

REDEVELOPMENT AGENCY OF FARMINGTON

December 18, 2018

Present: Mayor Jim Talbot; Councilmembers Doug Anderson, Cory Ritz, Alex Leeman, Brett Anderson; City Manager Shane Pace, Assistant City Manager Keith Johnson, City Development Director David Petersen, City Economic Development Director Brigham Mellor, City Recorder Holly Gadd, and Recording Secretary Tarra McFadden

Excused: Councilmember Rebecca Wayment

Motion:

At 7:28 p.m., **Alex Leeman** moved to adjourn to the Redevelopment Agency Meeting. **Brett Anderson** seconded the motion which was approved unanimously.

CALL TO ORDER:

A roll call was held with the following members present: Mayor **Jim Talbot**; Councilmembers **Doug Anderson, Brett Anderson,** and **Alex Leeman**. Councilmember **Rebecca Wayment** was excused. Councilmember **Cory Ritz** joined the meeting at 7:34 p.m.

Approval of Minutes from November 13, 2018

Motion:

Brett Anderson moved, with a second from **Doug Anderson**, to approve the minutes from the November 13, 2018 meeting of the Redevelopment Agency. The motion was approved unanimously.

Ratification of Approvals of Resolutions Entering into Interlocal Agreements with all the Taxing Entities that Pertain to North Station CRA I

Brigham Mellor presented information from the staff report. He said that all of the other taxing entities, with the exception of the Sewer District, have approved their resolutions and interlocal agreements. The school district anticipates having a training and educational facility in the business park and language was added to the interlocal to reflect the need for a minimum of 7,000 square feet of open space, located on one or two floors. The School District will assume the cost of configuring the space and subject to RDA Board Approval would use tax increment to cover 50% of the base rent. **Brigham Mellor** said this was a non-binding commitment of office space and tax increment, but would signal a willingness to work with the School District about the possibility. They also added a provision that should the housing planned for CRA 1 and CRA 2 exceed more than 10% of the planned housing (100 units for CRA 1 and 500 units for CRA 2) they will reduce their tax increment participation from 70% to 60%. This language is

reflected in the interlocal agreement presented in the staff report for the School District; similar language should be added by motion to the Sewer District agreement.

Motion:

Doug Anderson moved that the Redevelopment Agency adopt the resolutions with the taxing entities that pertain to North Station CRA 1 along with the respective interlocal agreements with each participating taxing entity adding language to the sewer district agreement allowing for them to reduce their tax increment participation to 60% if housing units in CRA 1 exceed 110 units.

Cory Ritz seconded the motion which was approved unanimously.

Ratification of Approvals of Resolutions Entering into Interlocal Agreements with all the Taxing Entities that Pertain to North Station CRA 2

Motion:

Brett Anderson moved that the Redevelopment Agency adopt the resolutions with the taxing entities that pertain to North Station CRA 2 along with the respective interlocal agreements with each participating taxing entity adding language to the sewer district agreement allowing for them to reduce their tax increment participation to 60% if housing units in CRA 2 exceed 550 units.

Alex Leeman seconded the motion which was approved unanimously.

ADJOURNMENT:

Motion:

At 7:41 p.m., **Brett Anderson** moved to reconvene to the City Council Meeting. **Doug Anderson** seconded the motion which was approved unanimously.