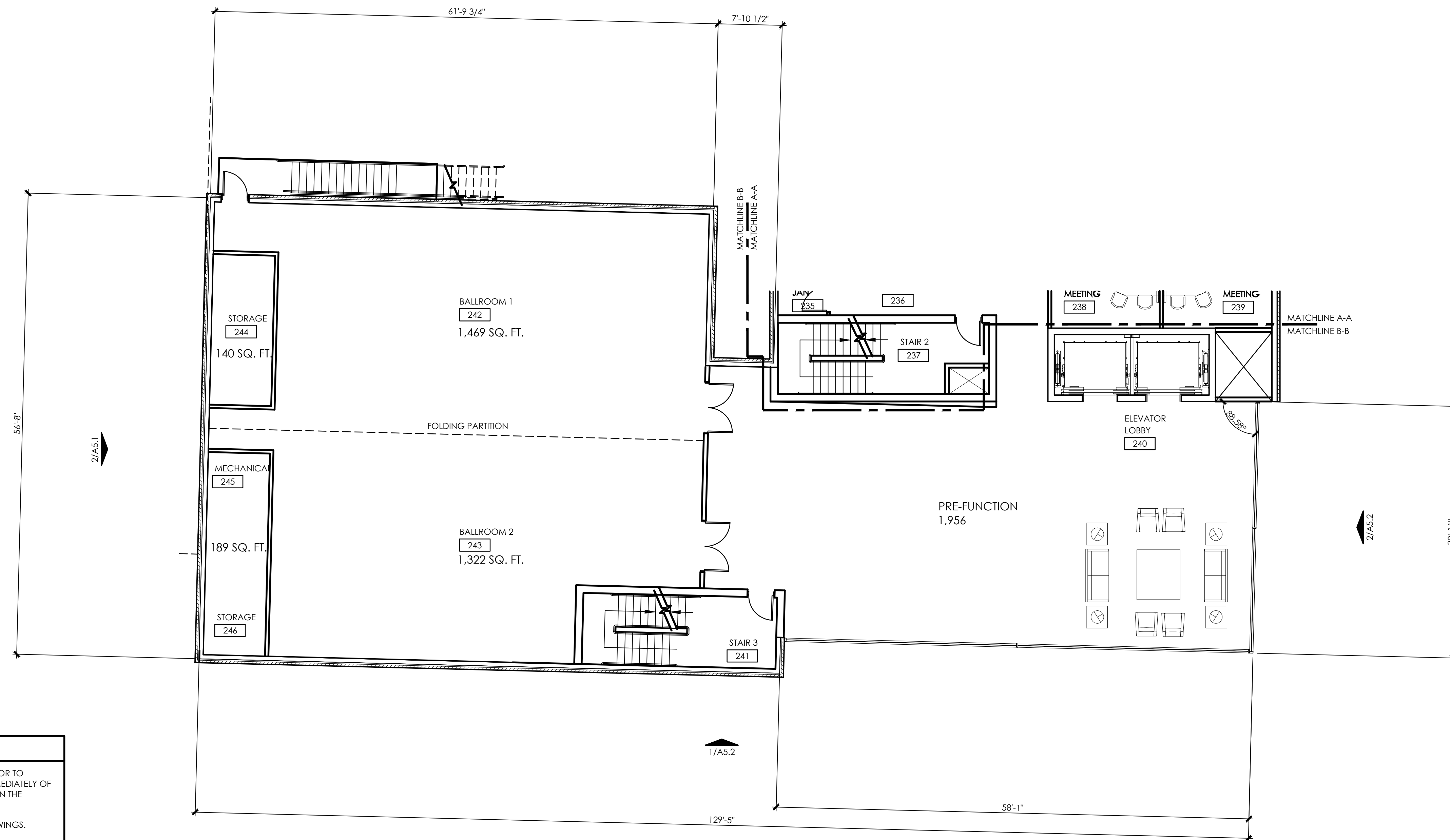
ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.



