

WEST LINN

ECONOMIC DEVELOPMENT COMMITTEE

Meeting Minutes

July 12, 2018

Call to Order

Chair Gail Holmes called the meeting to order at 6:33 p.m.

Members Present

Jennifer Harmon
Gail Holmes
Shannen Knight
Amanda Stein
Rachael Vidin
Russ Williams

Richard Sakelik Council Liaison

Members Absent

Kazi Ahmed

Staff

Darren Wyss

Gail Holmes resigned her position as Chair. Shannen Knight nominated Rachael Vidin; Jennifer Harmon second. No discussion, unanimous decision.

Now opening for Vice Chair. Russ Williams nominated Shannen Knight; Jennifer Harmon. Rachael Vidin nominated Amanda Stein; Gail Holmes second. Shannen Knight offered to decline to Amanda Stein. Decision for Amanda Stein to become Vice Chair with four ayes and one abstention.

Rachael Vidin took over the agenda as Chair and thanked Gail Holmes for all her contributions to the committee. Gail Holmes felt it important to pass the torch now as she is planning on moving from West Linn.

Review of Agenda

No corrections or additions to agenda.

Minutes

Approval of minutes tabled to August meeting.

Old Business

Gail Holmes passed out a summary from the June retreat from John Morgan. Amanda Stein discussed the opportunity for public transportation around town. Jennifer Harmon wondered why high speed broadband is still on the list; discussed it was a way to invite business to come to the City. Russ Williams saw this more of a conversion on ways to alleviate other that would prevent business in the City. Technology always changing, let's keep a pulse on this. Could we provide high speed internet in the business sections of the City? Topography is an issue, think outside the box; what about dark fiber, broadband.

Back to transportation and the water front, how to keep the flow going. ODOT is moving forward on tolling and affecting Willamette Falls Dive. Let's connect with the Transportation Advisory Board for a joint meeting. Councilor Sakelik discussed the Forest Grove Link Tour on the ride connection and advisory groups can arrange a time to visit and will add to the list. This would be funded through Tri-Met as it is in Forest Grove. This is a win-win situation for West Linn families, commuters, and elderly; also is sustainable and safer. Let's do a Tri-Met tax analysis. Discussion on a subsidy with Uber or the likes.

New Business

Gail Holmes would like to add the Old Albertson Store on 1855 Blankenship Road, She and John Morgan met with the developer who would like to put in 150 units for retirement apartments with resident only on the first floor, total remodel of area. This is not allowed by the code. Planner Wyss said the Planning Department also met with the developer and made it clear the commercial areas would need to be open to the public. Meeting with the developer also included around what type of business would be beneficial to seniors and all citizens. Gail was disappointed the developer told the Savanna Oak NA she was totally on board with his project; that is not what she said. Gail and John had told the developer these are the things we need there and this is what code and zoning require, pay attention to codes and if a zone change would require a long process. Discussion on how many7 unites the developer's analysis on cars per unit; which the committee thought was way too low; unless as a retirement center they would utilize shuttle buses. Gail did encourage the developer to buy the Jeff Parker land across the street for a great complex. Associate Planner Wyss reminded the committee; residential use creates less trips than commercial use. He also stated there has been no pre-app and the developer is doing a feasibility study to see if this would be a profitable adventure.

Gail thinks It is important for something to happen on the property as it has been empty for three years. Discussion on opportunities if Jeff parkers land was rezoned.to light industrial.

Other items of interest:

Shannen Knight: Willamette will have the fair and parade this weekend. Main Street received a grant for a bus wine tour, there will also be a wine walk.

Gail Holmes: Willamette NA has decided not to meet this month as there are too many things going on in Willamette, it's overwhelming with so many activities..

Amanda Stein: Would like a to-do list. She can also speak with her sister in law (in the business) regarding the Albertsons complex. It is believed the developer would possibly consider selling.

Discussion regarding the lots and zoning for the whole complex as compared too just the Albertson site.

Russ Williams: The Chamber President stepped down, the Vice President also stepped down. The chamber is not focused on events this summer, want to do more outreach.

Discussion around the High School Parking issue and the petition to get rid of the parking zone. Where is the schools districts responsibility in this issue? This is costing the City a lot of money, attorney, getting it on the ballot, etc. This is also a safety issue. This is not an easy compromise.

Council Sakelik: The council is looking for the Mixed Use Group to move on other areas, it makes a lot of sense and the group did a great job.

Continued discussion around mixed use zoning. Associate Planner Wyss said that Council has asked to revisit the Planning docket and one of the items is to reprioritize the rezoning of 8th, how we can get through the process quickly and fix the allowed uses in the zone. Dimensional and design stands are very limiting and need fixed to make the zone flexible. Associate Planner Wyss used one of the properties backing to 8th and explained the challenges of meeting code for building, fire and ADA. August 6th is when the docket will go to Council. Current zoning is not working for the City and let's get this changed.

Nothing new on the Water Front Project since John Morgan gave last update. It will be later in fall when there will be another open house with some land use options.

Next meeting August 9, 2018.

Adjourn

Meeting adjourned at 7:39