

College Place Economic Development, Tourism, and Events Commission- - Hybrid (In-Person & Electronic) (Monday, November 14, 2022)
Generated by Sherri St Clair on Monday, November 14, 2022

1. Opening Items
Procedural: 1.01 Call To Order

Chair Leen opened the meeting to order at 5:00 PM.

Information: 1.02 Roll Call

PRESENT:

Commission Members	Kelli Leen - Chair, Doug Case, Bruce Morehead
Ex- Officio	Kyle Tarbet - Walla Walla Chamber of Commerce
Staff	City Administrator, Mike Rizzitiello Finance Director, Brian Carleton; City Clerk, Sherri St. Clair;

Also Present: Robert Stowe - Stowe Development and Strategies

MEMBERS EXCUSED:

MEMBERS ABSENT:

Jennifer Fuchs, Christopher Murray, and Susan Sanders

Procedural: 1.03 Public Comment - None

2. Consent Agenda
Action (Consent): 2.01 Approve Agenda for November 14, 2022
Action (Consent), Minutes: 2.02 Approve Minutes from September 12, 2022
Action (Consent): 2.03 Approve Consent Agenda - Our adopted rules of Parliamentary Procedure, The Standard Code of Parliamentary Procedure, provide for a consent agenda listing items for approval of the Commission by a single motion. Typically the items listed under the consent agenda are the minutes from previous meetings and the agenda for the current meeting. Documentation concerning these items has been provided to all Commission Members and the public in advance to assure an extensive and thorough review. Items may be removed from the consent agenda at the request of any Commission Member.

Member Morehead made a motion to approve the consent agenda. Second by Member Tarbet and the motion passed 4-0.

3. Guest Presentations
Discussion, Information: 3.01 TIF Presentation -
Robert Stowe of Stowe Development and Strategies gave a presentation on Tax Incremenet Financing (TIF). Mr. Stowe provided an overview of TIF and potenial areas of College Place that it can be applied.

Discussion ensued.

4. Action Agenda
Action: 4.01 2022 Development Code Update -
Mr. Rizzitiello informed the Commission that the City receives applications to update the development code every year. Mr. Rizzitiello outlined changes in the 2022 Development Code Update in comparison to the previous development code.

Member Tarbet made a motion to recommend to City Council the adoption of the 2022 Development Code Updates. Second by Member Morehead and the motion passed 4-0.

Action: 4.02 FY 2023 to 2028 Capital Facility Plan -
Mr. Rizzitiello informed the Commission that every year the City compiles a six-year capital facility plan and that the first year of the six-year plan is more concrete and the years following a prioritized by current needs and funding. Mr. Rizzitiello provided an overview of the projects for 2023.

Member Case made a motion to recommend the Fiscal Year 2023-2028 Capital Facility Plan to the City Council. Second by Member Tarbet and the motion passed 4-0.

Action: 4.03 Lions Park Update -
Mr. Rizzitiello informed the Commission that due to inflation and funding availability, the City would like to establish the general components of the Lions Park renovation. Mr. Rizzitiello provided an overview of the Lions Park renovation plans.

Member Morehead made a motion to recommend City Council approval of 60% engineering plans for Lions Park. Second by Member Case and the motion passed 4-0.

Action: 4.04 Multifamily Tax Exemption -
Mr. Rizzitiello informed the Commission that the City is eligible to offer a Multifamily Tax Exemption. Mr. Rizzitiello provided an overview of the requirements for qualification for a Multifamily Tax Exemption and the areas that may be eligible for this exemption.

Member Case made a motion to recommend to City Council adoption of Chapter 3.52 Multifamily Housing Tax Exemption to the College Place Municipal Code. Second by Member Tarbet and the motion passed 4-0.

Action: 4.05 College Place - Walla Walla Wastewater Treatment Consolidation Feasibility Study -

Mr. Rizzitiello informed the Commission that the City needs to make dramatic improvements to its wastewater treatment plant. Due to the high cost of the upgrades and potential needs in the future, the City is considering making minor improvement and pumping its wastewater to Walla Walla's treatment plant.

Member Tarbet made a motion to accept the report and recommend to Council to direct staff to work on negotiations with City of Walla Walla. Second by Member Case and the motion passed 4-0.

5. Staff Reports

Discussion, Information: 5.01 Draft Hotel Feasibility Market Study -

Mr. Rizzitiello informed the Commission that there is a need for lodging facilities in the City. The key points of the Draft Hotel Feasibility Market Study suggest that the City can support two hotels with a with 60 to 70 rooms each. In addition, recommended areas of Hotel placement include the area around the high school or Meadowbrook Blvd. and locations near the Walla Walla University.

Discussion, Information: 5.02 Event Update - Light Up The Avenue -

Ms. St. Clair provided a verbal update on the upcoming Light Up The Avenue event. Ms. St. Clair informed the Commission that the Light Up The Avenue event is on December 1st, the tree lighting ceremony starts at 5:30 pm, the lighted parade starts at 6:00 pm, and there will be a laser light show at 7:00 pm at the old Roger's School location. Ms. St. Clair added that the City is currently accepting parade participation forms for the event.

Discussion ensued.

Discussion, Information: 5.03 Development Tracker - November 2022 -

Mr. Rizzitiello provided an update on the commercial, industrial, and residential development within the City of College Place.

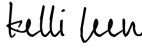
6. Closing Items

Information: 6.01 Next Meeting: December 5, 2022

Procedural: 6.02 Conclude

Chair Leen concluded the meeting at 6:04 PM.

Approved:

DocuSigned by:

Kelli Leen - Chair

Attest:

DocuSigned by:

Sherri St. Clair – City Clerk

The foregoing minutes are the official record of the Economic Development, Tourism, and Events Commission meeting that occurred November 14, 2022. Further detail may be obtained by reviewing the actual audio recording made during this session.