



The Regular Electronic Meeting of the West Valley City Building Authority will be held on Tuesday, April 4, 2023, at 6:30 PM, or as soon thereafter as the City Council Meeting is completed, in the Council Chambers, West Valley City Hall, 3600 Constitution Boulevard, West Valley City, Utah. Members of the press and public are invited to attend in person or view this meeting live on YouTube at <https://www.youtube.com/user/WVCTV>.

WILLIAM WHETSTONE, CHAIR
SCOTT HARMON, VICE CHAIR

A G E N D A

1. Call to Order
2. Opening Ceremony
3. Roll Call
4. Approval of Minutes:
 - A. January 3, 2023 (Annual Meeting)
5. Report of Chief Executive Officer
6. Public Hearings:
 - A. Accept Public Input Regarding Re-Opening the FY 2022-2023 Budget

- 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.

Action: Consider Resolution 23-01, Amend the Budget of West Valley City Municipal Building Authority for the Fiscal Year Beginning July 1, 2022 and Ending June 30, 2023 to Reflect Changes in the Budget from Increased Revenues and Authorize the Disbursement of Funds

7. Adjourn

**MINUTES OF THE MUNICIPAL BUILDING AUTHORITY ANNUAL MEETING –
JANUARY 3, 2023**

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THE MUNICIPAL BUILDING AUTHORITY OF WEST VALLEY CITY MET IN REGULAR ELECTRONIC SESSION FOR THE ANNUAL MEETING ON TUESDAY, JANUARY 3, 2023, AT 6:57 P.M. THE MEETING WAS CALLED TO ORDER BY CHAIR DON CHRISTENSEN.

THE FOLLOWING MEMBERS WERE PRESENT:

Don Christensen- Chair
Lars Nordfelt
Karen Lang
Tom Huynh
Scott Harmon
William Whetstone

ABSENT:

Jake Fitisemanu

STAFF PRESENT:

Wayne T Pyle, Chief Executive Officer
Nichole Camac, Secretary

Nicole Cottle, Assistant City Manager/General Counsel
Steve Pastorik, CED Director
Eric Bunderson, City Attorney (*electronically*)
Layne Morris, CPD Director
Colleen Jacobs, Police Chief (*electronically*)
John Evans, Fire Chief
Jim Welch, Finance Director
Nancy Day, Parks and Recreation Director
Dan Johnson, Public Works Director (*electronically*)
John Flores, HR Director
Mark Nord, ED Director
Roxanne Vainuku, Acting Strategic Communications Director (*electronically*)
Ken Cushing, IT

APPROVAL OF MINUTES OF REGULAR MEETING HELD OCTOBER 4, 2022

The Board considered Minutes of the Regular Meeting held October 4, 2022. There were no changes, corrections or deletions.

**MINUTES OF THE MUNICIPAL BUILDING AUTHORITY ANNUAL MEETING –
JANUARY 3, 2023**

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Ms. Lang moved to approve the Minutes of the Regular Meeting of October 4, 2022. Mr. Nordfelt seconded the motion.

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

ELECT CHAIRPERSON AND VICE CHAIRPERSON FOR 2023

Chairman Christensen stated election of a Chairperson and Vice Chairperson for 2023 had been scheduled for consideration by the Board. He advised a rotation schedule had been used in the past to elect a Chair and Vice Chair, however this was an option for the Board and not mandatory.

Chairman Christensen called for a motion.

Mr. Huynh moved to elect William Whetstone as Chair of the Municipal Building Authority for 2023 and Scott Harmon as Vice Chair of the Municipal Building Authority for 2023. Mr. Lehman seconded the motion.

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

MOTION TO ADJOURN

Mr. Huynh moved to adjourn at 6:58 PM.

THERE BEING NO FURTHER BUSINESS OF THE MUNICIPAL BUILDING AUTHORITY OF WEST VALLEY CITY, THE ANNUAL MEETING OF TUESDAY, JANUARY 3, 2023, WAS ADJOURNED AT 6:58 PM BY CHAIRMAN CHRISTENSEN.

I hereby certify the foregoing to be a true, accurate and complete record of the proceedings of the Annual Meeting of the Municipal Building Authority of West Valley City held Tuesday, January 3, 2023.

Nichole Camac
Secretary

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

ISSUE:

Approve a resolution to re-open the fiscal year 2022-2023 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 Municipal Building Authority to amend its budget during the year. The Authority may hold public hearings on budget amendments on a quarterly basis each fiscal year.

BACKGROUND:

A Public Notice was posted March 23, 2023, in public view at City Hall, the Family Fitness Center and UCCC; also, posted on the Public Notice Website and West Valley City's Website. Notice was given that a public hearing is to be held April 4, 2023, 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 the Authority for the fiscal year beginning July 1, 2022, and ending June 30, 2023, to reflect changes in the budget from increased revenues and authorize the disbursement of funds.

