NOTICE OF A VINEYARD REDEVELOPMENT AGENCY BOARD MEETING
June 28, 2023, at 6:00 PM

Public Notice is hereby given that the Vineyard Redevelopment Agency Board will hold a meeting on Wednesday, June 28, 2023**,** starting at 6:00 PM or as soon thereafter as possible, following the City Council Meeting, in the City Council Chambers at 125 South Main Street, Vineyard, Utah. This meeting can also be viewed on our live stream page.

AGENDA

1. **CALL TO ORDER**

2. **CONSENT AGENDA**
   2.1 Approval of the June 14, 2023, RDA Meeting Minutes

3. **BUSINESS ITEMS**
   3.1 PUBLIC HEARING – Amending the Vineyard RDA Fiscal Year 2022 – 2023 Budget Amendment #2 (Resolution U2023-04)
   Finance Director David Mortensen will present amendments to the Fiscal Year 2022-2023 RDA budget. The RDA Board will act to adopt (or deny) this request by resolution.

   3.2 DISCUSSION AND ACTION – Final Fiscal Year 2023-2024 RDA Budget (Resolution U2023-05) *(15 minutes)*
   Finance Director David Mortensen will present the Final Fiscal Year 2023-2024 RDA budget. The RDA Board will act to adopt (or deny) this request by resolution. *(A public hearing was held on the tentative budget during the June 14, 2023 RDA meeting.)*

4. **ADJOURNMENT**

RDA meetings are scheduled as necessary.

The Public is invited to participate in all Vineyard Redevelopment Agency meetings. In compliance with the Americans with Disabilities Act, individuals needing special accommodations during this meeting should notify the Deputy Recorder at least 24 hours before the meeting by calling (385) 338.5183.

I the undersigned duly appointed City Recorder for Vineyard, Utah, hereby certify that the foregoing notice and agenda was emailed to the Salt Lake Tribune, posted at the Vineyard City offices, the Vineyard City website, the Utah Public Notice website, delivered electronically to city staff and to each member of the Governing Body.

AGENDA NOTICING COMPLETED ON: June 27, 2023

CERTIFIED (NOTICED) BY: /s/Pamela Spencer
PAMELA SPENCER, CITY RECORDER

MINUTES OF A VINEYARD REDEVELOPMENT AGENCY BOARD MEETING
City Council Chambers
125 South Main Street, Vineyard, Utah
June 14, 2023, at 7:03 PM

Present	**Absent**
Chair Julie Fullmer	
Boardmember Tyce Flake	
Boardmember Amber Rasmussen	
Boardmember Mardi Sifuentes (left at 7:22 PM)	
Boardmember Cristy Welsh	

Staff Present: City Manager Ezra Nair, City Attorney Jayme Blakesley, Sergeant Greg Sherwood with the Utah County Sheriff's Office, Chief Building Official Cris Johnson, Finance Director David Mortensen, Community Development Director Morgan Brim, Planner Anthony Fletcher, Public Works Director Naseem Ghandour, Staff Engineer Patrick James, Human Resource Manager Corrie Steeves, Admin Intern Bradley Day, Environmental Utilities Manager Sullivan Love, City Recorder Pamela Spencer

Others Speaking: Pete Evans and Bronson Tatton with Flagborough; Sam Heritage with OJB; residents Don Overson and David Pearce

1. CALL TO ORDER

Chair Fullmer opened the meeting at 7:03 PM.

2. CONSENT AGENDA

2.1 Approval of the May 24, 2023, RDA Meeting Minutes

Chair Fullmer called for a motion.

Motion: BOARDMEMBER SIFUENTES MOVED TO APPROVE THE CONSENT ITEM AS PRESENTED. BOARDMEMBER RASMUSSEN SECONDED THE MOTION. CHAIR FULLMER, BOARDMEMBERS FLAKE, RASMUSSEN, SIFUENTES, AND WELSH VOTED YES. THE MOTION CARRIED UNANIMOUSLY.

3. BUSINESS ITEMS

3.1 PUBLIC HEARING – Fiscal Year 2023-2024 Tentative Budget

The RDA Board will hear public comments concerning the adopted Fiscal Year 2023-2024 Tentative Budget. The RDA Board may review any items that were the proper subject of consideration in the Public Hearing. Approval of the final budget is tentatively scheduled for June 28, 2023.

DRAFT

Chair Fullmer called for a motion to open the public hearing.

Motion: BOARDMEMBER FLAKE MOVED TO OPEN THE PUBLIC HEARING AT 7:04 PM. BOARDMEMBER RASMUSSEN SECONDED THE MOTION. CHAIR FULLMER, BOARDMEMBERS FLAKE, RASMUSSEN, SIFUENTES, AND WELSH VOTED YES. THE MOTION CARRIED UNANIMOUSLY.

Chair Fullmer turned the time over to Finance Director David Mortensen

Mr. Mortensen reviewed the changes to the RDA budget.

Chair Fullmer called for public comments. Hearing none, she called for a motion to close the public hearing.