1 SECOND FLOOR PLAN
AREA A-A
SCALE: 1/8" = 1'-0"
XXXX SQUARE FEET



**AC HOTELS
BRICKTOWN**
JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104



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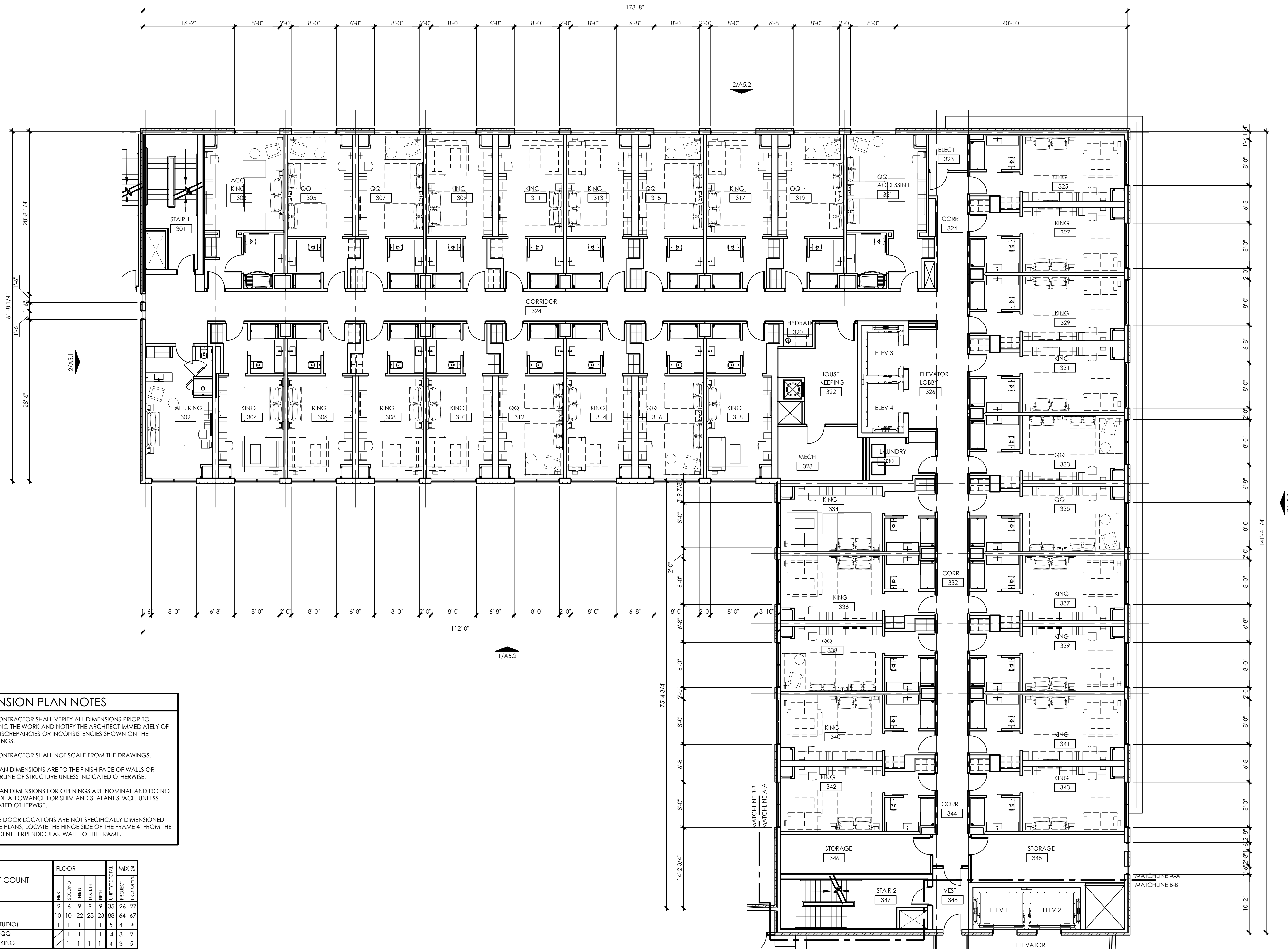
DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

**SECOND FLOOR PLAN
AREA B-B**

ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.



**1 SECOND FLOOR PLAN
AREA B-B**
SCALE: 1/8" = 1'-0"
XXXXX SQUARE FEET



DIMENSION PLAN NOTES

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GRAND TOTAL						136

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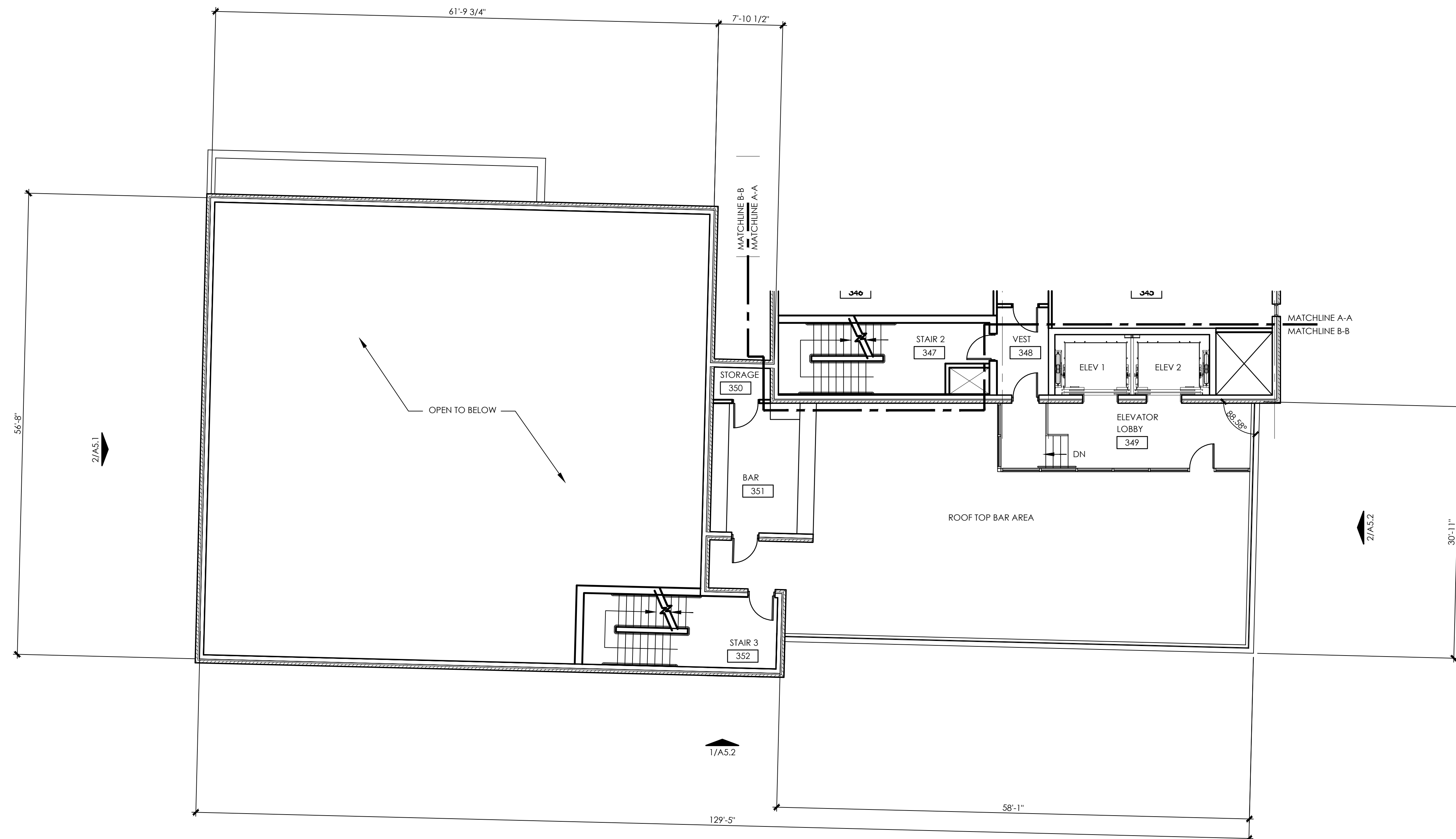
**THIRD FLOOR
PLAN
AREA A-A**

ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.

1 **THIRD FLOOR PLAN
AREA A-A**
SCALE: 1/8" = 1'-0"
XXXXX SQUARE FEET



**AC HOTELS
BRICKTOWN**
JOE CARTER AVENUE
OKLAHOMA CITY, OK 73104



DIMENSION PLAN NOTES

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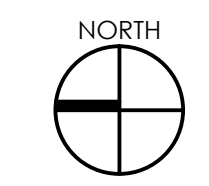
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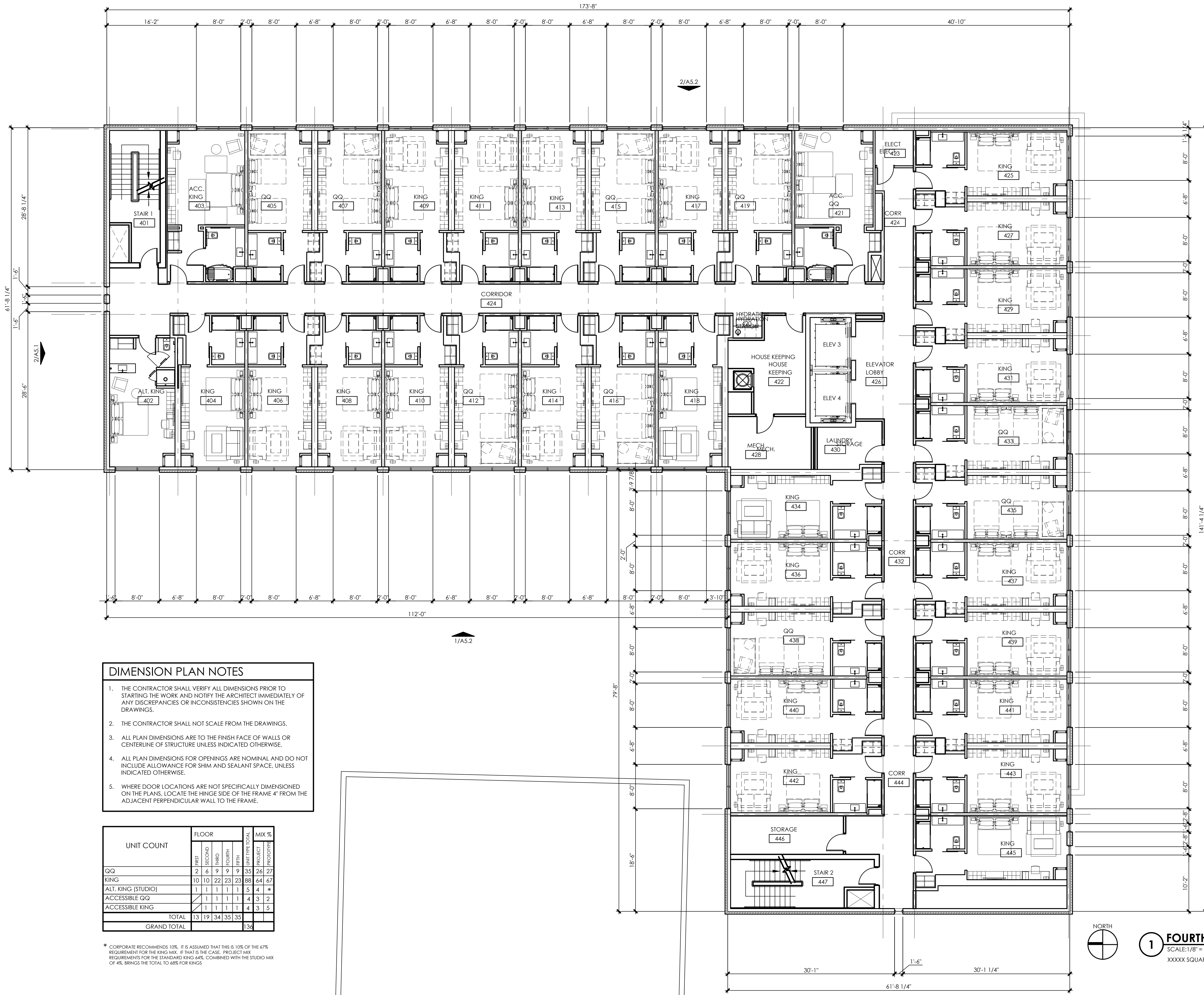
THIRD FLOOR PLAN

ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.



