

**GRAND JUNCTION DOWNTOWN DEVELOPMENT AUTHORITY**

**DDA RESOLUTION 2026-02**

**A RESOLUTION ADOPTING THE GRAND JUNCTION DOWNTOWN  
DEVELOPMENT AUTHORITY  
TAX INCREMENT INVESTMENT POLICY**

**RECITALS:**

The Grand Junction Downtown Development Authority (“DDA”) is authorized pursuant to Colorado Revised Statutes §31-25-801 et seq. to plan, finance, and implement development and redevelopment activities within the Downtown Development Authority boundaries in furtherance of its adopted Plan of Development.

The DDA receives tax increment revenues derived from property and sales taxes generated within the Downtown Development Authority area and is responsible for the prudent, transparent, and strategic investment of those revenues to advance downtown revitalization, economic development, and community benefit.

The DDA Board of Directors desires to formalize guiding principles, investment criteria, and risk-management parameters for the use of tax increment revenues in a clear and consistent manner to support informed decision-making, fiscal responsibility, and long-term sustainability.

The Grand Junction Downtown Development Authority Tax Increment Investment Policy (the “Policy”) establishes a comprehensive framework addressing permissible investment tools, reimbursement and lending structures, bonding considerations, fund balance objectives, and transparency standards, and is intended to serve as an implementation tool consistent with the DDA’s 2019 Plan of Development.

The Policy has been reviewed by the DDA Board and is intended to be reviewed periodically and updated as necessary to reflect evolving financial conditions, statutory requirements, and downtown development priorities.

**BE IT RESOLVED BY THE GRAND JUNCTION DOWNTOWN  
DEVELOPMENT AUTHORITY THAT:**

1. Adoption of Policy. In consideration of the Recitals, which are incorporated herein by this reference as if fully set forth, the Board hereby adopts the Grand Junction Downtown Development Authority Tax Increment Investment Policy, attached hereto and incorporated by reference, as the official policy governing the investment and use of tax increment revenues by the DDA.
2. Implementation. The Tax Increment Investment Policy shall guide the evaluation, structuring, and approval of tax increment investments, reimbursements, lending

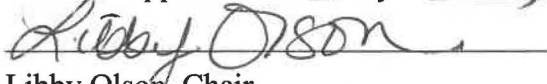
arrangements, and bonded indebtedness considered by the DDA Board, consistent with applicable law and the DDA's Plan of Development.

3. Administrative Authority. The Executive Director and staff are authorized and directed to implement the Policy in the administration of DDA programs and projects and to bring forward recommended investments, agreements, and financing actions for Board consideration in accordance with the Policy.

4. Ratification. All actions heretofore taken by the officers, employees, and agents of the DDA relating to the matters described herein, and which actions are consistent with the provisions of this Resolution and the adopted Policy, are hereby ratified, approved, and confirmed.


5. Effective Date. This Resolution shall take effect immediately upon adoption.

Read and approved this 26 day of February 2026.

  
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Libby Olson, Chair

Grand Junction Downtown Development Authority

ATTEST:

  
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Vonda Bauer, Administrative Specialist

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Grand Junction Downtown Development Authority