



RIVERDALE CITY RDA BOARD
CIVIC CENTER - 4600 S. WEBER RIVER DR.
TUESDAY MAY 16, 2017

Board Meeting (Time approximate following City Council meeting which starts 6 p.m.)

A. Welcome & Roll Call

B. Open Communications

(This is an opportunity to address the Riverdale Redevelopment Agency regarding your concerns or ideas. Please try to limit your comments to three minutes.)

C. Consent Items

1. [Consideration of approving meeting minutes for the RDA Meeting that was held on January 17, 2017.](#)
2. Consideration to set a public hearing for June 20, 2017 to adopt the final RDA budget for fiscal year 2017-2018.

D. Reports & Discussion Items

1. Report/Update regarding the 550 RDA
Presenter: Rodger Worthen, Executive Director

E. Executive Closed Session

Consideration of adjourning into Closed Executive Session pursuant to the provisions of Section 52-4-205 of the Open and Public Meetings Law for the purpose of discussing the purchase, exchange, or lease of real property (roll call vote).

F. Discretionary Items

G. Adjournment

In compliance with the Americans with Disabilities Act, persons in need of special accommodation should contact the City Offices (801) 394-5541 X 1232 at least 48 hours in advance of the meeting. The Public is invited to attend City Council Meetings.

Certificate of Posting

The undersigned, duly appointed City Recorder, does hereby certify that the above notice and agenda was posted within the Riverdale City limits on this 12th day of May at the Riverdale City Hall Noticing Board, on the Riverdale City Website at <http://www.riverdalecity.com/>, as well as the Public Notice Website: <http://www.utah.gov/pmn/index.html> Public Notice Website. A copy was also provided to the Standard-examiner on May 12, 2017.

Jackie Manning
Riverdale City Recorder

1 Minutes of the Regular Meeting of the Riverdale City RDA (Redevelopment Agency) held Tuesday, January 17, 2017, held
2 after the Regular City Council Meeting which began at 6:22 PM, at the Civic Center, 4600 S Weber River Dr., Riverdale City,
3 Weber County, Utah.
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5 **Present:** Board Members: Norm Searle, RDA Chairman
6 Braden Mitchell
7 Brent Ellis
8 Gary E. Griffiths
9 Alan Arnold
10 Cody Hansen
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12 City Employees: Rodger Worthen, Executive Director
13 Steve Brooks, City Attorney
14 Jackie Manning, City Recorder
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17 Visitors: None.
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19 **A. Welcome & Roll Call**

20 The RDA Board meeting began at 6:22 PM. Norm Searle, the RDA Chairman, called the meeting to order and stated
21 for the record that all board members were present. No members of the public were present.
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23 **B. Open Communications**

24 There were no open communications.
25

26 **C. Consent Items**

27 **1. Consideration of approving Meeting Minutes for the RDA Meeting that was held on December 20, 2016**

28 Chairman Searle invited discussion regarding the December 20, 2016 RDA Meeting Minutes, to which there were no
29 requested changes.
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31 **MOTION:** Mr. Ellis made motion to approve the consent items as proposed. Mr. Arnold
32 seconded the motion. There was no discussion regarding this motion and all voted in
33 favor.
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35 **D. Reports & Discussion Items**

36 **1. Update/Report on 700 West CDA**

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38 Rodger Worthen, the RDA Executive Director, provided an update regarding the 700 West CDA. He explained he met
39 with the Weber School District, who requested that the 700 West CDA Area have districts with assigned projects in each
40 district. Mr. Worthen is currently working on their request, including areas that could benefit from storm water
41 improvements. The contracted City Engineer, Scott Nelson, will also be reviewing the proposed projects. Mr. Worthen is
42 hoping to have more information at the next RDA Board Meeting.
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45 **2. Update/Report on 550 West RDA**

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47 Mr. Worthen stated Dee Hansen had met with property owners along Riverdale Road, located within the 550 West
48 RDA Area and it is not looking promising. There have been trees cleared in that area, but they still haven't received any
49 interested parties regarding the front parcels. Mr. Worthen stated if there are not joint efforts in developing the properties
50 within the 550 West RDA Area, development may not happen. Mr. Worthen and Dee Hansen will continue their efforts in
51 meeting with various property owners in hopes to reach a resolution.
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53 Mr. Griffiths asked if the property owners were aware of the geotech study that was conducted in the 550 West Area.
54 Mr. Griffiths felt if the property owners had the data from the study it may compel them to be more open to participating in
55 the 550 West RDA. Mr. Worthen stated the property owners are aware of the high water table, and the slope issues, but
56 he did not believe they had a copy of the geotech study.
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58 Mr. Hansen asked if land was being used as leverage in order to encourage property owners to participate in the 550
59 West RDA Area. Mr. Worthen clarified he is looking at joint efforts for an overall development versus single individual
60 projects/developments within the RDA area and that is the information that has been relayed to the property owners. Mr.
61 Worthen discussed Utah Department of Transportation (UDOT) and explained their standpoint regarding access points to
62 Riverdale Road.
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64 Mr. Hansen asked if there was another meeting scheduled with property owners and Mr. Worthen stated it is in
65 progress but no official date as of yet.
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E. Discretionary Items

Mr. Hansen asked for an update regarding the Unity property. Mr. Worthen stated he has reached out to the property owners (Unity) but no definitive meeting has been set as of yet.

Mr. Ellis asked if Best Burger was closed, and Mr. Worthen was unsure.

F. Adjournment

MOTION: Having no further business to discuss, Mr. Mitchell made a motion to adjourn. The motion was seconded by Mr. Arnold; all voted in favor. The meeting was adjourned at 6:32 PM.

Norm Searle, Chairman

Jackie Manning, City Recorder

Date Approved: May 16, 2017

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