

REDEVELOPMENT AGENCY OF CENTERVILLE CITY AGENDA

NOTICE IS HEREBY GIVEN THAT THE CENTERVILLE CITY COUNCIL WILL HOLD ITS REDEVELOPMENT AGENCY OF CENTERVILLE MEETING AT 8:20 PM ON May 6, 2014 AT THE CENTERVILLE CITY COMMUNITY CENTER AND CITY HALL COUNCIL CHAMBERS, 250 NORTH MAIN STREET, CENTERVILLE, UTAH. THE AGENDA IS SHOWN BELOW.

Meetings of the City Council of Centerville City may be conducted via electronic means pursuant to Utah Code Ann. 52-4-207, as amended. In such circumstances, contact will be established and maintained via electronic means and the meeting will be conducted pursuant to the Electronic Meetings Policy established by the City Council for electronic meetings.

Centerville City, in compliance with the Americans With Disabilities Act, provides accommodations and auxiliary communicative aids and services for all those citizens in need of assistance, including hearing devices. Persons requesting these accommodations for City-sponsored public meetings, services, programs, or events should call Blaine Lutz, Centerville Finance Director, at 295-3477, giving at least 24 hours notice prior to the meeting.

A notebook containing supporting materials for the business agenda items is available for public inspection and review at City Hall and will be available for review at the meeting . Upon request, a citizen may obtain (without charge) the City Manager's memo summarizing the agenda business , or may read this memo on the City's website: <http://centervillepublic.novusagenda.com/> .

Tentative - The times shown below are tentative and are subject to change during the meeting.
Time:

A. NEW BUSINESS

1. Minutes Review and Acceptance
March 19, 2014 meeting
2. Consider Crosswalk Safety Improvements
3. Proposed RDA FY 2015 Budget
 - a. Presentation of FY 2015 RDA Proposed Budget
 - b. Adopt FY 2015 RDA Tentative Budget and set date for public hearing

B. ADJOURNMENT

Steve H. Thacker
Executive Director

CENTERVILLE CITY COUNCIL

Staff Backup Report 5/6/2014

Item No. 1.

Short Title: Minutes Review and Acceptance

Initiated By:

Scheduled Time:

SUBJECT

March 19, 2014 meeting

RECOMMENDATION

BACKGROUND

ATTACHMENTS:

Description

- D March 19, 2014 RDA preliminary minutes

PRELIMINARY DRAFT

Minutes of the **Redevelopment Agency of Centerville** meeting held Wednesday, March 19, 2014 at 6:10 p.m. in the Centerville City Hall Council Chambers, 250 North Main Street, Centerville, Utah.

DIRECTORS PRESENT

Ken S. Averett
Tamilyn Fillmore
John T. Higginson, Vice Chair
Stephanie Ivie
Lawrence Wright

DIRECTOR ABSENT

Paul A. Cutler, Chair

STAFF PRESENT

Steve Thacker, RDA Executive Director
Blaine Lutz, Finance Director
Lisa Romney, City Attorney
Katie Rust, Recording Secretary

MINUTES REVIEW AND ACCEPTANCE

The minutes of the March 4, 2014 RDA meeting were reviewed. Director Wright made a **motion** to accept the minutes. Director Fillmore seconded the motion, which passed by unanimous vote (5-0).

RDA RESOLUTION NO. 2014-01 REGARDING FUNDING ENHANCEMENTS FOR MAIN & PARRISH PROJECT

At the March 4, 2014 meeting, the RDA discussed and recommended enhancements to the Main & Parrish intersection project that would include colored concrete curb and gutter, additional colored concrete flat work, and powder coated signal poles and related fixtures. Such improvements would be paid for by the City, and the RDA directed staff to research the use of tax increment funds from the Parrish Lane Gateway Project Area to pay for the cost of the enhancements, and to prepare the required Resolution with findings regarding benefits of the enhancements to the Project Area. Lisa Romney, City Attorney, reported that funds from the Parrish Lane Gateway Development can be used for the intersection project betterments, and presented a Resolution for the RDA to consider. Director Wright stated he views all of Parrish Lane as a gateway to the community and feels whatever is done at Parrish Lane and Main should at some point be done to the other intersections for uniformity. Director Wright said he would hate for that intersection to stand out as different from the rest of the gateway. Vice Chair Higginson and Director Fillmore indicated agreement with Director Wright's comments. Director Ivie suggested a minor correction to the Resolution.

