

City of Washington Terrace
Minutes of a Redevelopment Meeting
Held on Tuesday, April 1, 2025
Following the Regular City Council Meeting
City Hall, 5249 South 400 East, Washington Terrace City, Utah

BOARD MEMBERS AND STAFF MEMBERS PRESENT

Chair Mark C. Allen
Board Member Jill Christiansen
Board Member Zunayid Z. Zishan- excused
Board Member Cheryl Parkinson
Vice Chair West
Board Member Michael Thomas
City Recorder Amy Rodriguez
City Manager Tom Hanson
Weber County Sheriff Lt. Shaun Ainsley

Others Present

None

1. ROLL CALL

2. INTRODUCTION OF GUESTS

3. CONSENT ITEMS

3.1 APPROVAL OF AGENDA

3.2 APPROVAL OF MEETING MINUTES FROM SEPTEMBER 3, 2024

Items 3.1 and 3.2 were approved by general consent.

4. NEW BUSINESS

4.1 PRESENTATION/DISCUSSION: 5580 SOUTH ADAMS AVENUE PROJECT UPDATE

Hanson stated that the property is a commercial property. He stated that Economic Development supports planning and commercial investment in our area. Hanson stated that we have a team to bring the project to a successful conclusion. Hanson stated that the RDA wants to put projects in that are sustainable and brings growth.

Hanson displayed the site plan for the project. Hanson stated that they have added more parking to the project and that they are working on underground water detention.

Hanson stated that there will be two offices at the lower level. He stated that the main floor will be dental offices. Hanson stated that the main floor will house a title office. Hanson stated that the offices are mostly leased out right now and they are owner/partner occupied, helping with the sustainability of the project.

Hanson stated that the building will fit in nicely with the buildings in the area. He stated that the building will be 10,000 square feet.

48 Hanson stated that the RDA board approved an incentive of \$100,000 upon completion of the
49 project to help with infrastructure projects with the building.

50 Mayor Allen stated that the project should be water-wise and also have some green space
51 landscaping.

52 Council Member West asked if there are any repairs that we need to do on 5600 South, as there
53 are a few large potholes.

54 Hanson stated that the Development Review Committee will meet on the project next week, and
55 then on to Planning Commission.

56 Mayor Allen stated that we appreciate anyone who is building and putting interest in our City.
57 He stated that it shows, as he hears from developers, that we are great to work with.

59 Hanson stated that the funds that we receive through the RDA will be transferred to our general
60 funds as one-time monies and will be put towards parks, as parks are hard to fund.

62 Council Member Parkinson stated that she likes the fact that the building will be owner occupied
63 to be used and valued.

5. ADJOURNMENT OF MEETING: CHAIR ALLEN

Motion by Board Member Christiansen

Seconded by Board Member Thomas

To adjourn the meeting

Approved unanimously (5-0)

Time: 6:45 p.m.

Date Approved

City Recorder