

**MINUTES OF THE HOLLADAY
CITY COUNCIL WORK MEETING**

**Thursday, January 25, 2007
5:00 p.m.
City Hall – Mt. Olympus Room
4580 S 2300 E
Holladay, Utah 84117**

ATTENDANCE

Mayor Dennis Webb

City Staff

Council Members

Hugo Diederich

Grant Orton

Lynn Pace

Steven R. Peterson (arrived at 6:50pm)

Patricia Pignanelli

Randy Fitts, City Manager

Stephanie Carlson, City Recorder

Craig Hall, Attorney

Paul Allred, Community Development Dir.

Tosh Kano

Clarence Kemp

Bob Springmeyer

1. Call to Order

Mayor Webb called the meeting to order at 5:20pm

2. *Closed Session Pursuant to Utah Code Section 52-4-5.1 to Discuss Pending Litigation and Acquisition of Property*

Members of the Council present: Mayor Webb, Council Members Diederich, Orton and Pignanelli. Council Member Pace joined at 5:40. Council Member Peterson was absent.

Minutes for the closed session were taken and are now on file.

Council Member Orton moved to adjourn the closed session and convene in a work session. Council Member Diederich seconded the motion. The Council roll call vote was as follows: Council Members Orton, Pignanelli, Pace, Diederich and Mayor Webb in favor. The motion to adjourn passed by a unanimous vote.

3. *Discussion and Update on Village Center Development*

The Council discussed the value of improvements put into the Village Center as well as proposed leasable square feet in order to figure out tax increment. This information is needed in order to begin drafting a development agreement. Manger Fitts went over the approved uses for the federal grant money the city is receiving. There are two funding sources, the earmarked federal funds (\$6 million) and the State Improvement Traffic Funds (STP). The federal earmarked funds can be used for property acquisition. Instead of going through the full environmental assessment (EA), the city is working with the Lochner Group

on a Category X study. The STP funds (\$2.2 million) is for use as road improvements. Still need to budget city funds for this project because we cannot use STP funds or the earmarked funds for the village streets. The RDA funds are dependent on increment and can be used to match the city's 20% of the federal funds.

With the EDA the housing funds can be used for low-moderate housing anywhere in the city, but if you use them in another project area the funds can be used for housing.

Council Member Peterson joined at 6:50pm

The Council also discussed the five-point intersection and getting started on that sooner than later. Clarence Kemp reviewed projects in the Village Center, estimated expenditures and schedules.

4. Adjourn

Council Member Peterson moved to adjourn the work meeting. Council Member Pace seconded the motion. The meeting adjourned at 8:15pm.

I hereby certify that the foregoing represents a true, accurate and complete record of the Holladay City Council work meeting held Thursday, January 25, 2007

Stephanie N. Carlson, CMC
Holladay City Recorder

Dennis R. Webb, Mayor

Minutes Approved: 2-15-07