Motion: BOARDMEMBER RASMUSSEN MOVED TO CLOSE THE PUBLIC HEARING AT 7:05 PM. BOARDMEMBER FLAKE SECONDED THE MOTION. CHAIR FULLMER, BOARDMEMBERS FLAKE, RASMUSSEN, SIFUENTES, AND WELSH VOTED YES. THE MOTION CARRIED UNANIMOUSLY.

3.2 DISCUSSION AND ACTION – <u>Lake Promenade and Promenade Overpass</u>

Community Development Director Morgan Brim will lead a discussion about the Lake Promenade and Promenade Overpass. The RDA Board will take appropriate action.

Chair Fullmer turned the time over to Community Development Director Morgan Brim.

Mr. Brim gave an overview of the process that the developers had gone through to get the promenade to this point. He then turned the time over to Pete Evans with Flagborough.

Mr. Evans gave a brief background on the process they went through to find a design team. He then turned the time over to Bronson Tatton with Flagborough and Sam Heritage with OJB (the design firm).

Mr. Tatton explained that they had a Utah Department of Transportation (UDOT) meeting and needed to get the RDA Board's feedback before that meeting. Mr. Heritage and Mr. Tatton presented the designs for the promenade.

Boardmember Sifuentes left the meeting at 7:22 PM.

Chair Fullmer called for questions.

There was a brief discussion about the LED lighting on the promenade.

Resident Don Overson, living in the Villas subdivision, expressed concern with UDOT's requirement of chain link fences on overpasses. Chair Fullmer said that UDOT had been good at accommodating these changes. There was a brief discussion about the design of the overpass.

A discussion ensued about the timeline for the promenade.

DRAFT

Resident David Pearce, living in the Cascade subdivision, asked if the PowerPoint would be made available to the public. Mayor Fullmer and Mr. Tatton replied that they would be available.

4. ADJOURNMENT

Chair Fullmer called for a motion to adjourn the meeting.

Motion: BOARDMEMBER FLAKE MOVED TO ADJOURN THE MEETING AT 7:39 PM. BOARDMEMBER WELSH SECONDED THE MOTION. CHAIR FULLMER, BOARDMEMBERS FLAKE, RASMUSSEN, AND WELSH VOTED YES. BOARDMEMBER SIFUENTES WAS ABSENT. THE MOTION CARRIED WITH ONE ABSENT.

MINUTES APPROVED ON: _____

CERTIFIED CORRECT BY: /s/Pamela Spencer
PAMELA SPENCER, CITY RECORDER

DRAFT

VINEYARD
STAY CONNECTED

VINEYARD RDA BOARD STAFF REPORT

Meeting Date: June 28, 2023

Agenda Item: 3.1 Vineyard RDA Fiscal Year 2022 – 2023 Budget Amendment #2

Department: Finance

Presenter: David Mortensen, Finance Director

Background/Discussion:

Utah Code Section 17C-5-306 allows for the amendment of the RDA's budget up until the last day of the fiscal year for which the budget applies. RDA Staff recommends the amendment of the Vineyard RDA Fiscal Year 2022 – 2023 Budget for a change order to the Water Master Plan as outlined in the attached detail worksheet.

Fiscal Impact:

RDA Fund - $30,000

Recommendation:

Approval of the resolution.

Sample Motion:

I move to adopt resolution U2023-04 the Vineyard RDA Fiscal Year 2022 – 2023 Budget Amendment #2 as presented by Staff.

Attachments:

Resolution U2023-04
Vineyard RDA Fiscal Year 2022 – 2023 Budget Amendment #2 detail

RESOLUTION NO. U-2021-04

A RESOLUTION AMENDING THE VINEYARD REDEVELOPMENT AGENCY (RDA) BUDGET FOR THE 2022-2023 FISCAL YEAR.

WHEREAS, Vineyard Redevelopment Agency has previously adopted a budget for the 2022-2023 fiscal year in accordance with the Utah Fiscal Procedures Act for cities; and

WHEREAS, the Vineyard Redevelopment Agency needs to now amend that adopted budget; and

WHEREAS, a public hearing was held on the 28th day of June 2023 on the proposed amendments to the 2022-2023 fiscal year budget for the Redevelopment Agency.

NOW THEREFORE BE IT RESOLVED BY THE GOVERNING BODY OF THE VINEYARD REDEVELOPMENT AGENCY AS FOLLOWS:

1. The attached exhibit A hereby adopted as the amended 2022-2023 fiscal year budget for the Vineyard Redevelopment Agency.

2. This resolution shall take effect upon passing.

PASSED and ADOPTED by the Board of the Vineyard Redevelopment Agency this 28th day of June 2023.

