

SOUTH WEBER CITY REDEVELOPMENT AGENCY (RDA) BOARD MEETING

DATE OF MEETING: 13 May 2025

TIME COMMENCED: 6:01 p.m.

LOCATION: South Weber City Office @ 1600 East South Weber Drive, South Weber, UT

PRESENT: CHAIRMAN: Rod Westbroek

BOARD MEMBERS: Jeremy Davis
Joel Dills
Blair Halverson
Angie Petty
Wayne Winsor

CITY MANAGER: David Larson

COMMUNITY DEV. MGR Lance Evans

CITY ATTORNEY: Jayme Blakesley

FINANCE DIRECTOR: Brett Baltazar

BOARD SECRETARY: Lisa Smith

Minutes: Michelle Clark

***ATTENDEES:** Paul Sturm

1.Consent Agenda

a. 25 February 2025 Minutes

b. RDA Resolution 25-01 Amended Exhibit 2

Board member Davis moved to approve the consent agenda as written. Board member Winsor seconded the motion. Chairman Westbroek called for a voice vote. Board Members Davis, Dills, Halverson, Petty, Westbroek and Winsor voted aye. The motion carried.

Board member Davis moved to open the public hearing for Old Fort Community Reinvestment Area Plan. Board member Halverson seconded the motion. Chairman Westbroek called for a voice vote. Board Members Davis, Dills, Halverson, Petty, Westbroek and Winsor voted aye. The motion carried.

----- PUBLIC HEARING -----

2. Public Hearing on Old Fort Community Reinvestment Area Plan

(No Public Comment received)

Board member Halverson moved to close the public hearing for Old Fort Community Reinvestment Area Plan. Board member Petty seconded the motion. Chairman Westbrook called for a voice vote. Board Members Davis, Dills, Halverson, Petty, Westbrook and Winsor voted aye. The motion carried.

----- PUBLIC HEARING CLOSED -----

3. RDA Resolution 25-02: Approving the Old Fort Community Reinvestment Area Plan and Submitting Plan to City Council for Adoption

The South Weber City Community Development and Renewal Agency created the Old Fort Community Reinvestment Area (CRA) to assist in the development of recreational vehicles sales and storage facilities within South Weber City. The Old Fort Community Reinvestment Area Plan and Budget outline the property tax data from the properties and project the potential increases in value with the General RV improvements to the Community Reinvestment Area (CRA). And it addresses each of the Utah State law requirements for the Community Reinvestment Area. Interlocal agreements have been approved for each of the taxing entities for the CRA. The interlocal agreements established the Tax Increment Finance (TIF) amount for the project and the contribution from each entity. The maximum amount collected for the Old Fort CRA is \$957,957. Each agreement sets the anticipated tax increases over a 10-year period, it is hoped that the maximum will be reached before the end of the 10 years. These funds will be used for infrastructure improvements including piping the Riverdale Bench Canal, site improvements on the two properties and administration.

Board member Petty moved to approve RDA Resolution 25-02: Approving the Old Fort Community Reinvestment Area Plan and Submitting Plan to City Council for Adoption. Board member Halverson seconded the motion. Chairman Westbrook called for a roll call vote. Board Members Davis, Dills, Halverson, Petty, Westbrook and Winsor voted aye. The motion carried.

Board member Halverson moved to open the public hearing for Old Fort Community Reinvestment Area Budget. Board member Davis seconded the motion. Chairman Westbrook called for a voice vote. Board Members Davis, Dills, Halverson, Petty, Westbrook and Winsor voted aye. The motion carried.

----- PUBLIC HEARING -----

4. Public Hearing on Old Fort Community Reinvestment Area Budget

(No Public Comment received)

Board member Halverson moved to close the public hearing for Old Fort Community Reinvestment Area Budget. Board member Winsor seconded the motion. Chairman Westbrook called for a voice vote. Board Members Davis, Dills, Halverson, Petty, Westbrook and Winsor voted aye. The motion carried.

----- PUBLIC HEARING CLOSED -----

5. RDA Resolution 25-03: Adopting Old Fort Community Reinvestment Area Budget

South Weber City Community Development and Renewal Agency (RDA) Board approved the Old Fort Community Reinvestment Area Plan and submitted to the South Weber City Council for adoption. City staff drafted a multi-year budget based on the interlocal cooperation agreements with the applicable taxing entities.

Board member Winsor moved to approve RDA Resolution 25-03: Adopting Old Fort Community Reinvestment Area Budget. Board member Halverson seconded the motion. Chairman Westbrook called for a roll call vote. President Westbrook, Board Members Davis, Dills, Halverson, Petty, and Winsor voted aye. The motion carried.

6. Adjourn RDA Board Meeting and Reconvene Council Meeting

Board member Winsor moved to adjourn the RDA Board Meeting and continue the City Council Meeting at 6:05 p.m. Board member Petty seconded the motion. Mayor Westbrook called for a voice vote. Board Members Davis, Dills, Halverson, Petty, and Winsor voted aye. The motion carried.

APPROVED: _____

Chairman: Rod Westbrook

Date 07-08-2025

Michelle Clark

Transcriber: Michelle Clark

Attest: Secretary: Lisa Smith

* amended by motion and vote