

MINUTES

March 12, 2025
McMinnville Economic Vitality Leadership Council
Regular Meeting

3:00 pm
Hybrid Meeting
McMinnville, Oregon

Members Present: Carson Benner, Mike Morris, Meg Ordaz, Paul Davis, Chris Chenoweth, Diana Riggs, Dani Chisholm, Peter Kircher, John Dietz, and Lori Robertson.

Members Absent: Trena McManus and Steve Patterson

Staff Present: Heather Richards – Community Development Director, David Berniker – Planning Manager, Heather Hadley Blank – McMinnville Economic Development Partnership

Others Present:

1. Call to Order / Introductions

Chair Benner called the meeting to order at 3:00 p.m.

2. Swearing-In of New Committee Members

None

3. Discussion Items

- 2025 Goals

Community Development Director Richards said she had compiled the goals the Committee had agreed upon at the last meeting.

- Workforce Housing – Cottage Clusters

Gary Reddick and Jim Hamman spoke about their backgrounds, a cottage community design for missing middle housing, price points they were aiming for, and properties they were looking at. They shared pictures of the type of design and elements they would like to build as well as front and side elevations and floor plans.

There was discussion regarding the design, having 1.5 parking spaces per unit, they would be parcellated into individual lots, infrastructure would be public, HOA would maintain the green spaces, most likely easements for utilities, construction costs, reduced construction

time with panelized construction, barriers including available land and reducing the timing of the process, missing middle fund and project in Newberg, definition of cottage cluster, and that the market for this was smaller families and retirees.

3. Rumor Mill

None

4. Citizen Comments

None

5. Committee Member Comments

None

6. Staff Comments

Community Development Director Richards discussed the County's interest in the downtown area. There will be a joint meeting with the City Council and County Commission to discuss it further.

7. Adjournment

Chair Benner adjourned the meeting at 4:13 p.m.