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City of Taylorsville
REDEVELOPMENT AGENCY
OF TAYLORSVILLE CITY BOARD MEETING
Minutes

Wednesday, April 3, 2013
Council Chambers
2600 West Taylorsville Blvd., Room No. 140
Taylorsville, Utah 84129

12 **Attendance:**

14 Jerry Rechtenbach, Chief Executive Officer

16 **Board Members:**

18 Chairman Dama Barbour
19 Vice Chairman Kristie Overson
20 Board Member Ernest Burgess
21 Board Member Brad Christopherson
22 Board Member Larry Johnson

16 **City Staff:**

John Inch Morgan, Treasurer
John Brems, City Attorney
Cheryl Peacock Cottle, Secretary
Scott Harrington, Chief of Finance
Donald Adams, Economic Dev. Director
Mark McGrath, Community Development Director
John Taylor, City Engineer
Wayne Harper, Economic Development Assistant

28 **Others:** Dale Kehl

33 19:54:58 Chairman Dama Barbour called the Redevelopment Agency of Taylorsville City
34 Meeting to order at 7:54 p.m. and welcomed those in attendance. Secretary Cheryl Peacock
35 Cottle conducted a Roll Call, wherein all Board Members were present.

37 **1. Consideration of RDA Board Meeting Minutes of January 2, 2013**

38
39 19:55:31 Board Member Kristie Overson **MOVED** to approve the minutes of the January 2,
40 2013 RDA Board Meeting. Board Member Brad Christopherson **SECONDED** the motion.
41 Chairman Dama Barbour called for discussion. There being none, she called for a roll call vote.

1 The vote was as follows: Burgess-yes, Barbour-yes, Overson-yes, Johnson-yes, and
2 Christopherson-yes. **All Board Members voted in favor and the motion passed**
3 **unanimously.**
4

5 **2. Consideration of an Amendment to the Agreement Between the Redevelopment**
6 **Agency of Taylorsville City and Markosian Auto - *Donald Adams***
7

8 19:56:34 Economic Development Director Donald Adams noted that in September, 2012, an
9 Incentive Agreement with Markosian Auto was brought before the RDA Board and a contract
10 was subsequently executed, based upon a Letter of Intent, on October 15, 2012. He cited time
11 constraints specified in the agreement for certain conditions to be met by April 15, 2013. Mr.
12 Adams relayed that the past harsh winter and some other issues have caused delay and have
13 prevented Markosian from meeting some of those deadlines. He noted that Markosian has been
14 diligent and is working on the process to get construction underway.
15

16 19:58:14 Mr. Adams reviewed proposed modifications to the existing agreement between the
17 RDA and Markosian Auto and cited four specific conditions, i.e. (1) extending the referenced
18 deadline to July 15, 2013; (2) incorporating a specific deadline for completion of construction for
19 November, 2013; (3) providing a remedy to the city if the deadline is not met; and (4) including
20 some flexibility in the budget line items, while not exceeding the \$394,500 amount in any case.
21

22 19:59:43 Board Member Johnson inquired about the construction deadline. Mr. Adams
23 reiterated that the construction deadline is November 1, 2013. Council Member Johnson
24 questioned whether an additional extension could be requested if the deadline is not met. Mr.
25 Adams indicated that an extension can always be requested, but whether or not it is granted
26 would be up to the RDA Board.
27

28 20:01:27 Board Member Ernest Burgess asked if weather conditioners were the only factor in
29 deadlines not being met. Mr. Adams cited some other delays related to a very precise architect
30 who required extra time to return architectural changes back to the Building Department.
31

32 20:02:22 Mr. Adams relayed that staging has begun on the site and groundbreaking will take
33 place soon.
34

35 20:02:42 City Attorney John Brems confirmed that he has reviewed and approved the proposed
36 agreement.
37

38 20:03:04 Board Member Brad Christopherson **MOVED** to approve the amended agreement as
39 presented. Board Member Ernest Burgess **SECONDED** the motion. Chairman Dama Barbour
40 called for discussion. There being none, she called for a roll call vote. The vote was as follows:

1 Burgess-yes, Barbour-yes, Overson-yes, Johnson-yes, and Christopherson-yes. **All Board**
2 **Members voted in favor and the motion passed unanimously.**

3
4 **3. Other Matters**

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6 There were no Other Matters.

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8 **4. Adjournment**

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10 20:03:38 Board Member Brad Christopherson **MOVED** to adjourn the Redevelopment Agency
11 of Taylorsville City Meeting. Board Member Kristie Overson **SECONDED** the motion.
12 Chairman Barbour called for discussion. There being none, she called for a roll call vote. The
13 vote was as follows: Burgess-yes, Barbour-yes, Overson-yes, Johnson-yes, and Christopherson-
14 yes. **All Board Members voted in favor and the motion passed unanimously.** The meeting
15 was adjourned at 8:03 p.m.

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Cheryl Peacock Cottle, Secretary

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22 Minutes approved:

23
24 *Minutes Prepared by: Cheryl Peacock Cottle, Secretary*
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