1 **THIRD FLOOR PLAN
AREA B-B**
SCALE: 1/8" = 1'-0"
XXXXX SQUARE FEET

A2.03B



- DIMENSION PLAN NOTES**
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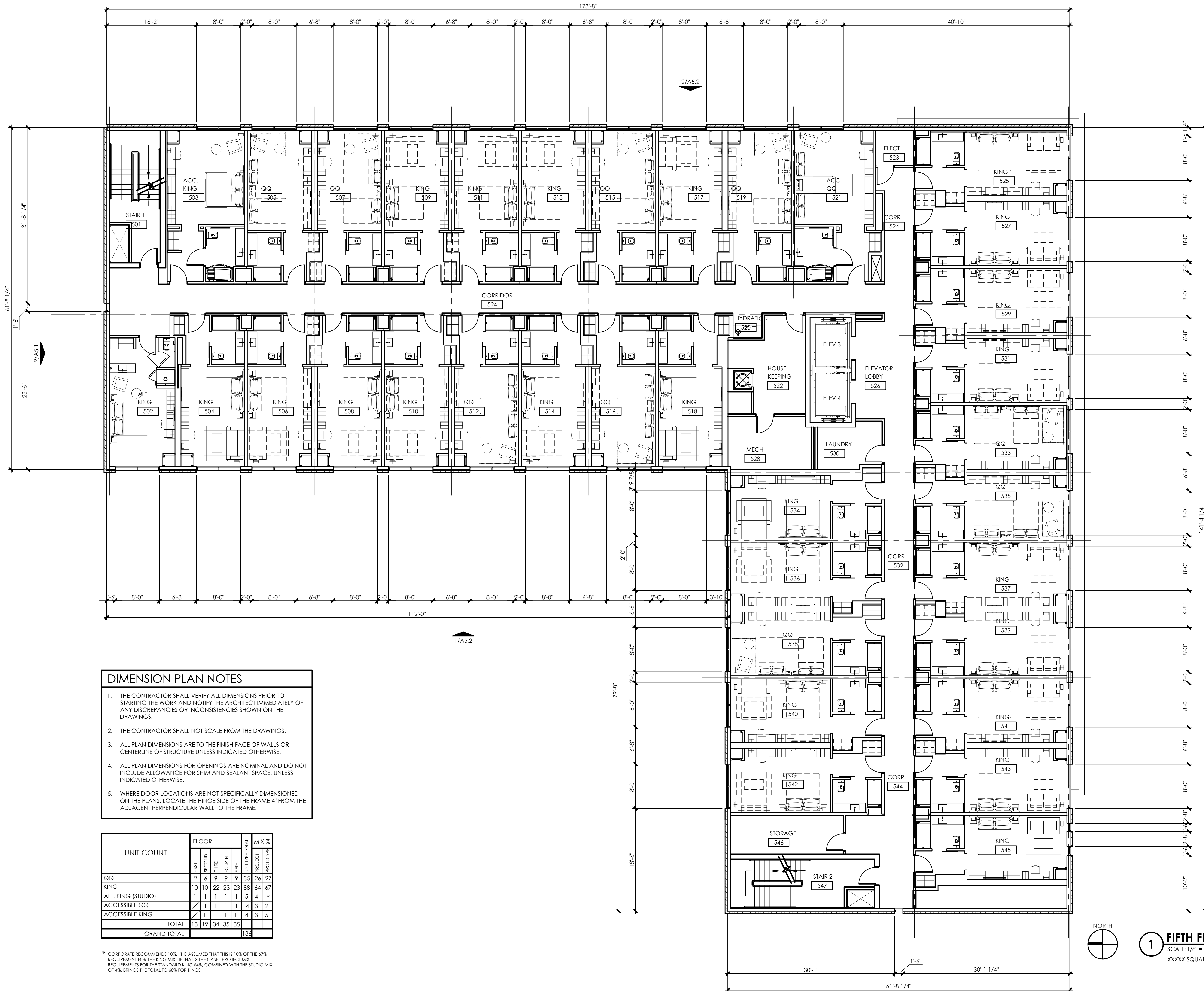
1 FOURTH FLOOR PLAN
SCALE: 1/8" = 1'-0"
XXXXX SQUARE FEET

Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

FOURTH FLOOR PLAN

ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.



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1 FIFTH FLOOR PLAN
SCALE: 1/8" = 1'-0"
XXXXX SQUARE FEET

Revisions:

DRAWN BY: JM
CHECKED BY: JCW
APPROVED BY: JCW

FIFTH FLOOR PLAN

ADG PROJECT: 14-071
DATE: September 1, 2015
SHEET NO.

Drawing name: \\14107-AC\bricks\Architect\Drawings\A205.dwg Plot by: JMR\CHADW 09/11/2015 3:15pm Copyright Architectural Design Group, Inc. 2015



**AC HOTELS
 BRICKTOWN**
 JOE CARTER AVENUE
 OKLAHOMA CITY, OK 73104



2 NORTH ELEVATION
 SCALE: 1/8" = 1'-0"

Revisions:

DRAWN BY: JM
 CHECKED BY: JCW
 APPROVED BY: JCW

**EXTERIOR
 ELEVATIONS**

ADG PROJECT: 14-071
 DATE: September 1, 2015
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**AC HOTELS
 BRICKTOWN**
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 OKLAHOMA CITY, OK 73104