_____
Chair Julie Fullmer

Attest:

_____
Executive Secretary

DRAFT

Vineyard Redevelopment Agency
Fiscal Year 2022 - 2023 Budget Amendment #2

RDA Fund

Account #	Account	Original Budget	Adjusted Budget	Change	Notes
25.2501.4301	Contract Services	$ 788,200	$ 818,200	$ 30,000	Change Order for Water Master Plan
			Total RDA Fund	**$ 30,000**	

VINEYARD
STAY CONNECTED

VINEYARD RDA BOARD STAFF REPORT

Meeting Date: June 28, 2023

Agenda Item: 3.2 Vineyard RDA Fiscal Year 2023-2024 Budget

Department: Finance

Presenter: David Mortensen, Finance Director

Background/Discussion:

Utah Code Section 17C-5-302 requires that a community reinvestment agency adopt an annual budget. The Vineyard RDA has typically adopted the final RDA budget on the same night that the Vineyard Municipal Council adopts the city budget. RDA Staff recommends the adoption of the Vineyard RDA Fiscal Year 2023-2024 Budget as outlined in the attached **detail worksheet.**

Fiscal Impact:

RDA Fund - $14,926,269 Total Revenues; $23,020,175 Fund Balance Appropriation; $37,946,444 Total Expenditures & Transfers Out

Recommendation:

Option 1: Adoption of the Vineyard RDA Fiscal Year 2023-2024 Budget as presented by staff.

Option 2: Adoption of the Vineyard RDA Fiscal Year 2023-2024 Budget as presented by staff, with changes recommended by the governing board.

Sample Motion:

Option 1: I move to adopt resolution 2023-05 the Vineyard RDA Fiscal Year 2023-2024 Budget as presented by staff.

Option 2: I move to adopt resolution 2023-05 the Vineyard RDA Fiscal Year 2023-2024 Budget as presented by staff with the following changes:

Attachments:

Resolution U2023-05
Vineyard RDA Fiscal Year 2023-2024 Budget detail

VINEYARD REDEVELOPMENT AGENCY RESOLUTION U-2023-05

A RESOLUTION OF THE VINEYARD REDEVELOPMENT AGENCY APPROVING AND ADOPTING A BUDGET FOR THE FISCAL YEAR 2023-2024.

WHEREAS, Section 17C-1-601.5, Utah Code Annotated, requires the Vineyard Redevelopment Agency ("Agency") to prepare and adopt an annual budget for each fiscal year, which fiscal year is to be the same as the fiscal year of the city of Vineyard; and

WHEREAS, the Agency has prepared the budget for the fiscal year 2023-2024 which is attached hereto and incorporated herein; and

WHEREAS, the Agency has given due notice as required by statute and held a public hearing on June 14, 2023, for the Fiscal Year 2023-2024 Budget; now

THEREFORE, BE IT RESOLVED BY THE VINEYARD REDEVELOPMENT AGENCY AS FOLLOWS:

Section 1. The Agency hereby adopts the annual budget for the Fiscal Year 2023-2024 which is attached hereto and incorporated herein.

Section 2. In order to fulfill the Agency's obligations under Section 17C-1-601.5(6)(a), Utah Code Annotated, the Chair or her designee, is hereby authorized and directed to file a copy of the budget with the county auditor, the State Tax Commission, the state auditor, the State Board of Education, and each taxing entity from which the agency receives project area funds. Pursuant to Section 17C-1-601.5(6)(b), Utah Code Annotated, the requirement of Subsection (6)(a) to file a copy of the annual budget with the state as a taxing entity is met if the agency files a copy with the State Tax Commission and the state auditor. This shall be done within 90 days after adoption of the Budget.

Section 3. This Resolution shall be effective as of the date of adoption.

PASSED and ADOPTED by the Vineyard Redevelopment Agency Board this 28th day of June, 2023.

_____
Julie Fullmer, Chair

ATTEST:

_____
Executive Secretary

DRAFT

REDEVELOPMENT AGENCY

FUND 25

FUND	ORG	ACCT	DESCRIPTION	ADOPTED BUDGET FY 22-23	PROPOSED BUDGET FY 23-24
	Revenue				
25	2501	3001	Property Tax Increment	10,270,069	10,449,218
25	2501	3001	RDA Admin	427,920	477,051
25	2501	3501	Interest Income	300,000	1,000,000
25	2501	3704	Bond Proceeds	-	
25	2501	3205	Grant Revenue	3,000,000	3,000,000
			Beginning Fund Balance Appropriation	24,495,610	23,020,175
			Total Revenue	**38,493,599**	**37,946,444**
	RDA				
25	2501	4103	Public Notices	2,000	2,000
25	2501	4301	Contract Services	838,200	387,750
25	2501	4414	Travel		-
25	2501	4457	TIFF Payments	2,387,124	3,799,641
25	2501	4651	Capital Expense	28,117,457	26,338,400
25	2501	4802	Principal on Debt	4,060,000	4,232,188
25	2501	4803	Interest on Debt	2,604,478	2,646,516
25	2501	6010	Transfer To General Fund (Admin)	427,920	477,051
25	2501	6061	Transfer To Internal Service Fund	56,420	62,898
			Total RDA	**38,493,599**	**37,946,444**
			Surplus (Deficit)	**(0)**	**-**