



ADOPTED MINUTES
REDEVELOPMENT AGENCY MEETING
June 20, 2023, at 8:38 PM
40 South Main Street
Spanish Fork, UT 84660

Councilmembers Present

Chad Argyle, Councilmember
Shane Marshall, Councilmember

Stacy Beck, Vice Chair
Kevin Oyler, Councilmember

Councilmembers Absent:

Mike Mendenhall, Mayor

Jesse Cardon, Councilmember

Staff Members Present:

Jordan Hales, Finance Director
Tara Silver, City Recorder
Dale Robinson, Parks and Recreation Director
Chris Thompson, Public Works Director

Vaughn Pickell, City Attorney
Seth Perrins, City Manager
Tyler Jacobson, Assistant City Manager
Nick Porter, Public Information Officer

Staff Members Absent:

Councilman Argyle ▾ made a **Motion** to **Adjourn** to the **Redevelopment Agency (RDA)**

Councilwoman Beck ▾ **Seconded** the motion and it **Passed** all in favor at 8:38 pm

Chairman Mike Mendenhall	Absent
Kevin Oyler	Yes
Jesse Cardon	Absent
Stacy Beck Vice Chair	Yes

Chad Argyle	Yes
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RDA CONSENT

a. RDA City Council Minutes 06-20-2023

Board Member Argyle ▾ made a **Motion** to **Adjourn** to the **RDA City Council Minutes 06-20-2023**

Board Member Oyler ▾ **Seconded** the motion and it **Passed** all in favor at 8:3 pm roll call vote

Chairman Mike Mendenhall	Absent
Kevin Oyler	Yes
Jesse Cardon	Absent
Stacy Beck Vice Chair	Yes
Chad Argyle	Yes
Shane Marshall	Yes

RDA NEW BUSINESS:

a. RDA Resolution Approving Participation Agreement with Pheasant Run Properties

Vaughn Pickell explained a participation agreement for Mountain Country Foods, an existing business in the city. The company planned to construct a new plant, Plant Three, which would be a large building covering almost 200,000 square feet with a capital investment of approximately \$32 million. In exchange for their significant investment and job creation, the city would provide an incentive of about \$800,000 to help cover the required fees for the new construction.

Vaughn Pickell let us know the new plant would create an estimated 175 jobs in the area and also entail improvements to the infrastructure, including enhancements to 300 West down to 1900 North. These improvements would benefit the North Industrial Redevelopment project area, which would be the source of the funds for the incentive payment.

To proceed, the council needed to approve the participation agreement and make the required finding of benefit to the North Industrial Redevelopment project area, as mandated by the statute. A motion to approve the resolution, including the finding of benefit, was suggested during the discussion.

Board Member Oyler ▾ made a **Motion** to **RDA Resolution Approving Participation Agreement with Pheasant Run Properties including the benefit to The North Industrial Redevelopment Area based upon the findings contained in the resolution**

Board Member Argyle ▾ **Seconded** the motion and it **Passed** at 8:42 pm with a roll call vote.

Chairman Mike Mendenhall	Absent
Kevin Oyler	Yes
Jesse Cardon	Absent
Stacy Beck Vice Chair	Yes
Chad Argyle	Yes
Shane Marshall	Yes

Attest: July 11, 2023

I, Tara Silver, City Recorder of Spanish Fork City, hereby certify that the foregoing minutes represent a true, accurate, and complete record of the meeting held on July 11, 2023. This document constitutes the official minutes of the City Council meeting.



TARA SILVER, CITY RECORDER