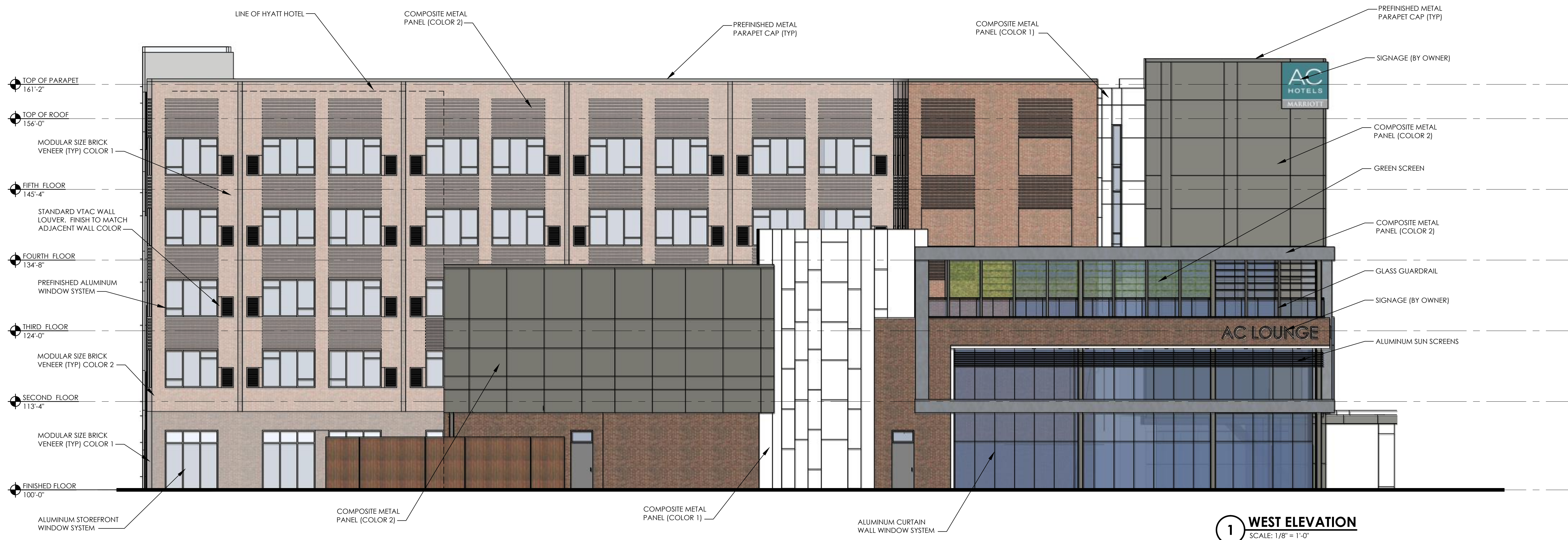


Revisions:

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EXTERIOR ELEVATIONS

ADG PROJECT: 14-071
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1 WEST ELEVATION
 SCALE: 1/8" = 1'-0"

Revisions:

DRAWN BY: JM
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EXTERIOR ELEVATIONS

ADG PROJECT: 14-071
 DATE: September 1, 2015
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OKLAHOMA CITY

URBAN
RENEWAL
AUTHORITY

To: Board of Commissioners
From: Catherine O'Connor, Executive Director
Date: September 17, 2015
Ref: Approving First Amendment to Contract for Redevelopment Between Oklahoma City Urban Renewal Authority and Midtown Builders, LLC; CDBG Affordable Housing Project

Background: In June of 2014, the Oklahoma City Urban Renewal Authority (“Authority”) approved a four hundred thousand dollar (\$400,000) deferred loan to purchase a historic building on the Sunbeam Family Services campus, at 620 NW 21st Street, in the Mesta Park neighborhood. The loan closed in late 2014. The loan was financed from an allocation of Community Development Block Grant (“CDBG”) funds. The renovation will convert the building into thirteen (13) rental units. 51% of the units will be reserved for low to moderate income households. This building, originally constructed in 1929 as a children’s home, was being used as offices for Sunbeam Family Services. The Redeveloper purchased the entire Sunbeam campus which also included three former group homes and a detached office building. The group homes are in the process of being remodeled to be resold as market rate, single family residences and the detached office building has been converted into an office cooperative for small businesses and nonprofits.

The Redeveloper has been focusing on the group home and office cooperative projects and is requesting six month extensions on the Redevelopment Agreement’s commencement and completion date for the 13 unit rental project. Original and revised dates are:

- Original Commencement Date: January 1, 2016
- Proposed Revised Commencement Date: July 1, 2016
- Original Completion Date: July 1, 2017
- Proposed Revised Completion Date: January 1, 2018

Summary of Agenda Item: Authorization to Extend Redevelopment Project Commencement and Completion dates.

Recommendation: Approval of Resolution

Attachments: Letter from Developer

RESOLUTION NO. _____

RESOLUTION APPROVING FIRST AMENDMENT TO CONTRACT FOR REDEVELOPMENT BETWEEN OKLAHOMA CITY URBAN RENEWAL AUTHORITY AND MIDTOWN BUILDERS, LLC; CDBG AFFORDABLE HOUSING PROJECT

WHEREAS, the Consolidated Plan and the Annual Action Year Plan of the City of Oklahoma City (“City”) establish the priorities and programs for use of federal grant funds for community planning and development, including funds for the Community Development Block Grant (“CDBG”) Program; and

WHEREAS, the primary objective of the CDBG Program is the development of viable communities by the provision of decent housing and a suitable living environment and expanding economic opportunities, principally for persons of low- and moderate- income; and

WHEREAS, the primary objective is to be achieved in the CDBG program by ensuring that each funded activity meets one of three national objectives: (1) Benefiting Low- and Moderate-Income Persons, (2) Preventing or Eliminating Slum or Blight, and (3) Meeting Urgent Needs; and

WHEREAS, the Oklahoma City Urban Renewal Authority (“Authority”) is a longstanding CDBG subrecipient of the City, which is responsible for carrying out the program objectives at the direction of the City; and

WHEREAS, under the City’s Consolidated Plan and Annual Action Year Plan, a priority for use of CDBG funding for housing is to reverse patterns of low-income concentration and gentrification by incentivizing mixed-income housing near the urban core; and

WHEREAS, the Authority, in coordination with the City has established a dedicated Urban Renewal Authority Affordable Housing Program and has solicited proposals to identify qualified redevelopers to provide affordable and mixed-income housing; and