Director Fillmore made a **motion** to approve RDA Resolution No. 2014-01 authorizing use of tax increment for enhancements to the Main and Parrish Intersection Project, with the minor correction. Director Averett seconded the motion, which passed by unanimous vote (5-0).

APPROVE USE OF RDA FUNDS TO SLURRY SEAL RIVIERA TOWNHOMES DRIVEWAYS & PARKING AREAS

Riviera Townhomes roadway improvements were recently accomplished with the help of CDBG grant funds. Steve Thacker, RDA Executive Director, explained that staff recommends the addition of a slurry seal to the asphalt areas (old and new) to add longevity to the investment. Blaine Lutz added that the requested \$7,000 listed in the staff report can be reduced to \$6,000 because of cost-sharing agreed to by the contractor.

1 Director Wright made a **motion** to approve the use of up to \$6,000 of RDA funds to
2 slurry seal the Riviera Townhomes driveways and parking areas. Director Fillmore seconded
3 the motion, which passed by unanimous vote (5-0).
4

5 **ADJOURNMENT**
6

7 At 6:19 p.m. Director Wright made a **motion** to adjourn the RDA meeting. Director
8 Fillmore seconded the motion, which passed by unanimous vote (5-0).
9
10
11
12

13
14 _____
15 Steve Thacker, RDA Executive Director
16
17
18
19 _____
20 Katie Rust, Recording Secretary

Date Approved

CENTERVILLE CITY COUNCIL

**Staff Backup Report
5/6/2014**

Item No. 2

Short Title: Consider Crosswalk Safety Improvements

Initiated By: Staff

Scheduled Time:

SUBJECT

RECOMMENDATION

If the City Council agrees in the earlier work session to use RDA funds for crosswalk improvements in the RDA Project Area, then the RDA Board may need to take formal action approving the use of such funds.

BACKGROUND

See the staff report for the work session for background on this matter.

CENTERVILLE CITY COUNCIL

Staff Backup Report 5/6/2014

Item No. 3

Short Title: Proposed RDA FY 2015 Budget

Initiated By:

Scheduled Time:

SUBJECT

- a. Presentation of FY 2015 RDA Proposed Budget
- b. Adopt FY 2015 RDA Tentative Budget and set date for public hearing

RECOMMENDATION

Accept the Proposed RDA Budget as the "Tentative Budget" for FY 2015; and schedule a public hearing on June 3 to receive public comment on the Tentative Budget.

BACKGROUND

The RDA Proposed Budget is attached. State law requires the RDA Board to take the following steps in adopting an annual budget:

- Receive Proposed Budget by first regular meeting in May
- Adopt "Tentative Budget" and set the date of a public hearing
- Hold a public hearing
- Adopt Final Budget by June 22

ATTACHMENTS:

Description

- D FY 2015 Proposed Budget

RDA and MBA
SUMMARY BY FUND
FY 2014-2015 BUDGET

	2011/12 ACTUAL	2012/13 ACTUAL	2013-2014			2014-15		
			6 MONTH	12 MONTH	BUDGET	DEPARTMENT		
			ACTUAL	ESTIMATE		REQUEST	PROPOSED	ADOPTED
<u>REDEVELOPMENT AGENCY</u>								
REVENUES	\$1,328,818	\$1,210,421	\$213,457	\$1,294,827	\$1,847,000	\$1,847,000	\$1,847,000	\$0
OPERATING EXPENDITURES	\$751,155	\$425,719	\$9,917	\$513,881	\$1,042,000	\$1,083,041	\$1,083,041	\$0
CAPITAL EXPENDITURES	\$990,802	\$794,234	\$17,363	\$680,198	\$805,000	\$763,959	\$763,959	\$0
SUB TOTAL - EXPENDITURES	\$1,741,957	\$1,219,953	\$27,280	\$1,194,079	\$1,847,000	\$1,847,000	\$1,847,000	\$0
<u>CAPITAL PROJECT FUND - DCPA</u>								
REVENUES/SOURCES	\$276,967	\$0	\$0	\$0	\$0	\$0	\$0	\$0
EXPENDITURES	\$6,040,696	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<u>MUNICIPAL BUILDING AUTHORITY</u>								
REVENUES	\$1,300	\$0	\$0	\$0	\$0	\$0	\$0	\$0
OPERATING EXPENDITURES	\$1,194	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<u>TOTALS</u>								
TOTAL REVENUES	\$1,607,085	\$1,210,421	\$213,457	\$1,294,827	\$1,847,000	\$1,847,000	\$1,847,000	\$0
TOTAL EXPENDITURES	\$7,783,847	\$1,219,953	\$27,280	\$1,194,079	\$1,847,000	\$1,847,000	\$1,847,000	\$0

