

768th MEETING OF THE
BOARD OF DIRECTORS OF THE
REDEVELOPMENT AGENCY OF SALT LAKE CITY
Tuesday, April 12, 2016
451 South State Street, Room 326
Salt Lake City, Utah
1:00 p.m.

AGENDA

1. Roll Call.
2. Briefing by the Staff.
3. Approval of the Minutes from the Meeting held March 15, 2016. ~2 Minutes.
4. Report of the Chief Administrative Officer. ~5 Minutes.
5. Public Comments. ~5 Minutes.
The RDA Board will accept public comments regarding Redevelopment Agency business in the following formats:
 1. Written comments may be submitted to the RDA offices, 451 South State Suite 418, Salt Lake City, UT no later than two hours prior to the meeting start time on the day of the meeting.
 2. Verbal comments of two minutes or less will be accepted at the RDA Board meeting.
6. Redevelopment Business Action Items.
 - A. Review of 2016/2017 Administrative Budget and Staffing Document
The RDA Board will consider the proposed administrative budget and the staffing document to be included in the 2016-2017 Annual Implementation Budget ~10 Minutes.
 - B. Regent Street Hotel Design New Concept Plan
The Board will consider approval of a revised conceptual design for the Regent Street Hotel and modification of the terms of the Option to Purchase Agreement with Form Development for the RDA-owned Property Located at 167-169 South Regent Street. ~10 Minutes.
 - C. Station Center ~30 Minutes.
 1. Consideration and Approval to Amend the Station Center Design Standards and Guidelines
Staff will present a requested change to the Station Center Design Standards and Guidelines for the Board's consideration.
 2. Consideration and Adoption of a Resolution of the Board of Directors of the Redevelopment Agency of Salt Lake City Approving the Basic Concept

Drawings for the Development of Parcel 1 of the Station Center Project
The RDA Board will consider adopting a resolution approving the basic concept drawings for Parcel 1 of the Station Center Project.

3. Consideration and Adoption of a Resolution Approving the Terms for an Option to Purchase Agreement, Schedule of Development, and Other Agreements with Boyer Cowboy Station, LC for the Development of RDA Owned Property at 580 West 300 South

The RDA Board will consider adopting a resolution approving the terms of an Option to Purchase Agreement, Development Agreement, Schedule of Development, and other agreements, for the sale of Parcel 1 of the Station Center Project.

D. RDA Strategic Plans

Staff will present the 2015-2018 strategic plans for the RDA's Central Business District, West Temple Gateway, and Granary District project areas and request that the Board consider a motion to approve them. ~15 Minutes.

E Review of Changes to Utah Code 17C and Proposed Resolutions to Proceed with Creation of Community Reinvestment Areas

Due to CDAs being eliminated, the Board will need to adopt new resolutions directing the RDA staff to create a project area plan for the two new CRA. ~20 Minutes.

7. Redevelopment Business Updates.

A. Proposed Revisions to Redevelopment Agency Board of Directors' Bylaws
Salt Lake City Attorney's Office will present proposed changes to the Agency's bylaws. ~30 Minutes.

B. Budget Process - RDA Project Area Implementation Schedule

RDA staff is presenting the Project Area Implementation Schedule for review as part of the 2016/2017 budget process to highlight all on-going projects managed or incentivized by the RDA. ~30 Minutes.

8. Redevelopment Business Written Briefings. ~0 Minutes.

A. Redevelopment Agency Design Principles
Staff is providing a written briefing on proposed RDA design principles that will be presented at the May Board meeting.

B. Eccles Theater Update

Update on Eccles Theater concerning early ticket sales, project budget, and grand opening.

C. Update on Status of RDA Loan Funds

In response to the request of the Board of Directors, RDA staff has prepared a written briefing summarizing the amount of loan funds currently available."

Consent.

A. **Consideration and Adoption of a Resolution Approving an amendment to the**

Purchase and Sale Agreement with Benchmark Modern for its acquisition of the Jefferson Walkway properties in the West Temple Gateway Project Area.

Benchmark Modern, the developer of the Jefferson Walkway project, has requested an amendment to the Purchase and Sale Agreement changing the delivery condition of the property, the timing of platting, and extending the outside closing date by 60-days. ~1 Minute.

9. Closed Meeting. ~15 Minutes

- A. Consider Adopting A Motion To Enter Into A Closed Meeting In Keeping With Utah Code To Discuss Pending Litigation and/or The Acquisition/Disposition Of Real Property and/or Attorney-Client Matters That Are Privileged Pursuant To Utah Code Ann. § 78b-1-137(2).

10. Adjournment.

Public comment items will be taken in writing by 12:00 the day of the meeting (deliver to RDA offices 451 South State Suite 418) or a two minute oral comment may be made at the meeting.

In accordance with State Statute, RDA Resolution and policy, one or more Board Members may be connected via speakerphone. After 5:00 p.m., please enter the City & County Building through the main east entrance.

Notice of Special Accommodations in Compliance with the Americans with Disabilities Act:

- Please make requests for reasonable accommodation at least three working days prior to RDA Board meetings by calling the RDA Offices at 801-535-7240
- The City and County Building is an accessible facility with an entrance located on the street level just south of the east stairs.