



The Regular Electronic Meeting of the West Valley City Redevelopment Agency will be held on 6/2/2020 at 6:30 PM, or as soon thereafter as the City Council Meeting is completed. This meeting will be held electronically. Members of the press and public are invited to view this meeting live on YouTube at <https://www.youtube.com/user/WVCTV>. To participate in the public comment period or scheduled public hearings, please visit www.wvc-ut.gov/PublicComment prior to 2:30 PM on June 2, 2020.

DON CHRISTENSEN, CHAIR
KAREN LANG, VICE CHAIR

A G E N D A

1. Call to Order- Chair Don Christensen
2. Opening Ceremony
3. Roll Call
4. Approval of Minutes:
 - A. May 5, 2020
5. Report of Chief Executive Officer
6. Public Hearings:
 - A. Accept Public Input Regarding Re-Opening the FY 2019-2020 Budget

Action: Consider Resolution 20-07, Amend the Budget of West Valley City Redevelopment Agency for the Fiscal Year Beginning July 1, 2019 and Ending June 30, 2020 to Reflect Changes in the Budget from Increased Revenues and Authorize the Disbursement of Funds
 - B. Accept Public Input Regarding the FY 2020-2021 Budget

Action: Consider Resolution 20-08, Adopt the Annual Budget of the West Valley City Redevelopment Agency for the Fiscal Year Commencing July 1, 2020 and Ending June 30, 2021
7. Adjourn

- West Valley City does not discriminate on the basis of race, color, national origin, gender, religion, age or disability in employment or the provision of services.
- If you are planning to attend this public meeting and, due to a disability, need assistance in understanding or participating in the meeting, please notify the City eight or more hours in advance of the meeting and we will try to provide whatever assistance may be required. The person to contact for assistance is Nichole Camac.
- Electronic connection may be made by telephonic or other means. In the event of an electronic meeting, the anchor location is designated as City Council Chambers, West Valley City Hall, 3600 Constitution Boulevard, West Valley City, Utah.

MINUTES OF RDA REGULAR ELECTRONIC MEETING – MAY 5, 2020

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THE WEST VALLEY CITY REDEVELOPMENT AGENCY MET IN REGULAR ELECTRONIC SESSION ON TUESDAY, MAY 5, 2020, AT 7:00 P.M. THE MEETING WAS CALLED TO ORDER BY CHAIRMAN CHRISTENSEN.

THIS MEETING WAS HELD ELECTRONICALLY.

THE FOLLOWING MEMBERS WERE PRESENT ELECTRONICALLY:

Don Christensen, Chair
Ron Bigelow
Lars Nordfelt
Tom Huynh
Steve Buhler
Karen Lang
Jake Fitisemanu

STAFF PRESENT ELECTRONICALLY:

Wayne Pyle, City Manager
Nichole Camac, Secretary

Paul Isaac, Assistant City Manager
Nicole Cottle, Assistant City Manager/CED Director
Eric Bunderson, City Attorney
Colleen Jacobs, Police Chief
John Evans, Fire Chief
Jim Welch, Finance Director
Nancy Day, Parks and Recreation Director
Russ Willardson, Public Works Director
Sam Johnson, Strategic Communications Director

APPROVAL OF MINUTES OF REGULAR MEETING HELD APRIL 7, 2020

The Agency considered the Minutes of the Regular Meeting held April 7, 2020. There were no changes, corrections or deletions.

Mr. Huynh moved to approve the Minutes of the Regular Meeting held April 7, 2020. Mr. Fitisemanu seconded the motion.

A voice vote was taken and all members voted in favor of the motion.

RESOLUTION 20-06: ADOPT A TENTATIVE BUDGET AND SET FORTH PROPOSED APPROPRIATIONS FOR THE SUPPORT OF THE

MINUTES OF RDA REGULAR ELECTRONIC MEETING – MAY 5, 2020

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REDEVELOPMENT AGENCY FOR THE FISCAL YEAR COMMENCING JULY 1, 2020 AND ENDING JUNE 30, 2021; SET JUNE 2, 2020 AS THE DATE FOR THE PUBLIC HEARING

Wayne Pyle, Chief Executive Officer, presented proposed Resolution 20-06 that would adopt a tentative budget and set forth proposed appropriations for the support of the Redevelopment Agency for the Fiscal Year commencing July 1, 2020 and ending June 30, 2021; set June 2, 2020 as the date for the Public Hearing.

