

**WOODS CROSS CITY REDEVELOPMENT AGENCY MEETING
DECEMBER 16, 2014**

The minutes of the Woods Cross Redevelopment Agency meeting held December 16, 2014 at 9:00 P.M. in the Woods Cross City Hall located at 1555 South 800 West, Woods Cross, Utah.

CONDUCTING:

Rick Earnshaw, Chairman

BOARD MEMBERS PRESENT:

Rick Earnshaw, Chairman
Tamra Dayley
Jill Evans

David C. Hill
James Sheldon
Ryan Westergard

STAFF PRESENT:

Gary Uresk, RDA Director
Jessica Sims, City Recorder
Tim Stephens, Community Development Director

VISITORS:

Jed Millburn

The Chairman welcomed those in attendance and stated this is a regularly scheduled meeting that notice of time, place and agenda was sent to local newspapers and provided to each of the Redevelopment Agency members prior to the meeting.

APPROVAL OF MINUTES

The Board reviewed the RDA minutes from the last RDA meeting. After their review, Mr. Hill motioned for approval of the RDA minutes as written. Ms. Evans seconded the motion and all voted for the motion through a roll call vote.

CONSIDERATION TO APPROVE THE PAYMENT OF TAX INCREMENT SUBSIDY TO THE HILLS AT RENAISSANCE APARTMENTS, LLC AS OUTLINED IN THE ADL APPROVED IN NOVEMBER 2012

The Chairman gave the floor to the RDA Director who went over the following with the RDA Board:

“In November 2012 after we had approved the ADL for the construction of the Hills at Renaissance Apartments we amended the ADL to increase the amount that we would pay Jed Millburn at the completion of the project from \$150,000 to \$300,000 and increased the amount of tax increment that the agency would retain from 25% to 40%. The \$300,000 payment was not to be made until the project was complete. As you are aware Mr. Millburn has run into some issues with UDOT concerning property along 500 West and he is currently working that out with UDOT.

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“I have withheld payment of \$300,000 because the landscaping along 500 West still needs to be completed. Mr. Millburn has requested payment of the \$300,000 since the issue with UDOT may drag out for some time. Mr. Millburn indicates the cost to complete the landscaping is around \$32,000. I recommend we hold out \$50,000 until he gets that completed. I have also asked that he cut down the sunflowers and other weeds in that area, since they are very unsightly and he has agreed to do that.”

Mr. Jed Millburn addressed the Board and said he is currently working with a surveyor on getting this issue resolved so he can move forward in getting the piece of property in question landscaped. The Board asked Mr. Millburn to cut down the weeds on the property in the meantime. Mr. Millburn said he would be happy to do that.

Mr. Hill made a motion to approve a payment of a tax increment subsidy to Hills at Renaissance, LLC holding back of \$35,000 until the landscaping is complete. Mr. Sheldon seconded the motion and all voted for the motion through a roll call vote.

ADJOURNMENT

At 9:10 P.M. Ms. Evans made a motion to adjourn the meeting. Mr. Westergard seconded the motion and all voted for the motion through a roll call vote.

Rick Earnshaw, Chairman

Jessica Sims, City Recorder