



Minutes of the **Meeting of the Board of Directors of the Redevelopment Agency of Riverdale City** held Tuesday, **November 18, 2014** at 7:35 p.m. at the Riverdale Civic Center, 4600 South Weber River Drive.

Members Present: Norm Searle, Chairman
Braden Mitchell
Brent Ellis
Michael Staten
Gary E. Griffiths

Member Excused: Don Hunt

Others Present: Rodger Worthen, Executive Director, Mike Eggett, Community Development Director; Ember Herrick, City Recorder and one member of the public Accountant Cody Deeter with Lewis, Young, Robertson and Burningham, Inc.

A. Welcome and Roll Call

Chairman Norm Searle called the meeting to order and welcomed all those present, noting that all Board Members are in attendance except for Mr. Hunt who is excused.

B. Open Communications

Chairman Searle noted no members of the public are present to speak during open communications.

C. Consent Items

1. Review of October 21, 2014 RDA Meeting minutes

Chairman Searle asked for any corrections to the previous meeting minutes and none were noted.

Motion: Mr. Mitchell moved to approve the consent items. Mr. Ellis seconded the motion. There was no discussion on the motion.

Call the Question: The motion passed unanimously.

D. Reports and Presentations

1. Annual RDA Management Report

Accountant Cody Deeter with Lewis, Young, Robertson and Burningham, Inc. said Riverdale's RDA is required to mail an annual management report by November 1, 2014 to the taxing entities to update them about Riverdale's five RDA project areas. He said the report allows an annual TEC mandatory meeting to be waived. Mr. Deeter said the 2014 report projects anticipated monies for 2015 just over \$1 million dollars with three active RDA project areas generating revenue. He said the Riverdale Road Project area will end in 2017 which could cause a bump in property tax in 2018 if a legislative bill being discussed in 2015 passes that is

designed to preserve property tax revenue for cities with RDA project areas. Mr. Deeter said the other two active RDA project areas in Riverdale are set to expire in 2021 and 2023 and the West Bench Project Area created in 2012 hasn't been triggered yet.

Mr. Deeter said \$30,000 in Riverdale's RDA budget is allocated to cover the cost of the annual report and RDA employee wages, \$300,000 is allocated for the Riverdale Senior Center, and \$200,000 is set aside for affordable housing loans. He briefly discussed the annual payments required to be made to developers through development agreements. Mr. Deeter noted the section of the report that evaluates how successful each RDA Project Area has been for Riverdale and said the average growth for the Riverdale Road Project Area is 10 percent annually which is nearly double the overall city average growth of 5.5 percent. He asked the Board for any questions and Mr. Griffiths said the creation of RDA project areas appears to have helped blighted areas of Riverdale's commercial district to develop and boost the city's sales tax revenue, which is redistributed to Riverdale's neighboring communities. Executive Director Rodger Worthen thanked Mr. Deeter for his work on Riverdale's Annual RDA Management Report.

E. Action Items

None.

F. Discretionary items

Chairman Searle asked the Board for any discretionary items and none were noted.

G. Adjournment

With no further business to come before the Board at this time, Mr. Mitchell moved to adjourn the meeting at 8:01 p.m. Mr. Griffiths seconded the motion. The motion passed unanimously.

Approved: January 20, 2015

Attest:

Norm Searle, Chairman

Rodger Worthen, Executive Director