Written documentation previously provided to the Redevelopment Agency included information as follows:

This resolution adopts the tentative budget for the Redevelopment Agency of West Valley City for the 2020-2021 fiscal year and sets a date for public comment at a hearing on June 2, 2020.

The Redevelopment Agency will adopt a tentative budget that will be made available for public inspection during regular office hours in the City's Recorder's office and gave notice of a hearing to receive public comment, before the final adoption of this tentative budget for FY 2020-2021.

Upon inquiry by Chairman Christensen there were no further questions from members of the Agency, and he called for a motion.

Mr. Buhler moved to approve Resolution 20-06.

Ms. Lang seconded the motion.

A roll call vote was taken:

Mr. Fitisemanu	Yes
Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes
Mr. Bigelow	Yes
Mr. Nordfelt	Yes
Chair Christensen	Yes

Unanimous.

MOTION TO ADJOURN

MINUTES OF RDA REGULAR ELECTRONIC MEETING – MAY 5, 2020

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Upon motion by Mr. Huynh, all voted in favor to adjourn.

THERE BEING NO FURTHER BUSINESS OF THE WEST VALLEY REDEVELOPMENT AGENCY THE REGULAR MEETING OF TUESDAY, MAY 5, 2020, WAS ADJOURNED AT 7:03 P.M. BY CHAIRMAN CHRISTENSEN.

I hereby certify the foregoing to be a true, accurate and complete record of the proceedings of the Regular Meeting of the West Valley City Redevelopment Agency held Tuesday, May 5, 2020.

Nichole Camac
Secretary

Item: _____
Fiscal Impact: _____
Funding Source: _____
Account #: _____
Budget Opening Required: _____

ISSUE:

Approve a resolution to re-open the fiscal year 2019-2020 budget for the purpose of making amendments to reflect changes in actual revenues and expenditures.

SYNOPSIS:

State Statute Title 10, Chapter 6, Utah Code Annotated 1953, as amended, allows the City of West Valley to amend its budget during the year. The West Valley City Redevelopment Agency holds, as needed on a quarterly basis, public hearings to amend the annual budget.

BACKGROUND:

A Public Notice was posted May 21, 2020 in (the Salt Lake Tribune and the Deseret Morning News) general circulation to the general public. Notice was given that a public hearing is to be held June 2, 2020 at 6:30 p.m., West Valley City Hall, 3600 Constitution Blvd., West Valley City, Utah.

RECOMMENDATION:

City staff recommends approval of the resolution amending the budget of West Valley City Redevelopment Agency for the fiscal year beginning July 1, 2019 and ending June 30, 2020, to reflect changes in the budget from increased revenues and authorize the disbursement of funds.

REDEVELOPMENT AGENCY OF WEST VALLEY CITY

RESOLUTION NO. _____

**A RESOLUTION AMENDING THE BUDGET OF THE
REDEVELOPMENT AGENCY OF WEST VALLEY CITY
FOR THE FISCAL YEAR BEGINNING JULY 1, 2019 AND
ENDING JUNE 30, 2020 TO REFLECT CHANGES IN THE
BUDGET FROM INCREASED REVENUES AND
AUTHORIZE THE DISBURSEMENT OF FUNDS.**

WHEREAS, on June 4, 2019, the Agency adopted a resolution approving the Agency budget for the fiscal year beginning July 1, 2019 and ending June 30, 2020, in accordance with the requirements of state law; and

WHEREAS, the Treasurer of the Agency has prepared and filed with the Secretary proposed amendments to said budget for consideration by the Board of Directors and inspection by the public; and

WHEREAS, said proposed amendments reflect changes in the budget from increased revenues and transfers as reflected; and

WHEREAS, notice was duly given of a public hearing to be held on June 2, 2020 to consider the proposed amendments; and

WHEREAS, a public hearing to consider the proposed amendments was held on June 2, 2020 in accordance with said notice, at which hearing all interested parties were afforded an opportunity to be heard for or against said proposed amendments; and

WHEREAS, all conditions precedent to the amendment of the budget have been accomplished;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Redevelopment Agency of West Valley City, Utah, as follows:

Section 1. The budget amendments attached hereto and made a part of this Resolution are hereby adopted and incorporated into the budget of the Redevelopment Agency of West Valley City for the fiscal year beginning July 1, 2019 and ending June 30, 2020, in accordance with the requirements of state law.

