

MINUTES FOR THE
BUSINESS ADVISORY BOARD
Wednesday, September 11th, 2024

1. Roll Call

The following members of the Business Advisory Board were present:

Andy Robertson, Chair	Scott Lyttle, Vice-Chair
Pook Carlson	Jocelyn Kearn
Brittany Reese	Isaac Atencio
Jeff Carleton	Barri Allaire
Sheridan Mordue	Alfonso Brito

Also Present:

Roberta Reichgelt, Department of Economic Development; Will Wright, Department of Economic Development; Kiara Polee, Department of Economic Development; Ibrahim Ramazani, Department of Economic Development, Andie Feldman, Department of Economic Development; Anne Olsen, Young Professionals of Salt Lake City; Bryce Wurtsbaugh, Suazo Business Center; Nick Norris, Salt Lake City Planning; Todd Bradley, Leavity Bread and Coffee; Allison Rowland, City Council; Austin Kimmel, City Council.

Absent:

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2. Approval of the minutes

A. Review and Approval of May 8, 2024, BAB Minutes.

Ms. Reese made a motion to approve the minutes from May 8th, 2024, meeting. Mr. Carleton seconded the motion. Upon roll call, the motion passed unanimously.

B. Review and Approval of June 12, 2024, BAB Minutes.

Mr. Carleton made a motion to approve the minutes from June 12th, 2024, meeting. Mr. Scott seconded the motion. Upon roll call, the motion passed unanimously.

C. Review and Approval of July 10, 2024 BAB Minutes.

Ms. Mordue made a motion to approve the minutes from July 10th, 2024, meeting. Mr. Alfonso seconded the motion. Upon roll call, the motion passed unanimously.

3. Introduction of Leavity Bread and Coffee Owner Todd Bradley.

Todd Bradley, owner of Leavity Bread and Coffee, shared his journey with the Economic Development Loan Fund (EDLF), explaining that he applied in early 2023, and while the process took a little longer than anticipated, Mr. Bradley is immensely grateful for the support. The loan enabled Mr. Bradley to establish the company.

Mr. Bradley gave an overview of the business and described its evolution.

In addition to expanding the retail presence, Mr. Bradley discussed Leavity's involvement in educational initiatives, such as partnering with schools to teach students about the bread-making process. He also highlighted his passion for the craft of baking and the community, while also addressing the future of the business, which includes hiring additional staff and completing the necessary permits to open a café-bakery. The goal is to create a space that fosters connections through quality food and shared experiences.

4. **Briefings by the Staff**

- a. Report from the Director and Open Streets RFP Update: Ms. Reichgelt provided updates on the Department of Economic Development, including the Open Streets initiative and the RFP

Ms. Reichgelt, Director of Business Development, highlighted the success of the recent Open Streets event, which kicked off in early September. She explained that it will continue every Friday and Saturday throughout September. The event, supported by partnerships with local businesses, features activities for kids, food trucks, and dedicated bike lanes. Local artists were hired to contribute art installations, adding to the event's appeal.

The pilot event, originally intended as a temporary initiative, is being evaluated for its potential long-term impact on the community. Discussions included the possibility of extending the program to other neighborhoods, with future funding requests in progress. Economic Development encouraged community members to advocate for similar events in their areas.

Additionally, the Department reflected on the logistical challenges, such as permitting and coordination with small businesses, and mentioned that improvements have been made to simplify the process and discussed ongoing collaboration with brewers, noting the positive economic effects of these events.

5. **Business Items**

A. Commercial and Mixed – Use Zoning Consolidation

Nick Norris, Planning Director, and Kelsey Lindquist, Planning Manager, updated the Board on Salt Lake City's Commercial and Mixed-Use Zoning Consolidation Plan. The plan aims to consolidate 27 existing zoning districts into six new mixed-use zones, enhancing walkability,

neighborhood accessibility, and streamlining regulations. The project aligns with the city's general plans to simplify zoning codes for better public understanding and business operations.

Key changes include adjustments to building height, setback requirements, and design standards, as well as new mixed-use districts tailored to different neighborhoods. The plan also aims to minimize non-conforming buildings while preserving property rights, fostering a balance between development and community interests.

The consolidation touches many commercial areas and includes provisions for form-based zoning, promoting mixed-use developments, and enhancing public infrastructure. Parking requirements will be updated based on proximity to transit stations, and new definitions such as "artisan production" are introduced. Public engagement is ongoing, with walking tours and hearings scheduled.

B. BAB Chair and Vice – Chair Remarks and Strategy Discussion

Mr. Robertson and Mr. Lyttle

Chairperson Robertson and Vice-Chair Lyttle discussed the Board's strategy, emphasizing the need to maintain the work already in place while exploring new initiatives. Chairperson Robertson highlighted the importance of sharing feedback with the City, focusing on formal letters and new feedback methods and stressed the need for agenda items that are relevant and time-sensitive, making sure the time spent is valuable.

Additionally, they shared insights on improving membership engagement and communication. encouraged active feedback and collaboration, especially with presenters, suggesting that Board members connect with local businesses to gather and relay concerns to the Board. The Chair also praised the efforts in recruiting and welcomed new members, emphasizing the importance of reaching out for suggestions.

Chairperson Robertson also suggested more proactive involvement in community councils and possibly sending representatives to planning commission meetings. They expressed gratitude for the support from the Board team and invited others to participate in the agenda creation process. Continuous feedback and adapting strategies were central to ensuring board effectiveness in the coming months.

6. City Council Announcements

The Items below were tabled for a future meeting.

- A. Councilmember Dan Dugan invites the Board to a discussion on the Rio Grande Plan on September 12, 6pm, at the Sorenson Multicultural Center, 1383 South 900 West.
- B. Sports, Entertainment, Culture, and Convention District – Participation Agreement, Ms. Rowland

- C. Sports, Entertainment, Culture, and Convention District – Zoning, Ms. Rowland
- D. Development of Former Sears Property Ms. Rowland
- E. Potential Improvements to RDA Commercial Assistance Programs Ms. Rowland
- F. USA Climbing’s Headquarters and National Training Facility in the Rio Grande District Ms. Rowland
- G. Proposed Green Loop linear park project Ms. Rowland
- H. Proposed Northpoint Light Industrial Zoning District (Public Hearing on Oct 1), Ms. Rowland

7. BAB Member Announcements

- A. Ms. Mordue announced Hip & Humble’s 25-year anniversary party September 21, and invited Board members to attend.
- B. Ms. Allaire announced Found N Kept’s annual fall event on September 20, and invited Board members to attend.

Adjournment

There being no further business, the meeting was adjourned.


Andy Robertson (Feb 8, 2025 08:03 MST)
Andy Robertson, Chair

This document and the recording constitute the official minutes of the Economic Development Business Advisory Board meeting held on September 11th, 2024.