The following are the minutes of the Special Community Development and Renewal Agency of Herriman City. The meeting was held on Wednesday, February 27, 2019 at 7:30 p.m. in the Herriman City Council Chambers, 5355 West Herriman Main Street, Herriman, Utah. Adequate notice of this meeting, as required by law, was posted in City Hall, on the City’s website, and delivered to members of the Council, media, and interested citizens.

**Presiding:** Chair David Watts

**Directors Present:** Jared Henderson, Nicole Martin, Sherrie Ohrn, and Clint Smith

**Staff Present:** City Manager Brett geo. Wood, Assistant City Manager Gordon Haight, City Recorder Jackie Nostrom, Director of Administration and Communications Tami Moody, Finance Director Alan Rae, Parks and Recreation Director Wendy Thomas, City Engineer Blake Thomas, Chief of Police Troy Carr, City Planner Michael Maloy, and Communications Specialist Jonathan LaFollette.

**7:30 PM:** (OR AS SOON AS POSSIBLE THEREAFTER)

1. **Call to Order**
Called meeting to order at 7:56 p.m.

1.1. **Motion for review and outline of the finalization process to approve the minutes of February 27, 2019**
Director Smith moved to have the minutes of February 27, 2019 be prepared and distributed to each member of the Community Development and Renewal Agency Board. The Board will have ten days to review the minutes and submit any changes to the secretary, if after ten days, there are no changes, the minutes will stand approved. If there are changes, the process will be followed until all changes are made and the board is in agreement. Director Ohrn seconded the motion, and all voted aye.
2. Discussion and Action Items

2.1. Discussion and consideration of a resolution approving an Interlocal Cooperative Agreement between the Community Development and Renewal Agency of Herriman City and Herriman City – Gordon Haight, Assistant City Manager

Assistant City Manager Gordon Haight offered a brief history of the Anthem Commercial Center Project and the process that had led to the following agreements. He indicated the agreements had been approved through the City. Assistant City Manager Haight reviewed the Anthem Agreement relating to the reimbursements for the infrastructure, the Participation Agreement for WinCo and sales tax incentives. Director Ohrn indicated the Participation Agreement section 4.2.1 should be changed to read “…not to exceed the lesser of (i) the Reimbursable Costs, and or (ii) an aggregate amount of…” The Council agreed.

Director Smith moved to approve Resolution No. R2019-02 approving an Interlocal Agreement between Herriman City and the Community Development and Renewal Agency of Herriman City. Director Martin seconded the motion.

The vote is recorded as follows:
Director Jared Henderson   Aye
Director Nicole Martin    Aye
Director Sherrie Ohrn      Aye
Director Clint Smith       Aye
Chair David Watts          Aye
The motion passed unanimously.

2.2. Discussion and consideration of a resolution approving an Interlocal Cooperative Agreement between the Community Development and Renewal Agency of Herriman City and Herriman City (WinCo) – Gordon Haight, Assistant City Manager

Director Ohrn moved to approve Resolution No. R2019-03 approving an Interlocal Agreement between Herriman City and the Community Development and Renewal Agency of Herriman City with respect to WinCo Sales Tax. Director Martin seconded the motion.

The vote is recorded as follows:
Director Jared Henderson   Aye
Director Nicole Martin    Aye
Director Sherrie Ohrn      Aye
Director Clint Smith       Aye
Chair David Watts          Aye
The motion passed unanimously.

2.3. Discussion and consideration of a resolution approving an Interlocal Cooperative Agreement between the Community Development and Renewal Agency of Herriman City and Herriman City (Non-WinCo) – Gordon Haight, Assistant City Manager

Director Smith moved to approve Resolution No. R2019-04 approving an Interlocal Agreement between Herriman City and the Community Development and Renewal Agency of Herriman City with respect to Non-WinCo Sales Tax. Director Martin seconded the motion.
The vote is recorded as follows:
Director Jared Henderson    Aye
Director Nicole Martin    Aye
Director Sherrie Ohrn    Aye
Director Clint Smith    Aye
Chair David Watts    Aye
The motion passed unanimously.

2.4. Discussion and consideration of a resolution approving an amended and restated participation agreement with Anthem Center, LLC – Gordon Haight, Assistant City Manager

Director Ohrn moved to approve Resolution No. R2019-05 approving an amended and restated Participation Agreement with Anthem Center, LLC. With the change to section 4.1.2 striking the word “and” and replace with the word “or” in the Agency’s Tax Increment Share. Director Martin seconded the motion.

The vote is recorded as follows:
Director Jared Henderson    Aye
Director Nicole Martin    Aye
Director Sherrie Ohrn    Aye
Director Clint Smith    Aye
Chair David Watts    Aye
The motion passed unanimously.

2.5. Discussion and consideration of a resolution approving an amended and restated participation agreement with WinCo Center – Gordon Haight, Assistant City Manager

Director Smith moved to approve Resolution No. R2019-06 approving an amended and restated Participation Agreement with WinCo Center, LLC. Director Ohrn seconded the motion.

The vote is recorded as follows:
Director Jared Henderson    Aye
Director Nicole Martin    Aye
Director Sherrie Ohrn    Aye
Director Clint Smith    Aye
Chair David Watts    Aye
The motion passed unanimously.

3. Adjournment

Director Henderson moved to adjourn the Community and Development Renewal Agency meeting at 7:59 p.m. Director Ohrn seconded the motion, and all voted aye.
I, Jackie Nostrom, City Recorder for Herriman City, hereby certify that the foregoing minutes represent a true, accurate and complete record of the meeting held on February 27, 2019. This document constitutes the official minutes for the Community Development and Renewal Agency Meeting.

Jackie Nostrom, MMC
City Recorder