Section 2. The Secretary is directed to have this Resolution certified by the Treasurer and filed with the State Auditor, as required by law.

Section 3. The Resolution takes effect upon passage.

PASSED and APPROVED this _____ day of _____, 2020.

REDEVELOPMENT AGENCY
OF WEST VALLEY CITY

CHAIR

ATTEST:

SECRETARY

REDEVELOPMENT AGENCY - FUND 22
REVENUE STATEMENT

	Adopted 2019-2020	Sept 2019 Openings	April 2020 Openings	June 2020 Openings
5600 WEST GATEWAY:				
Tax Increment	57,122	57,122	57,122	57,122
Total 5600 West Gateway	57,122	57,122	57,122	57,122
EAST 3500 A:				
Tax Increment	378,763	378,763	378,763	378,763
Total East 3500 A	378,763	378,763	378,763	378,763
NORTH CENTRAL:				
Tax Increment	911,265	911,265	911,265	1,083,765 ¹
Total North Central	911,265	911,265	911,265	1,083,765
JORDAN RIVER:				
Tax Increment	510,857	510,857	510,857	510,857
Total Jordan River	510,857	510,857	510,857	510,857
WILLOW WOOD:				
Tax Increment	430,432	430,432	430,432	430,432
Total Willow Wood	430,432	430,432	430,432	430,432
HERCULES HILL A:				
Tax Increment	460,462	460,462	460,462	460,462
Total Hercules Hill A	460,462	460,462	460,462	460,462
HERCULES HILL B:				
Tax Increment	915,928	915,928	915,928	1,032,678 ¹
Total Hercules Hill B	915,928	915,928	915,928	1,032,678
MARKET STREET:				
Tax Increment	52,439	52,439	52,439	52,439
Total Market Street	52,439	52,439	52,439	52,439
DECKER LAKE:				
Tax Increment	1,420,421	1,420,421	1,420,421	1,420,421
Total Decker Lake	1,420,421	1,420,421	1,420,421	1,420,421
NORTHWEST:				
Tax Increment	1,591,077	1,591,077	1,591,077	2,097,852 ¹
Total Northwest	1,591,077	1,591,077	1,591,077	2,097,852
GRANGER CROSSING:				
Tax Increment	370,696	370,696	370,696	370,696
Total Granger Crossing	370,696	370,696	370,696	370,696
SOUTHWEST:				
Tax Increment	4,075,753	4,075,753	4,075,753	4,262,253 ¹
Total Southwest	4,075,753	4,075,753	4,075,753	4,262,253

REDEVELOPMENT AGENCY - FUND 22
REVENUE STATEMENT

	Adopted 2019-2020	Sept 2019 Openings	April 2020 Openings	June 2020 Openings	
CITY CENTER:					
Tax Increment	1,129,134	1,129,134	1,129,134	1,229,134	1
Total City Center	1,129,134	1,129,134	1,129,134	1,229,134	
Rental Income	0	0	0	0	
RDA Operations	2,509,056	2,509,056	2,509,056	2,509,056	
Sale of Land	0	0	0	0	
Other Sources-Bond Proceeds	0	0	0	4,795,000	3
Bond Interest	97,000	97,000	97,000	97,000	
PTIF Interest	0	0	0	0	
Build America Back	0	0	0	0	
Misc. Rev.	0	0	0	40,000	2
Subtotal	2,606,056	2,606,056	2,606,056	7,441,056	
Total	14,910,405	14,910,405	14,910,405	20,827,930	
Appropriation from Fund Balance	0	0	0	0	
Grand Total	14,910,405	14,910,405	14,910,405	20,827,930	

