

MINUTES OF THE COMMUNITY REINVESTMENT AGENCY OF SALT LAKE CITY
Tuesday, May 5, 2026

The Board of Directors of the Community Reinvestment Agency (CRA) of Salt Lake City met on Tuesday, May 5, 2026.

The following Directors were present:

Alejandro Puy, Victoria Petro, Chris Wharton, Eva Lopez Chavez, Erika Carlsen, Daniel Dugan, Sarah Young

Present Agency Leadership:

Mayor Erin Mendenhall, Danny Walz – Director

Present City Staff:

Mark Kittrell – City Attorney, Keith Reynolds – City Recorder, Jill Love – Chief Administrative Officer, DeeDee Robinson – Minutes & Records Clerk, Scott Corpany – Staff Assistant, Taylor Hill – District Liaison/Policy Specialist, Jennifer Bruno – City Council Executive Director, Nick Tarbet – City Council Deputy Director, Kate Werrett – Budget & Policy Analyst, Lindsey Nikola – Deputy Chief of Staff, Megan Yuill – Deputy Chief Administrative Officer, Rachel Otto – Chief of Staff, Lehua Weaver – Council Deputy Director, Baylee White – CRA Financial Analyst, Miranda Johnson – CRA Financial Analyst

Director Dugan presided at the meeting.

The meeting was called to order at 2:04 p.m.

MINUTES OF THE COMMUNITY REINVESTMENT AGENCY OF SALT LAKE CITY
Tuesday, May 5, 2026

A. Comments:

NONE.

B. Public Hearing - individuals may speak to the Board once per public hearing topic for two minutes, however written comments are always accepted:

NONE.

C. Community Reinvestment Agency Business - the CRA Board of Directors will receive information and/or hold discussions and/or take action on:

1. Resolution: CRA Budget Amendment No.3 for Fiscal Year 2025-26 ~ 2:00 p.m.
30 min.

The Board will receive a briefing about a resolution that would amend the final budget of the Community Reinvestment Agency of Salt Lake City for Fiscal Year 2025-26. Budget amendments happen several times each year to reflect adjustments in the Community Reinvestment Agency's budget, including proposed project additions and modifications, and staffing changes. The amendment includes adjustments to budgets based on property tax increments received to satisfy obligations under state law, interlocal agreements with other taxing entities, reimbursement agreements with private property owners, and additional funding for agency operations. The budget amendment also addresses an additional \$1.6 million in interest revenue, a \$2.3 million Library accounting adjustment, and a \$1 million transfer from the Central Business District to Secondary Housing, among other items.

Summary:

Kate Werrett provided an introduction to the budget amendment.

Danny Walz, alongside Miranda Johnson and Baylee White, presented the proposed budget amendment, highlighting tax increment revenue, year-to-date revenue and expense performance, payments to taxing entities, tax increment reimbursement activity, and proposed transfers from project area funds to support primary housing, operations, obligated expenses, and the transition holding account.

Directors and Danny Walz discussed primary and secondary housing fund details and their respective affordability requirements.

D. Written Briefings – the following briefings are informational in nature and require no action of the Board. Additional information can be provided to the Board upon request:

1. Informational: Community Reinvestment Agency Semi-Annual Property Report Written Briefing

The Board will receive a written briefing of all Tier 1 and Tier 2 properties owned by the CRA, as per the Land Disposition Policy. The May 2026 report includes the description,

MINUTES OF THE COMMUNITY REINVESTMENT AGENCY OF SALT LAKE CITY
Tuesday, May 5, 2026

address, parcel ID, size, zoning, and tier category of each property. In addition, the report details the approximate acquisition date, current category of disposition, interim use, and proposed permanent use for each property.

Written briefing only. No discussion was held.

E. Consent – the following items are listed for consideration by the Board and can be discussed individually upon request. A motion to approve the consent agenda is approving all of the following items:

1. Set Date – Resolution: CRA Budget Amendment No.3 for Fiscal Year 2025-26

The Board will set the date of Tuesday, May 12, 2026 at 1 p.m. to accept public comment and consider approving a resolution that would amend the final budget of the Community Reinvestment Agency of Salt Lake City for Fiscal Year 2025-26. Budget amendments happen several times each year to reflect adjustments in the Community Reinvestment Agency's budget, including proposed project additions and modifications, and staffing changes. The amendment includes adjustments to budgets based on property tax increments received to satisfy obligations under state law, interlocal agreements with other taxing entities, reimbursement agreements with private property owners, and additional funding for agency operations. The budget amendment also addresses an additional \$1.6 million in interest revenue, a \$2.3 million Library accounting adjustment, and a \$1 million transfer from the Central Business District to Secondary Housing, among other items.

Motion:

Moved by Director Petro, seconded by Director Young to approve the Consent Agenda.

AYE: Victoria Petro, Alejandro Puy, Chris Wharton, Erika Carlsen, Daniel Dugan, Sarah Young

ABSENT: Eva Lopez Chavez

Final Result: 6 – 0 Pass

F. Tentative Closed Meeting

The Board will consider a motion to enter into closed meeting. A closed meeting described under Section 52-4-205 may be held for specific purposes including, but not limited to:

1. discussion of the character, professional competence, or physical or mental health of an individual.
2. strategy sessions to discuss pending or reasonably imminent litigation.

MINUTES OF THE COMMUNITY REINVESTMENT AGENCY OF SALT LAKE CITY
Tuesday, May 5, 2026

3. strategy sessions to discuss the purchase, exchange, or lease of real property:
 - (i) disclose the appraisal or estimated value of the property under consideration, or
 - (ii) prevent the public body from completing the transaction on the best possible terms.
4. strategy sessions to discuss the sale of real property, including any form of a water right or water shares, if:
 - (i) public discussion of the transaction would:
 - (A) disclose the appraisal or estimated value of the property under consideration, or
 - (B) prevent the public body from completing the transaction on the best possible terms
 - (ii) the public body previously gave public notice that the property would be offered for sale, and
 - (iii) the terms of the sale are publicly disclosed before the public body approves the sale.
5. discussion regarding deployment of security personnel, devices, or systems, and
6. investigative proceedings regarding allegations of criminal misconduct.

A closed meeting may also be held for attorney-client matters that are privileged pursuant to Utah Code § 78B-1-137, and for other lawful purposes that satisfy the pertinent requirements of the Utah Open and Public Meetings Act.

Item not held.

G. Adjournment

MINUTES OF THE COMMUNITY REINVESTMENT AGENCY OF SALT LAKE CITY
Tuesday, May 5, 2026

Meeting adjourned at 2:19 p.m.

Minutes Approved: August 18, 2026

Community Reinvestment Agency Chair – Dan Dugan

City Recorder – Keith Reynolds

Please refer to Meeting Materials (available at <https://data.sl.gov> by selecting City Council Meeting Information) for supportive content including electronic recordings and comments submitted prior to or during the meeting. Websites listed within the body of the Minutes may not remain active indefinitely.

This document along with the digital recording constitutes the official minutes of the Salt Lake City Community Reinvestment Agency meeting held Tuesday, May 5, 2026 and is not intended to serve as a full transcript. Please refer to the electronic recording for entire content pursuant to Utah Code §52-4-203.