WHEREAS, Midtown Builders, LLC (“Redeveloper”) previously submitted a proposal for affordable housing in the Mesta Park Neighborhood, which is near the urban core and adjacent to the City’s Neighborhood Revitalization Strategy Area; and

WHEREAS, the Board of Commissioners of the Authority has previously approved a Loan Agreement and a Contract for Redevelopment with the Redeveloper under which the Redeveloper will renovate and conserve the historic structure at 620 N.W. 21st Street (formerly the location of Sunbeam Family Services), to create approximately thirteen apartments, of which seven will be required to be rented to low- and moderate-income households, as defined by Federal regulation (the “Redevelopment Project”); and

WHEREAS, the Redeveloper has requested additional time of six months to commence and complete the Redevelopment Project; and

WHEREAS, it is appropriate and desirable to approve a First Amendment to the Contract for Redevelopment Agreement with the Redeveloper extending the Commencement Date and the

Completion Date by six months, respectively, for construction of the Redevelopment Project, to authorize the Executive Director to execute the First Amendment, and to authorize the Executive Director, staff, and Legal Counsel to take all other actions necessary and appropriate to implement this resolution.

NOW THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Oklahoma City Urban Renewal Authority as follows:

1. The First Amendment to the Contract for Redevelopment between the Authority and the Redeveloper to extend the Commencement Date and the Completion Date, each by six months, for construction of the Redevelopment Project, and to make such other amendments as are appropriate and necessary for the Redevelopment Project, is hereby approved, and the Executive Director is hereby authorized and directed to finalize and execute the First Amendment.
2. The Executive Director is authorized to execute the First Amendment to the Contract for Redevelopment.
3. The Authority's Executive Director, staff and Legal Counsel are authorized to take all other actions necessary and appropriate to implement this resolution.

I, _____, Secretary of the Board of Commissioners of the Oklahoma City Urban Renewal Authority, certify that the foregoing Resolution No. _____ was duly adopted at a **special** meeting of the Board of Commissioners of the Oklahoma City Urban Renewal Authority, held at its offices at 105 North Hudson Avenue, Suite 101, Oklahoma City, Oklahoma 73102, on the **17th** day of **September, 2015**; that said meeting was held in accordance with the By-Laws of the Authority and the Oklahoma Open Meeting Act; that any notice required to be given of such meeting was properly given; that a quorum was present at all times during said meeting; and that the resolution was duly adopted by a majority of the Commissioners present.

SECRETARY

(SEAL)

**FIRST AMENDMENT TO THE
CONTRACT FOR REDEVELOPMENT**

This First Amendment to the Contract for Redevelopment (“First Amendment”) is made and entered into as of the ____ day of September, 2015 (the “First Amendment Effective Date”) by and between the **OKLAHOMA CITY URBAN RENEWAL AUTHORITY**, a public body corporate (which, together with any successor corporation or public body or officer hereafter designated by law, is referred to as the “Authority”), and **MIDTOWN BUILDERS, LLC**, an Oklahoma limited liability company (the “Redeveloper”). The Authority and the Redeveloper agree as follows:

RECITALS:

A. The Authority and Redeveloper entered into a Contract for Redevelopment dated effective November 28, 2014 (the “Redevelopment Agreement”) for the conversion of a vacant two-story office building to residential use resulting in mixed income rental housing located at 620 N.W. 21st Street, Oklahoma City, Oklahoma 73103, which is more particularly described in the Redevelopment Agreement.

B. The Authority and the Redeveloper desire to amend the Redevelopment Agreement to extend the dates for commencement and completion of the conversion of the two-story office building under the Redevelopment Agreement.

C. Unless otherwise defined in this First Amendment, the defined terms used herein shall have the meanings defined in the Redevelopment Agreement. To the extent the terms of this First Amendment are inconsistent with the terms of the Redevelopment Agreement, the terms of this First Amendment will control.

NOW, THEREFORE, for and in consideration of the mutual covenants and agreements herein contained, the Authority and the Redeveloper agree as follows:

1. **Time for Commencement and Completion of Improvements.** As of the First Amendment Effective Date, the Commencement and Completion dates and Initial Project Completion, as described in Section 8 of the Redevelopment Agreement, are deleted and replaced with the following:

Commencement Date: Not later than **July 1, 2016**

Completion Date: Not later than **January 1, 2018**

Initial Project Completion, as defined in Section 1 of the Redevelopment Agreement, shall be no later than July 1, 2018.

2. **Counterpart Signatures.** This First Amendment may be executed in any number of counterparts, all of which when taken together shall constitute one and the same document.

3. Binding Effect. Except as expressly modified and amended by this First Amendment, all the terms and conditions of the Redevelopment Agreement shall continue in full force and effect.

IN WITNESS WHEREOF, the Authority and the Redeveloper have executed this First Amendment as of the First Amendment Effective Date.

AUTHORITY: **OKLAHOMA CITY URBAN RENEWAL AUTHORITY,**
a public body corporate

By: _____
Catherine O'Connor, Executive Director

REDEVELOPER: **MIDTOWN BUILDERS, LLC,**
an Oklahoma limited liability company

By: _____
Name: _____
Title: _____

Midtown Builders, LLC
616 NW 21st Street
Oklahoma City, OK 73103

September 8, 2015

Ms. Catherine O'Connor, President
The Alliance for Economic Development of Oklahoma City, Inc.
105 North Hudson Avenue, Suite 101
Oklahoma City, Oklahoma 73102

RE: Sunbeam Manor Building

Dear Ms. O'Connor;

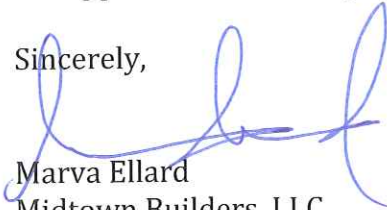
Midtown Builders, LLC, would like to request a six month commencement and completion extension to our loan agreement with the Oklahoma City Urban Renewal Authority, with a modified commencement date of July 1, 2016 and completion date of January 1, 2018.