REDEVELOPMENT AGENCY - FUND 22
EXPENDITURE STATEMENT

	Adopted 2019-2020	Sept 2019 Openings	April 2020 Openings	June 2020 Openings
NORTH CENTRAL:				
Tax Increment Pmts.	350,000	350,000	350,000	466,750 1
Project Costs	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
Total North Central	350,000	350,000	350,000	466,750
GENERAL:				
Sold Services	(1,385,063)	(1,385,063)	(1,385,063)	(1,385,063)
Payroll Expenses	599,699	599,699	599,699	709,699 1
Business Dev. Contracts	0	0	0	0
Admin./Proj. Costs	773,890	618,890	568,890	663,890 1,2
Transfer Out	<u>0</u>	<u>155,000</u>	<u>205,000</u>	<u>205,000</u>
Total General	(11,474)	(11,474)	(11,474)	193,526
HERCULES HILL A:				
Tax Increment Pmt.	250,000	250,000	250,000	250,000
Debt Service	11,000	11,000	11,000	11,000
Project Costs	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
Total Hercules Hill A	261,000	261,000	261,000	261,000
HERCULES HILL B:				
Project Costs	0	0	0	0
Tax Increment Pmt.	<u>0</u>	<u>0</u>	<u>0</u>	<u>172,500 1</u>
Total Hercules Hill B	0	0	0	172,500

REDEVELOPMENT AGENCY - FUND 22
EXPENDITURE STATEMENT

	Adopted 2019-2020	Sept 2019 Openings	April 2020 Openings	June 2020 Openings	
MULTI-PURPOSE EVENT CENTER:					
Bond Fees	2,500	2,500	2,500	2,500	
Debt Service 2005	0	0	0	0	
Debt Service 2015	386,861	386,861	386,861	386,861	
SARR Contingency	0	0	0	0	
Granite School District SARR	0	0	0	0	
Transfer Out SARR (DS)	2,195,588	2,195,588	2,195,588	2,195,588	
Total MP Event Ctr.	2,584,949	2,584,949	2,584,949	2,584,949	
NORTHWEST:					
Project Costs	575,000	575,000	575,000	575,000	
Tax Increment Payment	950,000	950,000	950,000	1,456,775	1
Total Northwest	1,525,000	1,525,000	1,525,000	2,031,775	
GRANGER CROSSING:					
Project Costs	67,745	67,745	67,745	67,745	
Tax Increment Payment	0	0	0	0	
Total Granger Crossing	67,745	67,745	67,745	67,745	
SOUTHWEST					
Project Costs	0	0	0	0	
Tax Increment Payment	2,200,000	2,200,000	2,200,000	2,221,500	1
Total Southwest	2,200,000	2,200,000	2,200,000	2,221,500	
CITY CENTER:					
Prof/Tech	450,000	100,000	100,000	100,000	
Rental Expense	0	0	0	0	
Tax Increment Payment	0	0	0	100,000	1
Tax Increment Bond 2009	0	0	0	0	
Debt Service 2010B	244,612	244,612	244,612	244,612	
VFM 2012	0	0	0	0	
Debt Service 2014	0	0	0	0	
Debt Service 2016 A & B	3,937,942	3,937,942	3,937,942	3,937,942	
Debt Service 2016	779,575	779,575	779,575	779,575	
Bond Fees	12,000	12,000	12,000	64,694	3
WVC Credit Tenant Lease	2,484,262	2,484,262	2,484,262	2,484,262	
RDA Operations	24,794	24,794	24,794	24,794	
Project Costs	0	0	0	0	
Transfers Out	0	350,000	350,000	350,000	
Bond Defeasance	0	0	0	4,742,306	3
Total City Center	7,933,185	7,933,185	7,933,185	12,828,185	
Grand Total	14,910,405	14,910,405	14,910,405	20,827,930	

BUDGET OPENING
APRIL 2020 - JUNE 2020
REDEVELOPMENT AGENCY
FISCAL YEAR 2019-2020

No.	Amount	Description	Source
1	\$ 1,082,525.00	Increase in Increment Payments <i>(Increment Payments Increased)</i>	Salt Lake County
2	\$ 40,000.00	Demolition of Lake Park Fourplexes <i>(Demolition of two properties purchased on Redwood Road)</i>	RDA Misc Revenue
3	\$ 4,795,000.00	RDA Franchise Tax & Tax Increment Revenue Refunding Bonds Series 2020 <i>(Refunding of the Build America Bonds Series 2010B)</i>	Bond Proceeds

Item: _____

Fiscal Impact: _____

Funding Source: _____

Account #: _____

Budget Opening Required: _____

ISSUE:

A Resolution adopting a final budget for the Redevelopment Agency (RDA) of West Valley City for the Fiscal Year commencing July 1, 2020 and ending June 30, 2021.

