



# SALT LAKE CITY TRANSMITTAL

**To:**  
Salt Lake City Council Chair  
Salt Lake City Redevelopment Agency Chair

**Start Date:**  
08/15/2024

**Date Sent to Council:**  
09/10/2024

**From:**

**Employee Name:**  
Ramazani, Ibrahim

**E-mail**  
[ibrahim.ramazani@slc.gov](mailto:ibrahim.ramazani@slc.gov)

**Department**  
Economic Development

**Department Director Signature**

*Lorena Rizzo Jensen*

**Chief Administrator Officer's Signature \***

*Jill Love*

**Director Signed Date**  
09/09/2024

**Chief Administrator Officer's Signed Date**  
09/10/2024

**Subject:**  
Economic Development Revolving Loan Fund (EDLF) – Exotic Fast Foods, LLC

**Additional Staff Contact:**  
Roberta Reichgelt

**Presenters/Staff Table**  
Ibrahim Ramazani: [ibrahim.ramazani@slc.gov](mailto:ibrahim.ramazani@slc.gov)  
Roberta Reichgelt: [roberta.reichgelt@slc.gov](mailto:roberta.reichgelt@slc.gov)

**Document Type \***  
Ordinance

**Budget Impact \***  
☒ Yes  
☐ No

**Budget Impact:**  
\$100,000 from the Economic Development Loan Fund

**Recommendation: \***  
The EDLF Loan Committee recommends approval of \$100,000 loan to Exotic Fast Foods, LLC

## **Background/Discussion** (?)

**Background/Overview Information:** On June 20, 2024, a loan request from Exotic Fast Foods, LLC, was presented to the EDLF Loan Committee for review and discussion. Exotic Fast Foods, LLC, is a new restaurant specializing in Eurasian cuisine, aiming to fill a niche in the local market by offering authentic dishes that are not currently widely available. The strategic location near gas stations and highways ensures high visibility and accessibility, attracting a diverse customer base including travelers, truck drivers, and downtown visitors.

## **Basic Loan request**

Business Name: Exotic Fast Foods, LLC.

Address: 55 North Redwood Rd, Salt Lake City, UT 84116.

Loan Amount Requested: \$100,000

Loan Term: 7 years

Interest Rate: 8.50%

Use of Funds: Building renovations, Working Capital, and Equipment

Loan Type: Start up

Council District: District 1

### **Reasoning behind staff recommendation**

Applicants of The Economic Development Loan Fund (EDLF) go through a thorough application process consisting of a pre-screening, underwriting analysis and economic impact statement. Only after the loan applicant goes through these processes, then the loan is recommended to be reviewed by the Loan Committee members. Upon a thorough review by the Loan Committee members, a recommendation is made before the loan is transmitted to the Mayor who then will forward the loan to the City Council for final approval. Because the Loan Committee review process must adhere to the Open Meetings Act, Department of Economic Development staff worked closely with the City Attorney's Office to ensure that applicants' information is protected while following the public process.

In addition, the EDLF loans must meet the following goals of the Economic Development Loan Fund as stated in the EDLF program guidelines. This loan meets the EDLF program guidelines in the following areas.

- Increases employment opportunities.
- Stimulate business development and expansion.
- Enhances neighborhood vitality.
- Promotes economic development.
- Boost commercial enterprise.

This loan will assist in the creation of 6 new jobs in the next year and retention of 3 current jobs.

This loan was recommended by the EDLF Committee to the City Council for approval.

### EDLF Loan Balances

1. As reported from The Finance Department on August 7, 2024, the EDLF available fund balance is approximately \$8,300,000.
2. As of July 30, 2024, the amount of outstanding loans total is: \$3,205,765.

### EDLF Loan Committee

There is a total of nine (9) EDLF Committee members.

City Employees:

1. Community and Neighborhoods Finance
2. Mayor's Office
3. Employee at large
4. Housing Stability
5. Economic Development

Community Volunteers:

6. Business Advisory Board (BAB) member
7. Banker
8. Community lender
9. Business mentor

**Will the City Council need to hold a public hearing for this item? \***

☐ Yes

☒ No

### Public Process

An OPMA compliant loan committee meeting was held to review the loan application. The loan committee recommended for Council approval. Next steps are review and approval by Council.

### Chief Administrator Officer's Comments

## LOAN TERM SHEET

Applicant: Exotic Fast Foods, LLC

Address: 55 North Redwood Road

Salt Lake City, UT 84116

### **Proposed Loan Terms**

Loan Amount: \$100,000

Loan Terms: 7 Years

Interest Rate Calculation

Prime Interest Rate: 8.5% (at the time of application on February 1, 2024)

Plus EDLF Charge: 4%

Less Discount: 1% for each

- Priority Area (North Temple)
- Socially and Economically Disadvantaged Individual (SEDI)
- Sustainability (e2 Business Program)
- Low to Moderate Income Business Owner

### **Final Interest Rate: 8.5%**

Use of Funds: Building Renovations, Machinery and Equipment, Furniture, and Working Capital

Business Type: Start up

Collateral: Vehicle, Equipment and Machinery

Personal Guarantees: Zhazira Begaly

Conditions for Closing

- Enrollment in SLC Green's e2 Business Program
- Obtain all City approvals, execute all loan documents as deemed necessary by City legal counsel and DED staff, such other terms as recommended by City legal counsel and DED staff.

