



CITY OF LOGAN REDEVELOPMENT AGENCY

Resolution No. 17-25 RDA **A RESOLUTION APPROVING AGENCY ASSISTANCE TO JC JONES LAND HOLDINGS, LLC FOR ITS COMMUNITY REINVESTMENT PROJECT IN THE QUAYLE MEADOWS COMMUNITY REINVESTMENT PROJECT AREA**

WHEREAS, the City of Logan has adopted policies for assistance in projects and improvements in Redevelopment Agency Project Areas; and

WHEREAS, JC Jones Land Holdings, LLC (“Developer”) has proposed the development of a 203 lot, highly-amenitized, single-family subdivision located at 1800 North, between 200 and 600 West in the Quayle Meadows Community Reinvestment Project Area (Quayle Meadows CRPA) that contributes significantly to the achievement of the City’s economic goals, including the revitalization and enhancement of the Northwest area of Logan, with the project serving as a catalyst to attract further development, as well as helping to diversify housing options in the area by adding quality single-family housing as part of a subdivision that will include a trail system with public access, a community park and attractive landscaping; and

WHEREAS, the development of larger, single-family lots will add to the diversification of housing choices within the broader Bridger Neighborhood, thereby providing a level of stability to the local Bridger Elementary School, as well as other civic and/or social organizations in the area; and

WHEREAS, the proposed investment will assist in the development of this project; and

WHEREAS, the Economic Development Committee has reviewed the proposed investment and recommends its approval;

NOW THEREFORE BE IT RESOLVED, that the Redevelopment Agency of the City of Logan does hereby approve the following investment:

JC Jones Land Holdings, LLC will receive \$9,500 per constructed building lot for each of the 22 Phase I lots of the Quayle Meadows subdivision with a maximum reimbursement equaling \$209,000 during the period commencing as of May 1, 2017 and continuing through December 31, 2018, conditioned upon the following:

1. The Developer will construct all 22 lots comprising Phase I, as approved by the City of Logan Planning Commission in PC#16-034.
2. The Developer will construct trail segments as part of Phase I, allowing for connection to that portion of the 400 West sidewalk that is part of the Logan City Trails network.
3. The Developer will construct landscaping enhancements along 1800 North as approved by the City of Logan Planning Commission and/or the City Community Development Department, as appropriate.
4. The Developer will establish CC&Rs, to be approved by the Community Development Department, that promote high quality construction with minimum square-foot thresholds of the individual homes to be built on the lots.

BE IT FURTHER RESOLVED, that the Redevelopment Agency authorizes the Mayor to execute a legal agreement between the Redevelopment Agency of the City of Logan and JC Jones Land Holdings, LLC for this assistance.

This resolution duly adopted upon this 30 day of June 2017, by the following vote:

Ayes: Nedham, Simmonds, Daines, Olsen, Jensen
Nays: None
Absent: None

Holly H. Daines

Holly H. Daines, Chair
Redevelopment Agency

Attest:

Teresa Harris
Teresa Harris, City Recorder