SYNOPSIS:

This resolution adopts the final budget for the Redevelopment Agency of West Valley City for the 2020-2021 fiscal year after receiving public comment at a hearing on June 2, 2020.

BACKGROUND:

The Redevelopment Agency adopted a tentative budget that was made available for public inspection during regular office hours in the City's Recorder's office and gave notice of a hearing to receive public comment, before adopting this final budget for FY 2020-2021.

RECOMMENDATION:

City staff recommends approval of the Resolution

REDEVELOPMENT AGENCY OF WEST VALLEY CITY

RESOLUTION NO. _____

**A RESOLUTION ADOPTING THE ANNUAL
BUDGET FOR THE WEST VALLEY CITY
REDEVELOPMENT AGENCY FOR THE FISCAL
YEAR COMMENCING JULY 1, 2020 AND ENDING
JUNE 30, 2021.**

WHEREAS, as required by law, the Redevelopment Agency of West Valley City (the “Redevelopment Agency”) submitted a proposed annual budget (the “Budget”) to the Redevelopment Agency Board of Directors for review and revision before final approval; and

WHEREAS, on May 5, 2020, the Redevelopment Agency tentatively adopted the Budget; and

WHEREAS, the Redevelopment Agency held a public hearing on June 2, 2020, to consider final adoption of the Budget for the 2020-2021 fiscal year; and

WHEREAS, the Redevelopment Agency caused a notice of public hearing to be published in a local newspaper of general circulation at least two weeks in advance of the public hearing; and

WHEREAS, the Redevelopment Agency made available a copy of the Budget for public inspection during regular business hours in the office of the Secretary, located at 3600 Constitution Boulevard, West Valley City, Utah, at least ten days before the commencement of the public hearing and adoption of a final budget; and

WHEREAS, the Redevelopment Agency has considered all written and oral statements made at the public hearing objecting to or supporting the Budget, based upon the testimony received at the public hearing; and

WHEREAS, the Board of Directors of the Redevelopment Agency has determined that it is in the best interests of the citizens of West Valley City to adopt the annual Redevelopment Agency Budget for the 2020-2021 fiscal year.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Redevelopment Agency of West Valley City that the annual Budget, attached hereto as Exhibit “A,” is hereby adopted for the fiscal year commencing July 1, 2020 and ending June 30, 2021.

PASSED, APPROVED, and MADE EFFECTIVE this _____ day of _____, 2020.

REDEVELOPMENT AGENCY OF WEST
VALLEY CITY

CHAIR

ATTEST:

SECRETARY

REDEVELOPMENT AGENCY - FUND 22

REVENUE STATEMENT

	Actual 2016-2017	Actual 2017-2018	Actual 2018-2019	Adopted 2019-2020	Final 2020-2021	Percent Change
5600 WEST GATEWAY:						
Tax Increment	66,055	84,967	68,106	57,122	78,785	
Total 5600 West Gateway	66,055	84,967	68,106	57,122	78,785	37.9%
EAST 3500 A:						
Tax Increment	269,942	268,650	293,851	378,763	486,222	
Total East 3500 A	269,942	268,650	293,851	378,763	486,222	28.4%
NORTH CENTRAL:						
Tax Increment	341,452	684,984	732,292	911,265	1,014,628	
Total North Central	341,452	684,984	732,292	911,265	1,014,628	11.3%
JORDAN RIVER:						
Tax Increment	382,026	371,102	409,361	510,857	517,813	
Total Jordan River	382,026	371,102	409,361	510,857	517,813	1.4%
WILLOW WOOD:						
Tax Increment	235,221	354,698	288,715	430,432	385,371	
Total Willow Wood	235,221	354,698	288,715	430,432	385,371	-10.5%
REDWOOD:						
Tax Increment	429,001	219,160	0	0	0	
Total Redwood	429,001	219,160	0	0	0	0.0%
HERCULES HILL A:						
Tax Increment	764,230	303,143	216,807	460,462	457,946	
Total Hercules Hill A	764,230	303,143	216,807	460,462	457,946	-0.5%
HERCULES HILL B:						
Tax Increment	515,263	638,577	585,399	915,928	1,212,875	
Total Hercules Hill B	515,263	638,577	585,399	915,928	1,212,875	32.4%
MARKET STREET:						
Tax Increment	129,562	68,467	38,363	52,439	119,131	
Total Market Street	129,562	68,467	38,363	52,439	119,131	127.2%
DECKER LAKE:						
Tax Increment	1,107,000	687,633	793,730	1,420,421	1,234,440	
Total Decker Lake	1,107,000	687,633	793,730	1,420,421	1,234,440	-13.1%
NORTHWEST:						
Tax Increment	646,259	1,334,836	1,410,642	1,591,077	2,822,032	
Total Northwest	646,259	1,334,836	1,410,642	1,591,077	2,822,032	77.4%
GRANGER CROSSING:						
Tax Increment	126,003	163,351	329,375	370,696	457,009	
Total Granger Crossing	126,003	163,351	329,375	370,696	457,009	23.3%
SOUTHWEST:						
Tax Increment	2,923,530	3,205,954	2,898,437	4,075,753	3,857,608	
Total Southwest	2,923,530	3,205,954	2,898,437	4,075,753	3,857,608	-5.4%

