



REDEVELOPMENT AGENCY OF CENTERVILLE CITY AGENDA

NOTICE IS HEREBY GIVEN THAT THE CENTERVILLE CITY COUNCIL WILL HOLD ITS REDEVELOPMENT AGENCY MEETING AT 6:30 PM ON JANUARY 18, 2022 AT CENTERVILLE CITY HALL COUNCIL CHAMBERS, 250 N. MAIN STREET. THE AGENDA IS SHOWN BELOW.

Meetings of the Redevelopment Agency 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 Jacob Smith, Administrative Services Director, at 801-295-3477, giving at least 24 hours notice prior to the meeting.

The full packet of backup materials can be found at <http://centerville.novusagenda.com/agendapublic>.

A. ROLL CALL

B. BUSINESS

1. Centerpoint Theatre Building Addition
Discuss proposal to add to the CenterPoint Theatre on the west side of the building extending the three-floor structure and expanding the Little Theatre wing to the southwest in order to increase its seating capacity.
2. Minutes Review and Acceptance
December 21, 2021 RDA Minutes

C. ADJOURNMENT

Jennifer Hansen
Centerville City Recorder

**CENTERVILLE
RDA MEETING
Staff Backup Report
1/18/2022**

Item No. 1.

Short Title: Centerpoint Theatre Building Addition

Initiated By: Brant T. Hanson, City Manager

Staff Representative: Brant T. Hanson, City Manager

SUBJECT

Discuss proposal to add to the CenterPoint Theatre on the west side of the building extending the three-floor structure and expanding the Little Theatre wing to the southwest in order to increase its seating capacity.

RECOMMENDATION

BACKGROUND

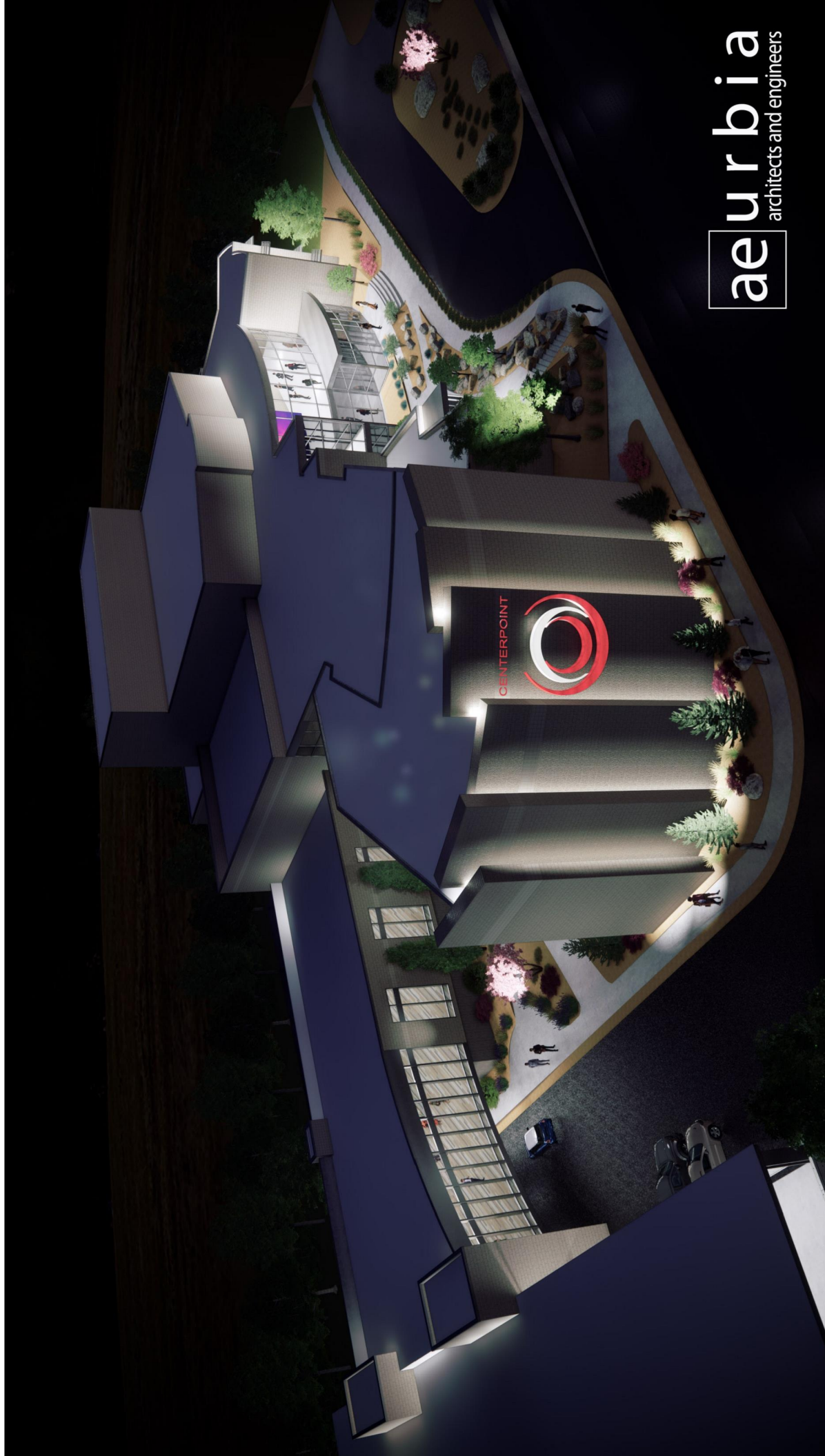
Members of the Centerville RDA Board, CenterPoint Legacy Theatre (CPT) has been the resident theatre company operating in the Davis Center for the Performing Arts since January 2011. We are thrilled at the support and increased activity in our programs. Participation and patronage have grown substantially. CPT's Board and Staff have been diligent in offering programming that increases the quality of life for our community members. The growth we have experienced has been tremendous and has taught us a great deal about how to serve our community in our area of focus. CPT's primary business is to provide live, on-stage performance opportunities for those who desire to patronize and participate in these productions. over the years we have discovered a substantial part of the community with interest in CPT's performing arts academy (after school program). There are also other events and gatherings that are associated with the work we do, including an annual Fund-Raising Gala and Utah Legislative Appreciation nights. The growth we are experiencing and the variety of activities associated with an organization like ours to properly serve our community is pushing our current facility beyond its capacity. More classroom, rehearsal, meeting and other program support spaces are needed. We have discussed many options including relocating our academy offsite. However, our preference is to retain our programs in one location as much as possible. Our proposal is to add to the current facility on the west side of the building extending the three-floor structure and expanding the Little Theatre wing to the southwest in order to increase its seating capacity. Before investing heavily in feasibility studies, architectural drawing, funding campaigns, etc. we want to know whether this is a direction that the Centerville RDA will support and the zoning rules will allow. A concept drawing is being prepared to share at the meeting. We also believe that there is an opportunity to lobby the state legislature for funding support with Davis County representation currently in key legislative positions. Thank You.
Jansen Davis

