

MINUTES
TAX INCREMENT FINANCE PROJECT REVIEW COMMITTEE
September 10, 2019

MEMBERS PRESENT: Ritchie Nordstrom, Lloyd LaCroix, Ron Rossknecht, John Roberts and Rachel Caesar

MEMBERS ABSENT: Coy Sasse

OTHERS PRESENT: Patsy Horton, Jeanne Nicholson, Ted Johnson, Hani Shafai, Kyle Treloar, Wade Nyberg, Pauline Sumption, Ken Young and Joel Landeen

Called to Order

LaCroix called the meeting to order at 7:00 a.m.

Approve Minutes

Motion by Rossknecht, seconded by Roberts and carried unanimously to approve the minutes of the April 23, 2019 meeting.

TID #78 – Unnamed Tributary - Amendment #1 (19TIF002)

Applicant: Yasmeen Dream LLC

Agent: KTM Design Solutions, Inc.

Horton reviewed the district boundary and the 2016 and 2019 Orchard Meadows Master Plan. She added that the amendment is to reallocate costs for a new sewer lift station. She also reviewed the revised public improvements map. Horton identified the location of the drainage channel, the traffic signal, the non-residential construction and the residential construction. She briefly explained the amended costs on the Cost Reallocation Summary, the additional costs for the sewer lift station and the new phasing proposal. She added that the City and the developer will be working with the Rapid Valley Sanitary District for ownership and maintenance of the sewer lift station.

LaCroix commented that the County has taken over the maintenance of Jim Street east of the tax increment district boundary. He added that as development occurs, the City and the County need to come to an agreement about the maintenance of this road segment.

Roberts moved to recommend approval of the reallocation of costs for TID 78 Amendment #1. The motion was seconded by Nordstrom and carried unanimously.

Horton informed the Committee that the policy changes to the tax increment procedures will be considered at the September 26, 2019 Planning Commission meeting.

There being no further business to come before the Committee, Caesar moved, Roberts seconded and motion carried unanimously to adjourn the meeting at 7:08 a.m.