



City of Olympia

City Hall
601 4th Avenue E
Olympia, WA 98501

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Meeting Minutes - Draft City Council

Wednesday, February 12, 2014

4:30 PM

Room 112

Ad Hoc Community Renewal Area (CRA) Committee

1. ROLL CALL

Present: 3 - Mayor Stephen H. Buxbaum, Mayor Pro Tem Nathaniel Jones and Councilmember Julie Hankins

OTHERS PRESENT

Community Planning and Development Director Keith Stahley
CP&D Support Staff Janet Sanders

2. COMMITTEE BUSINESS

- 2.A 14-0144** Approval of January 30, 2014 Ad Hoc Community Renewal Area Committee Meeting Minutes

Mayor Pro Tem Jones moved, seconded by Councilmember Hankins, to approve the minutes as submitted. The motion carried by the following vote:

Aye: 3 - Mayor Buxbaum, Mayor Pro Tem Jones and Councilmember Hankins

- 2.B 14-0132** Oral Report - Consider Community Renewal Area Planning Process

Mr. Stahley handed out notes from a meeting on February 6, 2014 with owners of Isthmus property and a memorandum prepared by ECONorthwest, dated February 12, 2014, that provides the scope for completing the Community Renewal Plan. The goal is to move the CRA process to completion by December 14, 2014. Mr. Stahley reviewed the key tasks outlined on page 6 and the timeline on page 7. Mr. Stahley noted the work planned through June is included in the current budget. After June, funds of approximately \$50,000 must be found to continue the planning process.

Discussion followed regarding the integration of other tools such as New Market Tax Credits and the Section 108 loan program. Mr. Stahley asked the Community and Economic Revitalization Committee (CERC) to review the ECONorthwest memorandum and discuss it in more detail at the March 6 meeting.

Mayor Pro Tem Jones reminded the Committee that the Community Action Committee (CAC) meetings and the design workshop are preliminary to a conversation with the larger community in the future. Mr. Stahley stated this is the purpose of the open house scheduled in July. The property owners have been invited to the next CAC meeting in March and the design workshop in April. Broader public participation would require a larger project budget.

The Committee discussed CAC membership and the need for a well-balanced representation of stakeholders, such as community members, business owners, property owners, and the City. Mayor Pro Tem suggested we invite Jim Nieland, Chair of the Parks and Recreation Advisory Committee. He also suggested asking the CAC members for confirmation of their intention to continue participating in the process. Mr. Stahley stated he would follow up on both items.

2.C 14-0131 Oral Report - Isthmus Charrette Process

Mr. Stahley reported the first meeting with Isthmus property owners was held on February 6, 2014. The property owners felt there was value to the meeting and they were happy to participate in the conversation. They requested ongoing meetings and a chance to have conversations with other Councilmembers. They stated that as the individuals with a financial interest in the property they have the most at stake in this process and that their voice should be well represented and listened to. They felt that there is a need for guiding principles going into this process. Mr. Stahley presented 14 guiding principles he has compiled from the process to date and asked the CERC for their feedback.

Mayor Buxbaum agreed the conversation was beneficial and the owners appreciated the opportunity to speak with a Councilmember. They specifically asked to speak with other members to engage in a real conversation and he volunteered to carry the request forward. The owners expressed concerns regarding unequal power of the City and a fear that the City will “do something to us instead of with us.”

The owners felt rebranding was important. They liked the name Gateway District and the idea of making the area a destination is a key concept. They stated it is essential to know what the public wants, that the ideas are feasible, and a basis of going into projects with a high level of agreement is established.

Mr. Stahley announced the design charrette has been rescheduled from April 12 to April 5 due to the facilitators' schedules.

The Committee discussed presenting the current information to City Council. It was decided on February 25, the CERC will advise the Council of the March 6 meeting,

brief them on the property owner meeting, and present the 14 objectives as presented by Mr. Stahley. On March 18, CERC will report to the City Council information from the March 6 CAC meeting.

3. ADJOURNMENT

The meeting was adjourned at 6:10 p.m.