

COLLABORATIVE ECONOMIC DEVELOPMENT COMMITTEE
Meeting Minutes – April 27, 2023, at 3:00 p.m.
Ridge Conference Room

Committee Members:

Bob Schaller (Chair) - Absent
Daniel Mancuso (Vice Chair)
Bradley Converse - Teams
Cameron Camp - Absent
Colene Martin
Ethan Lane
Gary Richardson
Gene Merrill – Teams
Josh Duval
Josie Molloy
Mark Woods - Late
Ron Gordon – Late
Ruth Swain - Absent
Tori Middelstadt - Absent
Tim Sweeney

Government Liaisons:

John West, County Commissioner
Jean Ann Miles, City of Cave Junction - Absent
Valerie Lovelace, City Council Liaison
Marta Tarantsey, State Liaison, Business Oregon - Absent

Staff Liaisons:

Dana Pearce, Economic Development Manager

Guests and Others:

Mark Trinidad, Planning Manager, City of Grants Pass

- 1) **Roll Call:** Vice Chair Mancuso called the meeting to order at 3:00 p.m.
- 2) **Public Comment:** No Public Comment
- 3) **Approval of Minutes:**
 - a. Approval of minutes from March 23, 2023.

Motion

Member Sweeney moved, and Member Martin seconded the motion to approve the minutes from the March 23, 2023, meeting. The vote resulted as follows: “AYES”: Vice Chair Mancuso, Members Converse, Lane, Richardson, Merrill, Duval, and Molloy. “NAYS”: None. Abstain: None. Absent: Chair Schaller, Members Camp, Woods, Gordon, Swain, and Middelstadt. The motion passed.

4) **Work Session Items:**

a. Presentation by Grants Pass Planning Manager, Mark Trinidad, on Climate Friendly and Equitable Community (CFEC) Rules / Parking Reform Options

i. Background. Mark Trinidad provided a PowerPoint presentation and multiple handouts on Climate-Friendly Areas. He provided background information and what we should be expecting in the next 5 years. The CFEC Rules came about because of the State of Oregon’s gas emission rules. The two goals of CFEC Rules are to reduce greenhouse gas emissions and promote equity in transportation and land use planning.

ii. Two Reforms

A. Climate-Friendly Areas. Mark Trinidad shared a public meeting notice for Monday, May 1st, 2023, at 6:00 p.m. Rogue Valley Council of Governments will report findings on the areas of Grants Pass that meet Climate-Friendly Area criteria. Some of the criteria includes being an existing or planned urban center, an area of 25 acres, and the capacity to accommodate up to 30% of the future housing need (6000 units for Grants Pass). It also must be able to serve transportation needs for pedestrian, non-motorized, and public transit users and allow for mixed use development. Grants Pass' Central Business District currently allows mixed use and new construction heights up to 100 feet. New projects in the Climate-Friendly Area are exempt from parking requirements.

B. Parking Reform. The goal of new parking reform options is to reduce vehicle traffic, allow for additional housing opportunities, and new commercial development. Under the current rule, new development within the Transit Corridor (land use within ½ mile from a bus stop) is exempt from parking requirements. The current mandate assumes that the market will drive the development of parking with the construction of additional structures and does not make it a requirement. Outside of the Transit Corridor, three parking reform options (A, B, & C) were presented. The pros and cons of each were discussed. Following discussion, a quick poll of Committee Members revealed the majority would likely vote for Option A to be applied, however, membership would like to see this continue as an active agenda item.

b. Subcommittee Reports. Staff Liaison Pearce provided a demonstration on the shared Committee and Subcommittees Team files. Members were added to the Collaborative Economic Development Committee Team under which there are various files (e.g., Agendas, Minutes, Committee Documents, etc.). Likewise, members of Subcommittees were added to those Teams under which various files can be accessed. Members that have been added to a Team can add and modify files and documents. Member Woods would like to see standardization of files for all subcommittees and an added roster file. Member Duval asked about the use of other functions, like posting, and these functions are available through the system and encouraged to be used.

i. Airports. The Airport Subcommittee went to visit the Illinois Valley (IV) Airport. Members were encouraged to see the potential opportunities for business development and expansion. Members Martin, Camp, and Richardson also made a visit to the Grants Pass (GP) Airport. The addition of fuel to the IV Airport is believed will show a significant return on investment from airport users. Currently, they are trying to attract a specialized mechanic that can provide service to users to further develop.

Member Richardson provided a summary report of Airport Subcommittee activities. This past month, the Airport Subcommittee was started, they met with the County Commissioners, discussed a 6-month pilot project to develop a strategic plan, and visited both the IV and GP airports. After the visits, it was discussed they should have a 15–20-minute workshop with the County Commissioners to ensure the Subcommittee is on the right track for the strategic plan. Both airports have infrastructure pieces that when put in place will make them revenue neutral, which would be part of the report and suggestions for the strategic plan. It was noted that Steve Dobbs is the new Airport Director.

County Government Liaison West shared parts of the current airport master plan, which includes funding to extend water and sewer service. The County is working on applying for a grant to extend the taxi way at Grants Pass Airport which will open ground for hangers that is already developed, including electrical. Those funds are matching and need to be addressed now. Since they have already invested in the infrastructure, the County would like to lease the ground and allow businesses to build to suit. Members further discussed the water and sewer issues and infrastructure. There will need to be further coordination between the County, City, and other utilities for continued development.

ii. Workforce Development: Adverse Childhood Experiences (ACES) project. Member Gordon has been identifying the participants of the Subcommittee and is planning to schedule the first formal meeting in June.

5) Information Sharing:

a. Committee Members

i. Grants Pass and Josephine County Chamber of Commerce. Member Molloy provided an update on the Business Retention and Expansion (BRE) results. The initial data is being compiled and will be presented at a breakfast in early May. Tuesday, May 2nd at 8:00 a.m. at the Hive. Charles Rund will present our data and compare to state and national trends. We'll set goals and areas to focus on. Release data, hand out print reports, and work through issues with our partners.

b. Government Liaisons

i. City of Grants Pass. Councilor Lovelace shared current discussion of budget cuts to balance a \$2.4 million shortfall. Members discussed alternative funding sources.

c. Items from Staff

i. Sustainable Tourism Grant. Staff Liaison Pearce announced the open application period for the Sustainable Tourism Grant. This is a grant program funded through Transient Lodging Tax (TLT) dollars that will be awarded to eligible businesses and nonprofits within the City for promoting tourist activities and events. The application deadline is May 31st. Grant details, guidelines, and application can be found on the City website under the Economic Development Division.

6) Items for Future Agenda Building for Next Meeting:

Staff Liaison Pearce for Chair Schaller: Presentation from John Chimenti of Air Products on Hydrogen

Member Mancuso: Hotel for Cave Junction

Member Gordon: Would like to hear from the teacher operating the new automotive program in Grants Pass.

Member Richardson: Member Camp has an event contact for an air show that he would like to invite to a meeting.

Staff Liaison Pearce: Discussion of potential code change for height limits for new construction within the City.

7) Adjournment:

- a. Meeting adjourned at 4:50 p.m.

Next scheduled meeting: May 25, 2023

Minutes prepared by Dana Pearce, City Staff Liaison.