

CLEARFIELD CITY COMMUNITY DEVELOPMENT AND RENEWAL AGENCY
MEETING MINUTES
7:00 P.M. POLICY SESSION
April 22, 2014

(This meeting was held following a City Council policy session.)

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| PRESIDING: | Bruce Young | Chair |
| PRESENT: | Keri Benson | Director |
| | Kent Bush | Director |
| | Ron Jones | Director |
| | Mark Shepherd | Director |
| EXCUSED: | Mike LeBaron | Director |
| STAFF PRESENT: | Adam Lenhard | City Manager |
| | JJ Allen | Assistant City Manager |
| | Brian Brower | City Attorney |
| | Greg Krusi | Police Chief |
| | Eric Howes | Community Services Director |
| | Scott Hess | Development Services Manager |
| | Rich Knapp | Administrative Services Director |
| | Nancy Dean | City Recorder |
| | Kim Read | Deputy City Recorder |
| EXCUSED: | Scott Hodge | Public Works Director |

VISITORS: JROTC Cyber Team, CMSGT Darrell Gronou, Richard Christensen, Lydia Flores, Kevin Ireland, Bob Bercher, Ernie Higham, Misty Tuiz, Seline Ruiz, Rayden Weaver, Korben Weaver, Mindi Weaver, Shawn Young, Robert Browning, Cheri Browning, Chris Hale, Amy Hale, Skyler Cullens, Kaiden Parkin, Joleen Cullens, Jennifer Parkin

Chair Young called the meeting to order at 8:30 p.m.

APPROVAL OF THE CLEARFIELD COMMUNITY DEVELOPMENT AND RENEWAL AGENCY (CDRA) MINUTES FROM THE MARCH 11, 2013 POLICY SESSION

Director Shepherd moved to approve the Clearfield Community Development and Renewal Agency (CDRA) minutes from the March 11, 2014 policy session, as written, seconded by Director Jones. The motion carried upon the following vote: Voting AYE – Directors Benson, Bush, Jones and Shepherd. Voting NO – None. Director LeBaron was not present for the vote.

APPROVAL OF RESOLUTION 2014R-08 AUTHORIZING AND DIRECTING THE SALE OF REAL PROPERTY LOCATED AT APPROXIMATELY 49 EAST 200 SOUTH (PARCEL ID #12-003-0160)

JJ Allen, Assistant City Manager, explained the long, narrow, landlocked 0.25 acre parcel was apparently a remnant parcel that somehow came under CDRA ownership. He said it was sandwiched between storage units on the south and a vacant restaurant building on the north. It was of no use to the CDRA, nor to anyone except the owner of the vacant restaurant property, who desired to purchase the parcel from the CDRA so that he could include it in the marketing of the entire parcel. He emphasized the property was landlocked and could only be of value to the owner of the restaurant. He announced Gates Investments had offered the CDRA \$100 for the parcel. He pointed out the CDRA wasn't required to make any finding of significance.

Director Shepherd moved to approve Resolution 2014R-08 authorizing and directing the sale of real property located at approximately 49 East 200 South (Parcel ID #12-003-0160) via Quit Claim Deed to Gates Investments, LLC and authorize the Chair's signature to any necessary documents, seconded by Director Jones. The motion carried upon the following vote: Voting AYE – Directors Benson, Bush, Jones and Shepherd. Voting NO – None. Director LeBaron was not present for the vote.

APPROVAL OF RESOLUTION 2014R-07 DECLARING THE INTENTION TO USE AVAILABLE TAX INCREMENT AND ADDITIONAL TAX INCREMENT TO FUND THE CONSTRUCTION OF RECREATIONAL FACILITIES IN CLEARFIELD CITY

JJ Allen, Assistant City Manager, explained RDA project areas typically had a 25 year life. However, Utah Code § 17C-1-403(3)(b) provided for a seven year extension. This resolution would trigger that extension for the CDRA's five RDA project areas, and formalize the CDRA's intention to utilize these additional tax increment funds (a.k.a. "haircut funds") to service the debt associated with the Clearfield Aquatic Center, as provided by Utah Code § 17C-1-403(3)(a).

Director Bush moved to approve Resolution 2014R-07, declaring the intention to use available tax increment and additional tax increment to service the debt which funded the construction of recreational facilities in Clearfield City, and authorize the Chair's signature to any necessary documents, seconded by Director Jones. The motion carried upon the following vote: Voting AYE – Directors Benson, Bush, Jones and Shepherd. Voting NO – None. Director LeBaron was not present for the vote.

There being no further business to come before the Community Development and Renewal Agency, **Director Shepherd moved to adjourn as the Community Development and Renewal Agency and reconvene as the City Council in a work session at 8:35 p.m., seconded by Director Jones. All voting AYE.** Director LeBaron was not present for the vote.

APPROVED AND ADOPTED
This 13th day of May, 2014

/s/Bruce Young, Chair

ATTEST:

/s/Nancy R. Dean, Secretary

I hereby certify that the foregoing represents a true, accurate, and complete record of the Clearfield Community Development and Renewal Agency meeting held Tuesday, April 22, 2014.

/s/Nancy R. Dean, City Recorder