REDEVELOPMENT AGENCY
FY 14-15 BUDGET

20-	2013-2014					2014-15		
	2011/12 ACTUAL	2012/13 ACTUAL	6 MONTH ACTUAL	12 MONTH ESTIMATE	BUDGET	DEPARTMENT REQUEST	PROPOSEC	ADOPTED
USE OF FUND BALANCE								
3110 TAX INCREMENT - PARRISH LN.	1,088,137	985,899	0	956,623	1,400,000	1,400,000	1,400,000	
3120 TAX INCREMENT - LEGACY XING	0	0	0	102,040	200,000	200,000	200,000	
3810 CONTRIBUTION - OTHERS	72,258	0	0	0	0	0	0	
3865 RAP TAX CONTRIBUTION - Centervi	0	0	0	0	0	0	0	
3870 RAP TAX CONTRIBUTION - Bountiful	0	0	0	0	0	0	0	
3875 RENTAL	37,500	72,961	39,600	79,100	72,000	72,000	72,000	
3120 ADDITIONAL TAX INCREMENT	130,923	151,561	0	157,064	175,000	175,000	175,000	
SALE OF LAND	0	0		0	0	0	0	
BOND PROCEEDS/OTHER	0	0	173,857	0	0	0	0	
TOTAL RDA REVENUES	1,328,818	1,210,421	213,457	1,294,827	1,847,000	1,847,000	1,847,000	0
EXPENDITURES								
210 PUBLIC NOTICES	0	0	0	100	500	100	100	
310 PROF & TECH - MISC	10,369	20,870	4,265	9,000	10,000	10,000	10,000	
311 ATTORNEY SERVICES	946	0	0	0	500	0	0	
316 ENGINEERING - MARKETPLACE	12,360	7,683	4,515	6,285	7,500	7,500	7,500	
400 TRANSFER - DEBT PAYMENT	125,000	125,000	0	125,000	125,000	125,000	125,000	
410 PAYMENT OF INCREMENT	0	0	0	0	50,000	150,000	150,000	
410 PAYMENT OF INCREMENT-LEGACY		0	0	93,295	175,000	150,000	150,000	
420 OTHER OBLIGATIONS	356,139	100	0	384,200	324,241	324,241	324,241	
421 ADDITIONAL INCREMENT	130,000	151,561	0	157,064	163,000	175,000	175,000	
480 SUPPLIES & MATERIALS	14,495	2,434	0	2,000	5,000	5,000	5,000	
511 INSURANCE - GENERAL LIABILITY	1,846	1,191	1,137	1,137	1,300	1,200	1,200	
620 ADMINISTRATIVE SERVICES	100,000	116,880	0	120,000	120,000	135,000	135,000	
SUBTOTAL	751,155	425,719	9,917	513,881	1,042,000	1,083,041	1,083,041	0
CAPITAL PROJECTS								
Traffic Signal - Marketplace								
Centerville Corporate Park	0		0		0			
Performing Arts	0		7,587	20,000	25,000	25,000	25,000	
Shorelands EDA/Legacy CDA	68,763		0	0	0	0	0	
Legacy CDA	0	92,903	0	0	0	0	0	
Barnard Creek CDA			9,776	24,848		75,000	75,000	
Marketplace improvements	168,559	61,033	0	350	0	0	0	
Housing	0		0	30,000	30,000	0	0	
Davis Performing Arts/Transfer	753,480	640,298	0	605,000	750,000	663,959	663,959	
SUBTOTAL	990,802	794,234	17,363	680,198	805,000	763,959	763,959	0
TOTAL RDA EXPENDITURES								
	1,741,957	1,219,953	27,280	1,194,079	1,847,000	1,847,000	1,847,000	0
EXCESS REVENUES OVER (UNDER) EXPENDITURES								
	-413,139	-9,532	186,177	100,748	0	0	0	0