MUNICIPAL BUILDING AUTHORITY OF WEST VALLEY CITY

RESOLUTION NO. _____

**A RESOLUTION AMENDING THE BUDGET OF THE
MUNICIPAL BUILDING AUTHORITY OF WEST VALLEY
CITY FOR THE FISCAL YEAR BEGINNING JULY 1, 2022
AND ENDING JUNE 30, 2023 TO REFLECT CHANGES IN
THE BUDGET FROM INCREASED REVENUES AND
AUTHORIZE THE DISBURSEMENT OF FUNDS.**

WHEREAS, the Board of Trustees of the Municipal Building Authority of West Valley City adopted a resolution approving the budget of the Municipal Building Authority for the fiscal year beginning July 1, 2022 and ending June 30, 2023, in accordance with the requirements of state law; and

WHEREAS, the Treasurer of the Municipal Building Authority has prepared the proposed amendments to the adopted budget for consideration by the Board of Trustees 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 April 4, 2023, to consider the proposed amendments; and

WHEREAS, a public hearing to consider the proposed amendments was held on April 4, 2023 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 Trustees of the Municipal Building Authority 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 Municipal Building Authority of West Valley City for the fiscal year beginning July 1, 2022 and ending June 30, 2023, 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 _____, 2023.

MUNICIPAL BUILDING AUTHORITY
OF WEST VALLEY CITY

PRESIDENT

ATTEST:

SECRETARY

WEST VALLEY CITY BUILDING AUTHORITY - FUND 24
REVENUE STATEMENT

	Adpoted 2022-2023	Sept 2022 Openings	March 2023 Openings
BUILDING AUTHORITY:			
Interest Income	0	0	0
Funding Other Sources	0	5,500,000	5,500,000
Total Revenues	0	5,500,000	5,500,000
Total Revenues	0	5,500,000	5,500,000

WEST VALLEY CITY BUILDING AUTHORITY - FUND 24
EXPENDITURE STATEMENT

	Adpoted 2022-2023	Sept 2022 Openings	March 2023 Openings
BUILDING AUTHORITY:			
Inter-Departmental Transfers-In:			
Capital Reserve-Theater	(50,000)	(50,000)	(50,000)
Capital Reserve-Arena	(100,000)	(100,000)	(100,000)
Capital Reserve (FFC)	(30,000)	(30,000)	(30,000)
Transfer In from CIP	0	0	(10,073) ¹
PW Shop/Stn 75 (GF/DS)	0	0	0
MBA S 2016 Fire 71,72,76 (GF)	(517,600)	(517,600)	(517,600)
MBA S 2017 (GF)	(3,323,250)	(3,323,250)	(3,323,250)
MBA S 2019 Parks/PW (CRoads)	(256,411)	(256,411)	(256,411)
MBA S 2019 Parks/PW (SW)	(256,411)	(256,411)	(256,411)
MBA S 2019 Parks/PW (Sanit)	0	0	0
MBA S 2019 Parks/PW (GF)	(211,454)	(211,454)	(211,454)
Maverik Center Refunding (RDA)	(2,400,700)	(2,400,700)	(2,400,700)
Subtotal Transfers-In	(7,145,826)	(7,145,826)	(7,155,899)
EXPENDITURES:			
Theater Capital Reserve	50,000	50,000	50,000
Arena Capital Reserve	100,000	100,000	100,000
Arena Capital Projects	0	0	0
Fitness Center Capital Reserve	30,000	30,000	30,000
MBA S 2010 Fire Station/PW	0	0	0
MBA S 2016 Fire 71, 72 & 76	517,600	517,600	517,600
MBA S 2017 Parking, PD & Court	3,320,750	3,320,750	3,320,750
MBA S 2019 Parks/PW	721,776	721,776	721,776
MBA S 2016 Arena Refund	2,398,200	2,398,200	2,398,200
Bond Issuance Costs/Fees	7,500	7,500	17,573 ¹
Transfers Out	0	5,500,000	5,500,000
Subtotal Expenditures	7,145,826	12,645,826	12,655,899
Total Expenditures	0	5,500,000	5,500,000

As authorized by the Uniform Fiscal Procedures Act for Utah Cities, the operating budget of West Valley City is periodically amended to accommodate regular and necessary changes in expenditures and revenues that occur throughout the fiscal year. These budget modifications are called "budget openings". They are considered by the City Council and accompanied by a public hearing to provide authorization to expend resources for grants received, rollovers of projects from the prior years, emergency expenditures, take advantage of economic opportunities, or other expenditures deemed to be appropriate and timely. Regular budget openings are necessary to maintain regular and orderly city operations and stay in compliance with State laws.

BUDGET OPENING
JAN 2023 - MAR 2023
BUILDING AUTHORITY OF WEST VALLEY CITY
FISCAL YEAR 2022-2023

No.	Amount	Description	Source
1	\$ 10,073.00	MBA WVC Lease Revenue Bonds 2022 (Justice Court Project) Issuance Fees <i>(Transfer to Cover Issuance Fees in Building Authority)</i>	Transfer from CIP to Building Authority

Previously Approved Budget Openings

BUDGET OPENING
JULY 2022 - SEPT 2022
BUILDING AUTHORITY OF WEST VALLEY CITY
FISCAL YEAR 2022-2023

No.	Amount	Description	Source
1	\$ 5,500,000.00	Transfer MBA Series 2022 Constructions Funds to CIP <i>(Additional Funding for the City Court/Legal Bldg Construction Project)</i>	Bond Proceeds