



MINUTES
Economic Development Advisory Board Meeting
Wednesday, March 30, 2022 6:30 PM

COMMITTEE PRESENT: Jeremy Pietzold, Council President, Jordan Wheeler, City Manager, Erinn Sowle, Board Member, and Hans Wipper, Board Member

COMMITTEE ABSENT: Carl Exner, Councilor, Stan Pulliam, Mayor, Bill Schwartz, Board Member, Brandon Johnson, Board Member, Cathy Stuchlik, Board Member, Ernie Brache, Board Member, Kurt McKnight, Board Member, Khrys Jones, Chamber Director, and Paul Reed, Board Member

STAFF PRESENT: David Snider, Economic Development Manager

MEDIA PRESENT:

1. HYBRID MEETING INSTRUCTIONS

This meeting is being held in a hybrid format -- you can either participate in person by coming to City of Sandy Council Chambers at 6:30 PM, or use this link to participate electronically: <https://us02web.zoom.us/j/89512559402>

2. CALL TO ORDER - 6:30 PM

3. APPROVAL OF MINUTES

3.1. Approve minutes from the board meeting on January 5th, 2022.

4. EC DEV OFFICE UPDATES

4.1. Member check-in:

- In the interest of time, we are skipping this item this evening.

4.2. In the interest of time, we are skipping our Business Check-In this evening.

Staff liaison did give brief updates on the following programs:

- Covered Structures II: 2 projects have completed bid process (Smoky Hearth, La Bamba); 2 projects are currently at the engineer's office (Thai Home, Wippersnappers)
- Sandy Clinic getting close, completion in May?; Hood St daycare getting close; NA expansion coming soon, Sandy Vault getting close

5. COMMUNICATIONS -- CHAIR

5.1. City of Sandy Boards and Commissions Code of Conduct

Code of conduct handed out to both private sector attendees.

6. ITEMS FOR DISCUSSION -- BOARD

- 6.1.
- Economic Development Strategic Plan RFP – board review of official RFP responses
 - Group discussion about scoring – strengths and weaknesses of each proposal
 - [Link to RFP response page on City website](#)
 - Develop consensus on recommendation to City Council.

RFP responses:

- Erinn: 2 top choices were ECONorthwest and CAI; ECO being in Portland a plus; CAI did a nice job w/ McMinnville, Astoria; S Brand a definite no.
- Hans: Top choices were CAI, ECONorthwest -- both local to Pacific NW, scored CAI higher but OK with either choice
- Jeremy: Liked that CAI and ECO did their research on our community before responding; liked CAI and ECO also
- staff liaison: Preferred CAI (more specific experience w/ ec dev strategic plans; did a fantastic job with Astoria and especially McMinnville plans; better visual presentation of data)
- Jordan: Liked Astoria and McMinnville plans; ECO integration w/ other plans would be nice, but CAI brings a fresh, different perspective -- CAI clear first choice.
- Ernie: Did not attend but forwarded his score sheets -- CAI was his clear 1st choice.

Board decided that CAI was the consensus winner and instructed staff to check references prior to advancing them as the recommended firm to the City Council for final approval.

6.2. IF TIME PERMITS: Self-storage in Sandy – restrictions on development?

This topic generated by Development Services; they want input from this board.

- These businesses are land intensive, create no jobs, are difficult to redevelop if they fail, and are cheaper to build outside city limits. Terrible use of our available developable land.

- We have gotten interest from multiple developers (3?) about this for Skipper/Lundeen.
- Should we ban or restrict these? Fairview just did and has absolutely no regrets. Portland restricts them, so does Vancouver.
- Ban them outright? Eliminate as a permitted use in commercial zones? Limit square footage? Must be mixed use? What does the board think?

Board liked the idea of restricting this type of business (Erinn: require them to be mixed-use; Chair: don't ban outright, but commercial zone ban OK and definitely ban in C-1) -- recommend constraints -- set a limit on square footage, require mixed-use or (preferred), or ban outright in C-1 & C-2 (preferred).

7. Adjourn - 8:00 PM



Jeremy Pietzold, Chair



David Snider, Economic Development Manager