ATTACHMENTS:

Description

- ☐ CPT Concept - Aerial Day
- ☐ CPT Concept - Aerial Night
- ☐ CPT Concept - Front Center Day
- ☐ CPT Concept - Front Center Night





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CENTERPOINT



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architects and engineers

CENTERVILLE

**Staff Backup Report
1/18/2022**

Item No. 2.

Short Title: Minutes Review and Acceptance

Initiated By:

Staff Representative:

SUBJECT

December 21, 2021 RDA Minutes

RECOMMENDATION

Approve December 21, 2021 RDA Minutes as presented

BACKGROUND

ATTACHMENTS:

Description

12-21-2021 RDA Minutes

Minutes of the **Redevelopment Agency of Centerville** meeting held Tuesday, December 21, 2021 at 6:00 p.m. with participants present at Centerville City Hall, 250 North Main Street.

DIRECTORS PRESENT

Tamilyn Fillmore
William Ince
Stephanie Ivie, Vice Chair
George McEwan
Robyn Mecham

DIRECTOR ABSENT

Clark Wilkinson, Chair

STAFF PRESENT

Brant Hanson, RDA Executive Director
Lisa Romney, City Attorney
Nate Plaizier, Finance Director

VISITORS

Jansen Davis, CPT Executive Director
Paul Cutler, CPT Board Chair

CENTERPOINT THEATRE BUDGET

Mayor Pro Tem/Director Robyn Mecham called the meeting to order. CenterPoint Theatre (CPT) Executive Director Jansen Davis spoke of pandemic protocols during 2020 and 2021, and reported CPT was able to complete all of the shows planned for 2020 (postponed due to the pandemic) during 2021. He thanked the RDA for deferring lease payments during the pandemic, and reported that lease payments had resumed. Mr. Davis described challenges related to growth in the Academy program.

Mr. Davis presented the CPT 2022 Facilities Budget and Reserve Fund Report. He explained that current Maintenance Reserve Fund and Operations Reserve Fund balances were above the minimum balance requirement in the Lease Agreement. Minimum Reserve Fund balances were set at 1% of the replacement value of the facility. City Attorney Lisa Romney explained that, per the Lease Agreement, facility replacement value was to be recalculated every five years (last calculated in 2019). CPT Board Chair Paul Cutler thanked the RDA for being supportive during the difficult time, and expressed appreciation for the supportive community.

Director Ince **moved** to accept the CPT 2022 Budget as presented, and approve allocations to Reserve Funds. Vice Chair Ivie seconded the motion, which passed by unanimous vote of the RDA (5-0).

MINUTES REVIEW AND ACCEPTANCE

Minutes of the December 1, 2020 RDA/ACB meeting were reviewed. Director McEwan **moved** to accept the minutes, with later ratification if necessary. Director Ince seconded the motion, which passed by unanimous vote (5-0).

Minutes of the December 7, 2021 RDA meeting were reviewed. Director Ince **moved** to accept the minutes. Vice Chair Ivie seconded the motion, which passed by unanimous vote (5-0).

ADJOURNMENT

At 6:28 p.m., Director McEwan **moved** to adjourn the meeting. Vice Chair Ivie seconded the motion, which passed by unanimous vote (5-0).

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Brant T. Hanson, RDA Executive Director

Date Approved

Katie Rust, Recording Secretary