

BLUE LAKE ECONOMIC DEVELOPMENT COMMISSION MINUTES

Tuesday, November 14, 2023, at 4:30

Skinner Store – 111 Greenwood Road

Unless Otherwise Noted, All items on the Agenda are subject to Action.

1. Establish a Quorum of the Commission at 4:37 pm.

Commissioners Present: Roxanne Rothery, Cindy Trobitz-Thomas, Darcey Lima, Jake Hussin and Kelli Costa

Commissioners Absent: None

Staff Present: City Manager Mandy Mager

Others Present: Councilmember Elizabeth Mackay, Councilmember Elise Scafani and Justin Noyb

2. Motion to Approve Agenda

Motion: Hussin

Second: Costa

3. Public Input. No public input

4. Approve Minutes from August 8, 2023 Meeting

Motion: Lima

Second: Costa

5. Blue Lake Grocery/Mercantile Store Development ~ City Manager Mager provided an update on the proposed grocery/mercantile development opportunity. Hana Padilla, potential business operator is talking with the property owner. Both parties are very optimistic. Hana is working on her business plan and exploring organizational structuring and financial options.

Public Comment: No public comment.

6. Discussion on Downtown Vacancies and Under-Utilized Retail/Commercial Properties ~

The Commission discussed the pros and cons of implementing a vacancy tax. There are several key buildings currently vacant and/or underutilized that impact the economic health of the downtown. Some communities collect the tax and give the funds back to the property owner in the form of a grant to make the improvements. It was suggested Commissioners reach out to the property owners to identify their needs and potential funding opportunities to upgrade their structures. First step could be to provide a notice to the property owners encouraging them to upgrade within a certain time frame.

The current status of Dell'Arte was discussed and what is the City can do to assist them, such as looking at street design to provide additional parking. Suggested the Chamber maybe interested in assisting with a fundraising event with Dell'Arte. Put on a future agenda.

Public Comment: Councilmember Elise Scafani asked about the City sponsoring a fundraiser for Dell'Arte, such as dance, potluck dinner at the donated Prash Hall. Important to have City Hall show support.

7. Powers Creek District Development Update Discussion City Manager Mager provided the following updates:

- a. RV Park and Campground Update ~ The Development Proposal concept has been approved by the City Council for distribution. Still making a few revisions prior to release. The initial intent is to determine if there is any interest, if not, the concept will be retooled based on input.

- b. Baduwa't Community Project ~ Moving through the environmental process on the design components, making sure the project complies the zoning regulations, traffic circulation, walkability, etc. The bike park is making substantial progress.
- c. Northern Side of Taylor Way Masterplan and Parcel Subdivision ~ Moving forward.
- d. Taylor Way Masterplan and Road Improvements ~ Moving forward.
- e. Powers Creek Restoration Project Update ~ Lots of vegetation removed to allow surveying to occur. Construction will begin in the spring.
- f. Blue Lake Community Visioning and Strategic Plan ~ the 1997 Blue Lake Community Visioning and Strategic Plan was discussed. The path Blue Lake is following is very much in line with the plan developed in 1997.

Public Comment: No public comment.

8. Chamber of Commerce Report No report provided

9. City Manager and Staff Report

City Manager Mager reported the following items are incorporated in the above items or there are no updates.

- a. Parks and Recreation Update ~ no update. Incorporated in the previous items.
- b. Town Square Update ~ no update.

Public Comment: No public comment.

10. Announcements

- Next Regular Meeting is December 12th (2nd Tuesday 4:30 PM Skinner Store).
- Commissioner Lima announced she met with others on how to bring people to Blue Lake in the no so sunny winter. One thought was to organize a Progressive Dinner, a Taste of Blue Lake, in January.
- Chamber Mixer is Thursday the 16th at Louies (former E&O Bowling Alley) from 5:30 to 7:00 pm.
- The Blue Lake Museum is having their annual Christmas Holiday Fair on the Sunday after Thanksgiving (November 26th) from 11-4pm.

11. Future Agenda Items

- Chamber of Commerce Report
- Event Calendar
- Business Outreach and Economic Development Education
- Dell'Arte
- City Manager and Staff Report, Project List Updates and Discussion
- Powers Creek Project update from the Baduwa't Watershed Restoration Group

12. Motion to Adjourn at 6:32 PM

Motion: Lima

Second: Costa