

Minutes of the Special Meeting of the Syracuse City Redevelopment Agency of July 14, 2026, at 6:36 p.m., held in a hybrid in-person/electronic format via Zoom, meeting ID 863 9198 3025, in-person in the City Council Chambers at 1979 W. 1900 S., and streamed on the Syracuse City YouTube Channel in accordance with House Bill 5002, Open and Public Meetings Act Amendments, signed into law on June 25, 2020.

Present: Members: Andrea Brown
 Brett Cragun
 Abraham Pollard
 Julie Robertson
 Paul Watson

Mayor Dave Maughan
City Manager Brody Bovero
Administrative Services Director/City Recorder Cassie Z. Brown

City Employees Present:
Assistant City Manager Stephen Marshall
City Attorney Colin Winchester
Fire Chief Aaron Byington
Police Chief Garret Atkin
Parks and Recreation Director Kresta Robinson
Public Works Director Robert Whiteley
Communications Specialist Kara Finley

1. Meeting Called to Order/Adopt Agenda

Mayor Maughan called the meeting to order at 6:36 p.m. as a special meeting, with notice of time, place, and agenda provided 24 hours in advance to the newspaper and each Boardmember.

COUNCILMEMBER ROBERTSON MOVED TO ADOPT THE AGENDA. COUNCILMEMBER WATSON SECONDED THE MOTION, ALL VOTED IN FAVOR.

2. Public Hearing: Authorize Mayor Maughan to execute Real Estate Purchase Contracts (REPC) for the property located at approximately 2500 West and 1650 South – “the Paisley” (A portion of the following Davis County parcel IDs 120490202, 120490201, 120490140, 120490139, 120490143, 120490141, 120490074, 120490142.

A staff memo from the Assistant City Manager explained This matter has been discussed with the city council previously and budgeted in the current fiscal year RDA budget. The RDA will purchase the land highlighted in yellow with this real estate purchase contract. The total acreage is 2.865 acres.



The total appraised purchase price of the property is \$1,872,000 (see attached). The total cost with engineering, appraisal, and UDOT admin fees is \$1,878,350. The RDA budgeted \$1,922,000 for the property.

Mayor Maughan introduced the item, noting the RDA's intent to acquire the property referred to internally as "the Paisley" — spanning multiple Davis County parcel IDs — for economic development purposes, consistent with prior actions on other key commercial properties in the City.

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Councilmember Watson asked whether RDA funds used for the purchase would need to be reimbursed when the property is later sold. The Mayor confirmed they would. Councilmember Watson then asked about the impact on the RDA fund balance. City Manager Bovero reported that combined available RDA cash is approximately \$3 million, and that the purchase price is approximately \$2 million drawn from two separate RDA areas. He noted one of the RDA areas generates approximately \$500,000 per year, providing relatively quick replenishment. The proceeds from any future sale would return to the RDA. No projects currently on the docket would be jeopardized by this purchase.

Mayor Maughan opened the public hearing at 6:44 p.m.; there were no persons appearing to be heard and the public hearing was closed.

BOARDMEMBER POLLARD MADE A MOTION TO AUTHORIZE MAYOR MAUGHAN TO EXECUTE REAL ESTATE PURCHASE CONTRACTS (REPC) FOR THE PROPERTY LOCATED AT APPROXIMATELY 2500 WEST AND 1650 SOUTH – “THE PAISLEY” (A PORTION OF THE FOLLOWING DAVIS COUNTY PARCEL IDS 120490202, 120490201, 120490140, 120490139, 120490143, 120490141, 120490074, 120490142. BOARDMEMBER WATSON SECONDED THE MOTION; ALL VOTED IN FAVOR.

3. Proposed Resolution RDA26-02 adopting bylaws for the Syracuse City Redevelopment Agency (RDA).

A staff memo from the City Attorney explained the RDA has never adopted bylaws to govern its internal operations, meetings, and procedures. It is expedient that the RDA adopt bylaws to govern its internal operations, meetings, and procedures.

BOARDMEMBER ROBERTSON MADE A MOTION TO ADOPT RESOLUTION RDA26-02 ADOPTING BYLAWS FOR THE SYRACUSE CITY REDEVELOPMENT AGENCY. BOARDMEMBER WATSON SECONDED THE MOTION; ALL VOTED IN FAVOR.

At 6:42 P.M., MAYOR MAUGHAN DECLARED THE MEETING ADJOURNED.

Dave Maughan
Mayor

Cassie Z. Brown, MMC
City Recorder

Date approved: August 11, 2026