

MINUTES FOR THE
BUSINESS ADVISORY BOARD
Wednesday, March 8th, 2023

1. Roll Call

The following members of the Business Advisory Board were present:

Jeff Carleton, Chair
Scott Lyttle
Pook Carson
Abudujannah Soud
Karen Gunn

Andy Robertson, Vice-Chair
Sue Rice
Jocelyn Kearl
Siliveninusi Niu

The following members of the Business Advisory Board were absent:

Darin Piccoli
Alfonso Brito

Also Present:

Veronica Cavanagh, Department of Economic Development; Lorena Riffo Jenson, Department of Economic Development; Jake Maxwell, Department of Economic Development; Roberta Reichgelt, Department of Economic Development; Peter Makowski, Department of Economic Development; Will Wright, Department of Economic Development; Cathie Rigby, Department of Economic Development; Peter Makowski: Department of Economic Development, Andie Feldman: Department of Economic Development; Todd Andersen, Department of Economic Development; Lindsey Day, Department of Economic Development; James McCormack, Building Services; Vinay Cardwell, Ex-Officio, Michelle Saucedo, Suazo Business Center, Allison Rowland, City Council Office; Corrine Piazza, Redevelopment Agency; Lauren Parisi, Redevelopment Agency; Mckenna Hawley, Redevelopment Agency.

2. Briefings by the Staff

Director Riffo Jenson announced that the Economic Development team has hired a new Deputy Director, Jake Maxwell, who previously was the Workforce Manager for Economic Development. She also added that Ms. Reichgelt has a new title, Senior Advisor for Economic Development.

Ms. Reichgelt informed the BAB that the Business Development team has hired Ibrahim Ramazani as their new Project Coordinator.

EDLF Updates

Forty-Three Bakery EDLF loan was approved by City Council for \$100,000.

SLCtv

Mr. Makowski said the staff has coordinated with SLCtv to record short bio videos of each BAB members. These bios will be added to the BAB website and be used on the City's social media. He plans to schedule the interviews with members for the next meeting.

3. Approval of the minutes

- A. Review and Approval of December 14th, 2022, January 11th, 2023, and February 8th, 2023, BAB Minutes.

Mr. Robertson made a motion to approve the minutes of December 14th, 2022, January 11th, 2023, and February 8th, 2023. Ms. Rice seconded the motion. Upon roll call, the motion passed unanimously.

4. Business

- A. BallparkNext Competition and State Street Project Area

Ms. Corinne Piazza, Senior Project Manager with the Redevelopment Agency (RDA), provided a presentation regarding updates on the BallparkNext Competition. Ms. Piazza said the competition is a fun way for people to share their ideas for the future of the Smith Ballpark site. She explained that the design competition is focused on the Smith Ballpark itself and the parking lot to the north.

Ms. McKenna Hawley, Project Manager for the RDA, provided a presentation regarding the State Street Reinvestment Area Plan. She emphasized that State Street is a critical gateway to Salt Lake and has been an auto-oriented corridor, but there has been an increased interest in revitalizing it to be more pedestrian-friendly and inclusive.

Ms. Hawley also discussed the six policy objectives of the Reinvestment Program, which include affordable housing opportunities, streetscape improvements for increased pedestrian safety, infrastructure improvements for transit-oriented density, adaptive reuse projects, environmental remediation projects, and acquiring distressed properties to reduce crime. She explained that the tools to support these objectives mainly come in the form of real estate projects, such as development rehab.

Ms. Rice asked about examples of adaptive reuse projects. Ms. Lauren Parisi, Senior Project Manager for RDA, explained that adaptive reuse is about changing the use of a building from its original intended purpose to something new. She gave an example of an auto body shop being converted into a bar and mentioned that they supported TF Brewing with an adaptive reuse grant.

She also mentioned that warehouses are often being converted into new uses, but building code improvements can be challenging for change of uses.

Chairperson Carleton asked about the State Street Community Council's boundaries in relation to the project. Ms. Parisi replied that there are multiple community councils in the project area, including Midtown, Ballpark, and Downtown, and they are currently strategizing to get on their agendas and discuss the project.

B. Ballpark Neighborhood Discussion

Vice Chair Robertson stated that if any BAB members had ideas for the Ballpark Neighborhood competition or would like to collaborate to please reach out to him.

C. Mayor's Meeting Update

Chairperson Carleton and Vice-Chair Robertson had a meeting with the Mayor to confirm if the BAB was providing the input that the Mayor expects and to discuss the Mayor's priorities for the year, particularly the homeless crisis. The Mayor stated that it would be helpful if the BAB could help in educating people about the progress being made with the homeless crisis and the next steps. Chairperson Carleton stated that the Mayor and Andrew Johnson, Senior Policy Advisor and Director of Homeless Policy and Outreach, would be joining the BAB meeting in May to discuss concrete steps to better support the Mayor's messaging and actual progress on homeless issues.

Chairperson Carleton and Vice-Chair Robertson said the Mayor also asked for help with more representation in certain neighborhoods. Chairperson Carleton suggested that BAB members should get to know their City Council person and the businesses that are in their district and help support them and give any guidance they need whether it is for permits or licensing. Ms. Rice and Ms. Gunn gave examples of how they've done this in the past and made businesses aware of what is available to them.

Mr. Lytle suggested helping businesses before they open because that is when it is most difficult for businesses, especially when it comes to the permitting process.

D. ARPA update

Ms. Rigby provided an overview of phase I of the ARPA program, process, and funding. She also touched briefly on the upcoming process and marketing for phase II.

E. Outdoor Dining Grant Program

Mr. Makowski said that the Economic Development will be launching an Outdoor Dining Grant program. Applications will be accepted from March 13 to May 30, 2023 and it is a first-come-first-serve basis. The program offers grants of up to \$5,000 for outdoor dining patios and up to \$10,000 for open street events.

Mr. Makowski added that the department has also created an Outdoor Dining Guide with assistance from Real Estate Services and Planning Department, to help businesses navigate the process of setting up outdoor dining spaces. The program aims to support businesses in recouping some of the costs incurred in setting up outdoor dining spaces, as many businesses were still recovering from the impacts of COVID-19.

F. Main Street Pedestrian Mall Conceptual Design Study

Mr. Makowski provided an update on the Main Street Pedestrian Mall Conceptual Design Study. He said staff has been working with a small working group to create a scope of work for the study and it will focus on creating a high-level conceptual design for the street, taking into consideration current conditions and the multi-modal nature of Main Street. He mentioned that there may be significant construction needs for the project, which will require further action after the initial study. Mr. Makowski highlighted the opportunity for local businesses to bid on public projects and acknowledged that there may be construction needs and emphasized that local businesses can get involved.

5. City Council Announcements

Ms. Rowland provided a high-level summary of the following items:

1. City Council approved the ARPA Grants through Department of Economic Development
2. ADU Text Amendment Discussions
3. Progress on New 5-year Moderate Income Housing Plan and Anti-Displacement Plan
4. City Council approved \$8.36M in new Affordable Housing Loans through RDA

6. BAB Member Announcements

A. None

Adjournment

There being no further business, the meeting was adjourned.

Jeffrey C Carleton
Jeffrey C Carleton (May 19, 2023 11:54 MDT)

Jeff Carleton, Chairperson

This document and the recording constitute the official minutes of the Economic Development Business Advisory Board meeting held on March 8th, 2023.

BAB Minutes 03.08.23

Final Audit Report

2023-05-19

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