



THE REDEVELOPMENT AGENCY OF EAGLE MOUNTAIN CITY BOARD MEETING MINUTES

June 1, 2021, 7:15 PM
Eagle Mountain City Council Chambers
1650 East Stagecoach Run, Eagle Mountain, Utah 84005

REDEVELOPMENT AGENCY BOARD MEETING - CITY COUNCIL CHAMBERS, DIRECTLY FOLLOWING THE CITY COUNCIL MEETING DIVERSION OF PROPERTY TAX FOR A COMMUNITY REINVESTMENT PROJECT AREA

ELECTED OFFICIALS PRESENT ELECTRONICALLY: Board Chair Tom Westmoreland, Board Members Donna Burnham, Melissa Clark, Colby Curtis, Jared Gray, and Carolyn Love.

CITY STAFF PRESENT: Paul Jerome, City Administrator; Steve Mumford, Assistant City Administrator/Community Development Director; Fionnuala Kofoed, Director of Administrative Services/City Recorder; Elizabeth Fewkes, Recording Secretary; Chris Trusty, City Engineer; Aaron Sanborn, Executive Director; Jeremy Cook, City Attorney; Embret Fossum, and Fire Chief; Eric McDowell, Deputy Sheriff.

CITY STAFF PRESENT ELECTRONICALLY: Tayler Jensen, Senior Planner.

1. CALL TO ORDER

Board Chair Westmoreland called the meeting to order at 9:09 p.m.

2. MINUTES

2.A. March 16, 2021 Minutes

MOTION: *Board Member Clark moved to approve the March 16, 2021 minutes. Board Member Gray seconded the motion. Those voting aye: Jared Gray, Carolyn Love, Colby Curtis, Melissa Clark, and Donna Burnham. The motion passed with a unanimous vote.*

3. RESOLUTIONS

- 3.A. RESOLUTION – A Resolution of the Redevelopment Agency of Eagle Mountain City, Utah, Approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Eagle Mountain City for the Collection and Remittance of Incremental Property Taxes Collected from Property Within the Sweetwater Industrial Park Community Reinvestment Area #2.

Executive Director Aaron Sanborn presented the item.

MOTION: *Board Member Gray moved to approve a resolution of the Redevelopment Agency of Eagle Mountain, Utah, approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Eagle Mountain City for the collection and remittance of incremental property tax collected from property within the Sweetwater Industrial Park Community Reinvestment Area #2. Board Member Burnham seconded the motion. Those voting aye: Jared Gray, Carolyn Love, Colby Curtis, Melissa Clark, and Donna Burnham. The motion passed with a unanimous vote.*

- 3.B. RESOLUTION – A Resolution of the Redevelopment Agency of Eagle Mountain City, Utah, Approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Alpine School District for the Collection and Remittance of Incremental Property Taxes Collected from Property Within the Sweetwater Industrial Park Community Reinvestment Area #2.

MOTION: *Board Member Gray moved to approve a resolution of the Redevelopment Agency of Eagle Mountain City, Utah, approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Alpine School District for the collection and remittance of incremental property taxes collected from property within the Sweetwater Industrial Park Community Reinvestment Area #2. Board Member Clark seconded the motion. Those voting aye: Jared Gray, Carolyn Love, Colby Curtis, Melissa Clark, and Donna Burnham. The motion passed with a unanimous vote.*

- 3.C. RESOLUTION – A Resolution of the Redevelopment Agency of Eagle Mountain City, Utah, Approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Central Utah Water Conservancy District for the Collection and Remittance of Incremental Property Taxes Collected from Property Within the Sweetwater Industrial Park Community Reinvestment Area #2.

MOTION: *Board Member Gray moved to approve a resolution of the Redevelopment Agency of Eagle Mountain City, Utah, approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Central Utah Water Conservancy District for the collection and remittance of incremental property taxes collected from property within the Sweetwater Industrial Park Community Reinvestment Area #2. Board Member Burnham seconded the motion. Those voting aye: Jared Gray, Carolyn Love, Colby Curtis, Melissa Clark, and Donna Burnham. The motion passed with a unanimous vote.*

- 3.D. RESOLUTION – A Resolution of the Redevelopment Agency of Eagle Mountain City, Utah, Approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Unified Fire Service Area for the Collection and Remittance of Incremental Property Taxes Collected from Property Within the Sweetwater Industrial Park Community Reinvestment Area #2.

MOTION: *Board Member Clark moved to approve a resolution of the Redevelopment Agency of Eagle Mountain City, Utah, approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Unified Fire Service Area for the collection and remittance of incremental property taxes collected from property within the Sweetwater Industrial Park Community Reinvestment Area #2. Board Member Gray seconded the motion. Those voting aye: Jared Gray, Carolyn Love, Colby Curtis, Melissa Clark, and Donna Burnham. The motion passed with a unanimous vote.*

3.E. RESOLUTION – A Resolution of the Redevelopment Agency of Eagle Mountain City, Utah, Approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Utah County for the Collection and Remittance of Incremental Property Taxes Collected from Property Within the Sweetwater Industrial Park Community Reinvestment Area #2.

City Attorney Jeremy Cook verified a provision in the Housing Authority requires the County to comply with local ordinances and the City is not surrendering land use authority as a municipality with this agreement.

Board Member Burnham requested that Utah County invest a portion of the funds in Eagle Mountain City.

Mr. Sanborn said approximately two-third of the County's affordable housing budget are allocated to County-wide rent assistance programs.

MOTION: *Board Member Gray moved to approve a resolution of the Redevelopment Agency of Eagle Mountain City, Utah, approving an Interlocal Cooperation Agreement between the Eagle Mountain Redevelopment Agency and Utah County for the collection and remittance of incremental property taxes collected from property within the Sweetwater Industrial Park Community Reinvestment Area #2. Board Member Burnham seconded the motion. Those voting aye: Jared Gray, Carolyn Love, Colby Curtis, Melissa Clark, and Donna Burnham. The motion passed with a unanimous vote.*

3.F. RESOLUTION – A Resolution Approving a CRA Participation Agreement between the Redevelopment Agency of Eagle Mountain City and Curleybird LLC.

Mr. Sanborn explained the participation agreement is the tool the RDA uses to authorize the City to carry out the budget and terms of the agreement. The adoption of the interlocal agreements stipulate that the tax entities will allow the County to transmit a portion of the property tax to the RDA for the indicated purposes. A provision was added to the participation agreement between for additional \$10,000 per year from the agency to the County to cover interlocal agreement administrative costs to distribute the tax increment. The company will pay the cost to the agency to cover the fee.

City Attorney Jeremy Cook confirmed that the \$8,000,000 allocation in the agreement does not count towards the City's affordable housing requirement.

MOTION: *Board Member Clark moved to approve a resolution approving a CRA Participation Agreement between the Redevelopment Agency of Eagle Mountain City and Curleybird LLC. Board Member Gray seconded the motion. Those voting aye: Jared Gray, Carolyn Love, Colby Curtis, Melissa Clark, and Donna Burnham. The motion passed with a unanimous vote.*

4. ADJOURNMENT

MOTION: *Board Member Gray moved to adjourn the meeting 9:39 p.m. Board Member Burnham seconded the motion. Those voting aye: Jared Gray, Carolyn Love, Colby Curtis, Melissa Clark, and Donna Burnham. The motion passed with a unanimous vote.*

The meeting was adjourned at 9:39 p.m.

Approved by the Redevelopment Agency of Eagle Mountain City on June 15, 2021.


Aaron Sanborn
Executive Director