As you know, when we purchased the Sunbeam Manor Building, with OCURA's help, we also bought the remainder of Sunbeam's holdings on NW 20th Street and NW 21st Street. We have been working, since the beginning of this year, to move forward with our plans for the entire campus. We are well underway on the conversion of one of the former Sunbeam Group Homes to a for-sale, single-family home. We have just completed renovation work on former Sunbeam office building, which we call The Arc. The Arc is being used as an office co-op and is 100% leased.

Some potential lenders would like to finance both the Manor Building and The Arc. We are in the process of submitting loan information for The Arc and preliminary information on the Sunbeam Manor Building to two lending institutions.

We are also working to complete the Part 2 for submittal to the Oklahoma State Historic Preservation Office to be forwarded on to the National Park Service. Their approval will allow us to finalize our budget on the Manor Building, which would allow us to finalize financing.

We appreciate OCURA's participation in our project.

Sincerely,

Marva Ellard
Midtown Builders, LLC


Floyd Simon
Midtown Builders, LLC

Oklahoma City Urban Renewal Authority
Combining Balance Sheet and
Statement of Revenues, Expenditures and Changes in Fund Balance
as of and for the Two Months Ending August 31, 2015

	<u>Closeout</u>		<u>Core to Shore</u>			<u>Harrison-</u>			<u>Bass Pro</u>		<u>Budget</u>
	<u>Project</u>	<u>Revolving</u>	<u>MAPS 3</u>	<u>Core to Shore</u>	<u>SEP II</u>	<u>Walnut</u>	<u>Nonfederal</u>	<u>OCRC</u>	<u>Shop</u>	<u>Total</u>	<u>2015-16</u>
	<u>Fund</u>	<u>Fund</u>	<u>Fund</u>	<u>Buffer</u>	<u>Fund</u>	<u>Other Fund</u>	<u>Fund</u>		<u>Fund</u>		
Assets											
Cash	2,404,787	64,522	11,009	1,219,487	-	35,588	340,736	221,708	231,614	4,529,451	
Investments	3,208,000	-	-	-	-	-	495,000	-	245,000	3,948,000	
Accounts Receivable	-	29,151	-	-	-	-	-	-	-	29,151	
Due from Other Governmental Entities	-	4,678	196,466	-	-	-	-	-	-	201,144	
Due from Other Funds	234,633	(98,341)	(227,668)	-	(7,223)	(81,987)	185,296	-	(4,710)	-	
Total Assets	5,847,420	10	(20,193)	1,219,487	(7,223)	(46,399)	1,021,033	221,708	471,904	8,707,746	
Liabilities and Fund Balances											
Accounts Payable	539	10	-	-	-	-	-	-	-	549	
Deposits	-	-	-	-	-	30,000	-	-	-	30,000	
Total Liabilities	539	10	-	-	-	30,000	-	-	-	30,549	
Total Fund Balances	5,846,881	-	(20,193)	1,219,487	(7,223)	(76,399)	1,021,033	221,708	471,904	8,677,197	
Total Liabilities and Fund Balances	5,847,420	10	(20,193)	1,219,487	(7,223)	(46,399)	1,021,033	221,708	471,904	8,707,746	
Revenues											
Grant Revenues - CDBG	-	-	-	-	-	-	-	-	-	-	1,825,000
Grant Revenues - Other	-	-	-	-	-	-	-	-	-	-	-
Rentals	24,102	-	-	-	-	-	-	-	52,434	76,536	720,000
Real Estate Sales	1,420	-	-	-	-	-	-	-	-	1,420	1,500,000
Interest	3,725	-	-	21	-	-	355	15	-	4,116	27,000
Core to Shore MAPS 3 Project	-	-	-	-	-	-	-	-	-	-	325,000
Other	-	-	-	-	-	-	-	-	-	-	-
Total Revenues	29,248	-	-	21	-	-	355	15	52,434	82,072	4,397,000
Expenditures											
General and Administrative	26,875	-	10,733	9,800	1,432	73,900	-	-	-	122,741	810,500
Real Estate Acquisition	184	-	18,900	-	-	-	-	-	-	19,084	1,750,000
Property Disposition	47,425	-	-	-	3,500	200	-	-	-	51,125	600,000
Site Clearance/Improvements	-	-	-	-	-	-	-	-	16,388	16,388	300,000
Legal	21,304	-	27,413	1,552	1,293	3,086	-	-	-	54,649	450,000
Other Professional	10,800	-	4,559	408	998	630	-	-	-	17,394	200,000
Property Management	49,579	-	-	-	-	-	-	-	24,114	73,694	465,500
Payments to the City of OKC	-	-	-	-	-	-	-	-	-	-	750,000
Other	-	-	-	-	-	4,171	-	-	-	4,171	40,000
Total Expenditures	156,167	-	61,606	11,761	7,223	81,987	-	-	40,503	359,246	5,366,000
Changes in Fund Balance	(126,919)	-	(61,606)	(11,740)	(7,223)	(81,987)	355	15	11,931	(277,174)	(969,000)
Fund Balance, Beginning of Year	5,973,800	-	41,413	1,231,227	-	5,588	1,020,677	221,694	459,973	8,954,371	
Fund Balance, Current	5,846,881	-	(20,193)	1,219,487	(7,223)	(76,399)	1,021,033	221,708	471,904	8,677,197	