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SALT LAKE CITY ORDINANCE

No. \_\_\_\_\_ of 2024

(Ordinance approving a \$100,000 loan for Exotic Fast Foods, LLC from the Economic Development Loan Fund)

WHEREAS, Salt Lake City Corporation's ("City") Economic Development Loan Fund ("EDLF") is a program to stimulate local business development, encourage private investment, enhance neighborhood vitality, and boost commercial enterprise in Salt Lake City.

WHEREAS, the EDLF is administered by the Department of Economic Development ("DED") and loan applications are first prescreened by DED staff, and then reviewed by the EDLF Loan Committee.

WHEREAS, the EDLF Loan Committee and DED staff recommend the approval of the attached loan term sheet for a \$100,000 loan to Exotic Fast Foods, LLC, a local business located at 55 North Redwood Road.

NOW, THEREFORE, be it ordained by the City Council of Salt Lake City, Utah, that:

SECTION 1. Loan Approval. The City Council approves the loan outlined in the Term Sheet attached hereto, subject to revisions that do not materially affect the rights and obligations of the City hereunder. The City Council authorizes the Mayor to negotiate and execute the loan agreement and any other relevant documents consistent with the Term Sheet, and incorporating such other terms and agreements as recommended by the City Attorney's office.

SECTION 2. Effective Date. This ordinance shall become effective on the date of its first publication.

Passed by the City Council of Salt Lake City, Utah, this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
Victoria Petro, Council Chair

ATTEST AND COUNTERSIGN:

\_\_\_\_\_  
CITY RECORDER

Transmitted to Mayor on \_\_\_\_\_.

Mayor's Action: \_\_\_\_\_ Approved. \_\_\_\_\_ Vetoed.

\_\_\_\_\_  
MAYOR

\_\_\_\_\_  
CITY RECORDER  
(SEAL)

Bill No. \_\_\_\_\_ of 2024.

Published: \_\_\_\_\_.

APPROVED AS TO FORM  
Salt Lake City Attorney's Office

Date: July 23, 2024

Sara Montoya  
Sara Montoya, City Attorney

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ERIN MENDENHALL  
MAYOR



LORENA RIFFO-JENSON  
DIRECTOR

DEPARTMENT of ECONOMIC DEVELOPMENT

CITY COUNCIL TRANSMITTAL

\_\_\_\_\_  
Jill Love, Chief Administrative Officer

**Date Received:** \_\_\_\_\_  
**Date sent to Council:** \_\_\_\_\_

**TO:** Salt Lake City Council  
Victoria Petro, Chair

**DATE:** June 25, 2024

**FROM:** Lorena Rizzo-Jenson, Director, Department of Economic Development

**SUBJECT:** Economic Development Revolving Loan Fund (EDLF) – Exotic Fast Foods, LLC.

**STAFF CONTACTS:**

Roberta Reichgelt, Business Development Director, [Roberta.reichgelt@slcgov.com](mailto:Roberta.reichgelt@slcgov.com)  
Ibrahim Ramazani, Project Coordinator, [Ibrahim.Ramazani@slcgov.com](mailto:Ibrahim.Ramazani@slcgov.com)

**DOCUMENT TYPE:** Loan Approval

**RECOMMENDATION:** The EDLF Loan Committee **recommends approval** of \$100,000 loan to Exotic Fast Foods, LLC.

**BUDGET IMPACT:** \$100,000 from the Economic Development Loan Fund

**BACKGROUND/DISCUSSION:** On June 20, 2024, a loan request from Exotic Fast Foods, LLC, was presented to the EDLF Loan Committee for review and discussion. Exotic Fast Foods is a new restaurant specializing in Eurasian cuisine, aiming to fill a niche in the local market by offering authentic dishes that are not currently widely available. The strategic location near gas stations and highways ensures high visibility and accessibility, attracting a diverse customer base including travelers, truck drivers, and downtown visitors.

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Loan Term: 7 years

Interest Rate: 8.50%

Use of Funds: Building renovations, Working Capital, and Equipment

Loan Type: Start up

Council District: 1

### **Reasoning behind staff recommendation**

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In addition, the EDLF loans must meet the following goals of the Economic Development Loan Fund as stated in the EDLF program guidelines. This loan meets the EDLF program guidelines in the following areas.

1. Increase employment opportunities,
2. Stimulate business development and expansion,
3. Encourage private investment,
4. Promote economic development,
5. Enhance neighborhood vitality,
6. Boost commercial enterprise.

This loan will assist in the creation of 6 new jobs in the next year and retention of 3 current jobs.

This loan was recommended by the EDLF Committee to the City Council for approval.

### **EDLF Loan Balances**

1. As reported from The Finance Department on June 2024, the EDLF available fund balance is approximately \$8,800,000.
2. As of June 21,2024, the amount of outstanding loans total is: \$3,240,998.

### **EDLF Loan Committee**

There is a total of nine (9) EDLF Committee members.

City Employees:

1. Community and Neighborhoods Finance
2. Mayor's Office
3. Employee at large
4. Housing Stability
5. Economic Development

Community Volunteers:

6. Business Advisory Board (BAB) member
7. Banker
8. Community lender
9. Business mentor

**Attachments:** Terms Sheet and Ordinance

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