

**MINUTES OF THE ADMINISTRATIVE MEETING OF
THE BOARD OF COMMISSIONERS OF WEBER COUNTY**

on **Monday, August 12, 2024, 1:00 p.m. to 3:30 p.m.**, at the Commission Conference
Room #365, 2380 Washington Blvd, Ste. #360, Ogden, UT and on Zoom

<https://us06web.zoom.us/j/87347346572?pwd=OLT9nUW9igK1amgnwBFosvgiBVyXay.1>

Meeting ID: 873 4734 6572

Passcode: 226857

Members Present: Commissioner Jim Harvey, Commissioner Sharon Bolos, Commissioner Gage Froerer

Discussion and/or action for approval of minutes for the Commission Work Sessions held on August 5, 2024

Commissioner Bolos made a motion to approve the minutes for the Commission Work Session held on August 5, 2024. Commissioner Froerer seconded the motion. All say aye. The motion carries.

Discussion regarding Riverdale CRA – Stephanie Russell, Steffani Ebert, Lynelle Jensen, Scott Park, Sean Wilkinson, Ashlyn Tuckett, Jessika Cark

Stephanie Russell updated the Commissioners on negotiations with Riverdale City regarding an RDA amendment for the America First project. Steffani Ebert discussed a tech committee proposed a project in 2005, but it was not approved. In 2012, the committee came back with an amended budget, at which time the budget was approved. The proposed amendment to the project, which was set to be triggered in 2020, but was amended in 2019 to extend the trigger date up to 2025, was also discussed. The current proposal for this project is set at 100% for 17 years with a \$9 million cap with a \$19 million base year. They do not have any original documents. Concerns were expressed about the inclusion of assessing and collecting in the project area, the significant changes to the original project, and the lack of clarity on the cost and distribution between the commercial property and the public side. Stephanie Russell's recommendation is to see if they can't get a little more clarification on the base year and wait to see what direction the other two taxing entities will go before making any decisions on which way to go. The Commissioners agreed.

Commissioner Harvey made a motion to saunter for five minutes. Commissioner Froerer seconded the motion. All say aye. The motion carries.

Commissioner Froerer made a motion to cease to saunter. Commissioner Bolos seconded the motion. All say aye. The motion carries.

Landgate Presentation – Stephanie Russell, Todd Ferrario, Sean Wilkinson, Karlen Beitman, Ashlyn Tuckett, Jessika Clark

Stephanie Russell discussed that Landgate offers to do real estate listings for properties with potential for renewable energy and mitigation. She and Karlen Beitman from Landgate discussed a potential partnership with Weber County regarding using the landfill property to market to a solar company for solar panel installation. This partnership would be mutually

beneficial, as Landgate would not charge for their services to the County, and the County would gain access to Landgate's data. This would bring in revenue for the County. The Commissioners expressed interest in accessing this data to make an informed decision about the potential listing of the landfill property for solar energy.

Discussion regarding Comcast Franchise Agreement Renewal – Sean Wilkinson, Courtlan Erickson, Stephanie Russell, Ashlyn Tuckett, Jessika Clark

Sean Wilkinson discussed an existing franchise agreement with Comcast that is up for renewal, which would be extended for 10 years from the date of approval. The agreement would continue to require Comcast to pay 5% of their annual gross revenues for the operation of the cable system in the unincorporated areas and provide the one cable channel. This is just a continuation of the current franchise agreement. This will be on the consent agenda at tomorrow's Commission meeting for the Commissioners to vote on.

Discussion regarding Railroad Crossing – Stephanie Russell, Sean Wilkinson, Gary Myers, Charlie Ewert, Ashlyn Tuckett, Jessika Clark

Stephanie Russell discussed a potential opportunity to apply for funding for the Federal Railroad Crossing Grant. Gary Myers discussed that they ultimately decided against this grant stating the challenges and costs associated with the constructing of the rail crossings, highlighting that federal funding often comes with a 20% match requirement and numerous regulatory hurdles. He mentioned that the County currently has a permit for a storm water project to construct an underground crossing near the inland port area, expected to receive funding next July. Commissioner Froerer raised the question of whether it was the County's responsibility to fund these crossings, suggesting instead that developers and the inland port should finance their own crossings. Gary also noted ongoing discussions about a proposed extension of the West Davis/West Weber corridor, which may impact the location of future crossings.

Charlie Ewert discussed future development plans in the Western Weber area, including the need for additional pedestrian crossings over the railroad tracks. He mentioned the possibility of building a pedestrian bridge at 4300 W, but also recognizes the importance of securing a pathway along 12th Street first. He also discussed the challenges, such as budget constraints and negotiating with UDOT. The Commissioners will reach out to UDOT officials to advocate for including a pathway in the 12th Street design to accommodate the anticipated growth in the area.

Closed Session to discuss the purchase, exchange, or lease of real property

Commissioner Bolos made a motion to go into a closed session to discuss the purchase, exchange, or lease of real property. Commissioner Froerer seconded the motion. All say aye. The motion carries.

Commissioner Froerer made a motion to come out of closed session and resume the public meeting. Commissioner Bolos seconded the motion. All say aye. The motion carries.

Commissioner Bolos made a motion to go into a closed session regarding pending litigation. Commissioner Froerer seconded the motion. All say aye. The motion carries.

Discussion regarding 2200 South Widening by High School – Ashley Thoman, Sean Wilkinson, Gary Myers, Scott Parke

Ashley Thoman updated the Commissioners on this project, including upgrading the storm drain with funding from impact fees, bidding out curb and gutter, and widening the road. The mill and overlay will need to be paid from the Roads budget, which has about \$50,000 available, and \$60,000 from the municipal contingency fund for the same. The Commissioners agreed with this plan.

Ashley Thoman also discussed budget reallocation for a trail extension. The proposal is to extend the trail by a half a mile, leaving a half mile short fall between the new trailhead and the existing trail. The Commissioners like the idea of the trail extension.

Adjourn

Commissioner Bolos made a motion to adjourn. Commissioner Froerer seconded the motion. All say aye. The motion carries.