Oklahoma City Urban Renewal Authority
Combining Balance Sheet and
Statement of Revenues, Expenditures and Changes in Fund Balance
as of and for the One Month Ending August 31, 2015

	<u>Closeout</u>		<u>Core to Shore</u>			<u>Harrison-</u>			<u>Bass Pro</u>	
	<u>Project</u>	<u>Revolving</u>	<u>MAPS 3</u>	<u>Core to Shore</u>	<u>SEP II</u>	<u>Walnut</u>	<u>Nonfederal</u>		<u>Shop</u>	
	<u>Fund</u>	<u>Fund</u>	<u>Fund</u>	<u>Buffer</u>	<u>Fund</u>	<u>Other Fund</u>	<u>Fund</u>	<u>OCRC</u>	<u>Fund</u>	<u>Total</u>
Assets										
Cash	2,404,787	64,522	11,009	1,219,487	-	35,588	340,736	221,708	231,614	4,529,451
Investments	3,208,000	-	-	-	-	-	495,000	-	245,000	3,948,000
Accounts Receivable	-	29,151	-	-	-	-	-	-	-	29,151
Due from Other Governmental Entities	-	4,678	196,466	-	-	-	-	-	-	201,144
Due from (to) Other Funds	234,633	(98,341)	(227,668)	-	(7,223)	(81,987)	185,296	-	(4,710)	-
Total Assets	5,847,420	10	(20,193)	1,219,487	(7,223)	(46,399)	1,021,033	221,708	471,904	8,707,746
Liabilities and Fund Balances										
Accounts Payable	539	10	-	-	-	-	-	-	-	549
Deposits	-	-	-	-	-	30,000	-	-	-	30,000
Total Liabilities	539	10	-	-	-	30,000	-	-	-	30,549
Total Fund Balances	5,846,881	-	(20,193)	1,219,487	(7,223)	(76,399)	1,021,033	221,708	471,904	8,677,197
Total Liabilities and Fund Balances	5,847,420	10	(20,193)	1,219,487	(7,223)	(46,399)	1,021,033	221,708	471,904	8,707,746
Revenues										
Grant Revenues - CDBG	-	-	-	-	-	-	-	-	-	-
Grant Revenues - Other	-	-	-	-	-	-	-	-	-	-
Rentals	23,702	-	-	-	-	-	-	-	-	23,702
Real Estate Sales	1,420	-	-	-	-	-	-	-	-	1,420
Interest	497	-	-	10	-	-	180	7	-	695
Core to Shore MAPS 3 Project	-	-	-	-	-	-	-	-	-	-
Other	-	-	-	-	-	-	-	-	-	-
Total Revenues	25,619	-	-	10	-	-	180	7	-	25,817
Expenditures										
General and Administrative	13,773	-	3,009	9,775	885	32,481	-	-	-	59,924
Real Estate Acquisition	184	-	14,600	-	-	-	-	-	-	14,784
Property Disposition	39,560	-	-	-	3,500	200	-	-	-	43,260
Site Clearance/Improvements	-	-	-	-	-	-	-	-	16,042	16,042
Legal	21,304	-	21,304	387	1,293	3,086	-	-	-	47,374
Other Professional	(873)	-	1,509	408	-	206	-	-	-	1,250
Property Management	20,243	-	-	-	-	-	-	-	12,057	32,300
Payments to the City of OKC	-	-	-	-	-	-	-	-	-	-
Other	-	-	-	-	-	-	-	-	-	-
Total Expenditures	94,192	-	40,422	10,570	5,678	35,972	-	-	28,099	214,934
Changes in Fund Balance	(68,573)	-	(40,422)	(10,560)	(5,678)	(35,972)	180	7	(28,099)	(189,117)
Fund Balance, Beginning of Period	5,915,454	-	20,229	1,230,047	(1,545)	(40,427)	1,020,852	221,701	500,003	8,866,314
Fund Balance, Current	5,846,881	-	(20,193)	1,219,487	(7,223)	(76,399)	1,021,033	221,708	471,904	8,677,197

Oklahoma City Urban Renewal Authority
Schedule of Investments
August 31, 2015

<u>Investments</u>	<u>Interest</u> <u>Rate</u>	<u>Maturity</u> <u>Date</u>	<u>Settlement</u> <u>Date</u>	<u>Amount</u>
Compass Bank CD	0.65%	09/11/15	09/11/13	245,000
Safra National Bank CD	0.50%	09/15/15	09/15/14	245,000
Bank of China NY CD	0.45%	09/17/15	09/17/14	245,000
Sallie Mae Bank CD	0.75%	10/17/15	10/16/13	245,000
State Bank of India CD	0.85%	10/19/15	10/18/13	245,000
Discover Bank CD	0.50%	12/11/15	12/11/13	245,000
SmartBank CD	0.50%	04/22/16	04/07/14	245,000
Comenity Capital Bank CD	0.85%	09/15/16	09/15/14	250,000
Park National Bank CD	0.90%	09/16/16	09/19/14	250,000
Investor's Bank/Short Hills CD	0.80%	09/26/16	09/26/14	250,000
First Merit Bank Ohio CD	1.00%	10/31/16	10/31/14	245,000
Ally Bank CD	0.85%	01/30/17	01/29/15	245,000
BMW Bank North America CD	0.90%	03/13/17	03/11/15	245,000
Goldman Sachs Bank USA CD	0.85%	04/24/17	04/22/15	249,000
FirstBank Puerto Rico CD	0.95%	06/12/17	06/12/15	250,000
Capital One Bank USA NA CD	1.05%	06/19/17	06/17/15	249,000
Total Investments				3,948,000