REDEVELOPMENT AGENCY - FUND 22

REVENUE STATEMENT

	Actual 2016-2017	Actual 2017-2018	Adopted 2018-2019	Adopted 2019-2020	Final 2020-2021	Percent Change
SOUTH REDWOOD ROAD:						
Tax Increment	0	0	0	0	383,595	
Total Southwest	0	0	0	0	383,595	100.0%
CITY CENTER:						
Tax Increment	802,685	888,911	768,144	1,129,134	1,125,340	
Total City Center	802,685	888,911	768,144	1,129,134	1,125,340	-0.3%
Rental Income	273,280	217,031	41,369	0	0	
RDA Operations	7,705,514	8,287,076	4,295,974	2,509,056	2,484,262	
Sale of Land	10	3,987,225	1,955,473	0	0	
Other Sources-Bond Proceeds	36,690,834	0	0	0	0	
Bond Interest	46,204	37,252	8,070	97,000	97,000	
PTIF Interest	97,349	139,889	122,338	0	0	
Build America Back	79,707	79,835	80,588	0	0	
Misc. Rev.	212,000	704,159	3,339	0	0	
Subtotal	45,104,897	13,452,467	6,507,150	2,606,056	2,581,262	-1.0%
Total	53,843,126	22,726,900	15,340,372	14,910,405	16,734,057	12.2%
Appropriation From Fund Balance	0	0	0	0	300,000	
Grand Total	53,843,126	22,726,900	15,340,372	14,910,405	17,034,057	14.2%

REDEVELOPMENT AGENCY - FUND 22

EXPENDITURE STATEMENT

	Actual 2016-2017	Actual 2017-2018	Actual 2018-2019	Adopted 2019-2020	Final 2020-2021	Percent Change
5600 WEST GATEWAY:						
Project Costs	0	0	0	0	0	
Total 5600 West Gateway	0	0	0	0	0	0.0%
EAST 3500 A:						
Tax Increment Pmts.	0	0	0	0	0	
Project Costs	0	0	160,000	0	0	
Total East 3500 A	0	0	160,000	0	0	0.0%
NORTH CENTRAL:						
Tax Increment Pmts.	178,743	39,355	0	350,000	350,000	
Project Costs	0	0	0	0	0	
Total North Central	178,743	39,355	0	350,000	350,000	0.0%
JORDAN RIVER:						
Tax Increment Pmts.	48,486	30,000	0	0	0	
Project Costs	0	202,500	160,338	0	0	
Total Jordan River	48,486	232,500	160,338	0	0	0.0%
GENERAL:						
Sold Services	(749,991)	(831,325)	(962,556)	(1,385,063)	0	
Payroll Expenses	483,708	429,730	493,013	599,699	779,645	
Admin./Proj. Costs	266,283	451,522	519,543	773,890	728,872	
Total General	(0)	49,927	50,000	(11,474)	1,508,517	0.0%
WILLOW WOOD:						
Project Costs	0	200,000	0	0	0	
Tax Increment Pmts.	0	0	0	0	0	
Total Willow Wood	0	200,000	0	0	0	0.0%
HERCULES HILL A:						
Tax Increment Pmt.	50,000	100,000	0	250,000	150,000	
Debt Service	218,000	218,000	(2,875,897)	11,000	0	
Project Costs	0	200,000	0	0	0	
Total Hercules Hill A	268,000	518,000	(2,875,897)	261,000	150,000	-42.5%
HERCULES HILL B:						
Project Costs	749,991	248,697	4,711	0	0	
Tax Increment Pmt.	0	0	25,966	0	0	
Debt Service - City	5,197	5,197	(81,937)	0	0	
Total Hercules Hill B	755,188	253,894	(51,260)	0	0	0.0%
MARKET STREET:						
Project Costs	0	0	0	0	0	
Tax Increment Pmt.	0	0	0	0	0	
Total Market Street	0	0	0	0	0	0.0%

