

**MINUTES OF THE MEETING OF  
THE REDEVELOPMENT AGENCY  
OF LAYTON CITY**

**JUNE 20, 2024 – 5:30 P.M.**

**BOARDMEMBERS AND  
OFFICERS PRESENT:**

**CHAIR JOY PETRO, VICE CHAIR CLINT MORRIS,  
EXECUTIVE DIRECTOR ALEX JENSEN,  
BOARDMEMBERS ZACH BLOXHAM, TYSON  
ROBERTS, BETTINA SMITH EDMONDSON, AND  
DAVE THOMAS**

**STAFF PRESENT:**

**CLINT DRAKE, CHAD WILKINSON, LON  
CROWELL, MORGAN CLOWARD, TRACY  
PROBERT, SCOTT MAUGHAN, JOELLEN  
GRANDY, ED FRAZIER, AND SECRETARY KIM  
READ**

**The meeting was held in the Council Conference Room of the Layton City Center.**

Chair Petro opened the meeting.

**MINUTES:**

Boardmember Bloxham moved to approve the minutes of April 4, 2024, as written. Boardmember Roberts seconded the motion, which passed unanimously.

**AGENDA:**

**PUBLIC HEARING TO AMEND THE FISCAL YEAR 2023-2024 BUDGET OF THE  
REDEVELOPMENT AGENCY OF LAYTON CITY – RESOLUTION 24-07**

There was no need to address this item as there were no proposed budget amendments for the Fiscal Year 2023-2024 Budget of the Redevelopment Agency.

**ADOPT FISCAL YEAR 2024-2025 BUDGET OF THE REDEVELOPMENT AGENCY FOR  
LAYTON CITY – RESOLUTION 24-08**

Tracy Probert, Finance Director, presented the proposed budget for the Redevelopment Agency (RDA), which included the Economic Development Area (EDA), and the Community Development Area (CDA) and reviewed the specifics with each of those pointing out the following:

- Redevelopment Agency (RDA) – the downtown area of the City would receive \$902,000 in Tax Increment and approximately \$125,000 in interest.
- The Economic Development Area (EDA) – located in the northern area of the City would receive \$1.4 million in the form of Tax Increment.
- The Community Development Area (CDA) – property near the RC Willey development would receive approximately \$257,000; approximately \$57,000 more than what had been predicted in the budget.
- He pointed out the use of Fund Balance in the RDA for Young Automotive headquarters and the land purchase in the EDA associated with the East Gate Development.
- He explained how the Tax Increment was appropriated for RC Willey
- He identified the payback agreements in the RDA for Young Kia/Automotive and the Kay's Creek Development near the FrontRunner Station

- He identified the payback agreements for the EDA to KIHOMAC and JL Ventures
- He identified the revenue and payback agreements for the CDA

He asked if there were any questions and there were none.

**MOTION:** Boardmember Smith Edmondson moved to approve the Fiscal Year 2024-2025 Budget of the Redevelopment Agency for Layton City, RDA Resolution 24-08. Boardmember Roberts seconded the motion, which passed with the following vote: **Voting AYE – Boardmembers Roberts, Thomas, Smith Edmondson, Bloxham, and Morris. Voting NO – None.**

**The meeting adjourned at 5:37 p.m.**

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Kimberly S Read, Secretary