**REDEVELOPMENT AGENCY - FUND 22
EXPENDITURE STATEMENT**

	Actual 2016-2017	Actual 2017-2018	Actual 2018-2019	Adopted 2019-2020	Final 2020-2021	Percent Change
DECKER LAKE:						
UCCC Reimbursement	0	0	0	0	0	
Granite School District SARR	0	0	0	0	0	
Transfer Out Gen. Fund	0	0	0	0	0	
Transfer Out UCCC Bond	0	0	0	0	0	
Total Decker Lake	0	0	0	0	0	0.0%
MULTI-PURPOSE EVENT CENTER:						
Bond Fees	0	0	0	2,500	2,500	
Debt Service 2015	411,700	411,400	(12,827)	386,861	386,042	
Transfer Out SARR (DS)	3,765,557	2,031,000	2,407,400	2,195,588	2,037,020	
Total MP Event Ctr.	4,177,257	2,442,400	2,394,573	2,584,949	2,425,562	-6.2%
NORTHWEST:						
Project Costs	460	0	542,218	575,000	150,000	
Tax Increment Payment	186,214	634,550	694,490	950,000	1,200,000	
Total Northwest	186,674	634,550	1,236,708	1,525,000	1,350,000	-11.5%
GRANGER CROSSING:						
Project Costs	0	0	0	67,745	0	
Tax Increment Payment	0	0	0	0	0	
Total Granger Crossing	0	0	0	67,745	0	100.0%
SOUTHWEST						
Project Costs	0	0	100,000	0	150,000	
Tax Increment Payment	0	3,308,288	1,594,474	2,200,000	1,600,000	
Total Southwest	0	3,308,288	1,694,474	2,200,000	1,750,000	-20.5%
SOUTH REDWOOD ROAD						
Project Costs	0	0	0	0	306,876	
Tax Increment Payment	0	0	0	0	0	
Total Southwest	0	0	0	0	306,876	100.0%
CITY CENTER:						
Prof/Tech	250,771	277,856	84,555	450,000	357,410	
Rental Expense	44,551	40,095	1,080	0	0	
Tax Increment Payment	100,000	100,000	92,374	0	0	
Debt Service 2010B	8,907,998	244,613	244,613	244,612	0	
Debt Service 2014	3,623,122	0	0	0	0	
Debt Service 2016 A & B	2,426,730	4,389,819	3,129,845	3,937,942	3,473,697	
Debt Service 2016	14,893	776,500	779,100	779,575	777,875	
Debt Service 2020	0	0	0	0	87,858	
Bond Fees	435,743	10,000	12,450	12,000	12,000	
WVC Credit Tenant Lease	2,484,262	2,484,262	2,484,262	2,484,262	2,484,262	
RDA Operations	5,648,175	6,189,967	2,585,258	24,794	0	
Project Costs	4,737,142	1,009,324	1,025,893	0	2,000,000	
Transfers Out	2,240,211	910,000	804,708	0	0	
Bond Defeasance	12,783,390	0	0	0	0	
Total City Center	43,696,987	16,432,435	11,244,137	7,933,185	9,193,102	15.9%
Appropriation To Fund Balance	0	0	0	0		
Grand Total	49,311,335	24,111,349	14,013,074	14,910,405	17,034,057	14.2%