



City of McMinnville
Community Development Department
231 NE Fifth Street
McMinnville, OR 97128
(503) 434-7311
www.mcminnvilleoregon.gov

McMinnville Economic Vitality Leadership Council
Wednesday, April 10, 2024 – 3:00 PM

HYBRID Meeting
IN PERSON – 231 NE Fifth Street or ZOOM Online Meeting

(Please note that this meeting will be conducted via ZOOM meeting software due to the COVID-19 event.)

<https://mcminnvilleoregon.zoom.us/j/89826790447?pwd=G7fXdl4ZimZ4luYtIVK5AIFDIiVfKq.I>

Meeting ID 898 2679 0447

Meeting Passcode: 406921

Or join ZOOM Meeting by phone via the following number: 1-669-900-9128

Council Members

Agenda Items

Carson Benner, Chair
McMinnville School District

Mike Morris, Vice-Chair
Chamber of Commerce

Trena McManus,
McMinnville Water and Light

Chris Chenoweth,
City of McMinnville

Steve Patterson,
Chamber of Commerce

Dani Chisholm, MDA

Heather Miller, MDA

John Dietz,
MEDP

Deven Paolo,
MEDP

Erin Stephenson,
Visit McMinnville

Gerardo Ochoa,
Linfield University

Michael Mulkey,
Willamette Valley Medical Center

Vacant,
City of McMinnville

Vacant,
Visit McMinnville

- 1. Call to Order / Introductions**
- 2. Swearing-In of New Committee Members**
- 3. Minutes**
 - **August 9, 2023** (*Exhibit 1*)
- 4. Discussion Items**
 - Business Assistance/Resiliency Grant (8212) – Workforce Development Update (*Presentation at the Meeting – Craig Brockett*)
 - Innovation Campus (MEVLC Priority 2023/24) (*Presentation at the Meeting – Jody Christensen*)
 - City Budget (*Presentation at the Meeting – Jennifer Cuellar*)
- 5. Rumor Mill**
- 6. Citizen Comments**
- 7. Committee Member Comments**
- 8. Staff Comments**
- 9. Adjournment**

The meeting site is accessible to handicapped individuals. Assistance with communications (visual, hearing) must be requested 24 hours in advance by contacting (503) 434-7311 – 1-800-735-1232 for voice, or TDY 1-800-735-2900.

*Please note that these documents are also on the City's website, www.mcminnvilleoregon.gov. You may also request a copy from the Planning Department.

EXHIBIT 1 - MINUTES

August 9, 2023
McMinnville Economic Vitality Leadership Council
Regular Meeting

3:00 pm
Zoom Meeting
McMinnville, Oregon

Members Present: Carson Benner, Mike Morris, Chris Chenoweth, Steve Patterson, Dani Chisholm, Heather Miller, and Erin Stephenson

Members Absent: Trena McManus, Walt Gowell, John Dietz, Gerardo Ochoa, and Michael Mulkey

Staff Present: Heather Richards – Community Development Director, Heather Hadley Blank - McMinnville Economic Development Partnership, and Doris Towery – McMinnville Downtown Association

Others Present:

1. Call to Order

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

2. Discussion Items

- 2023/2024 Priorities

Community Development Director Richards said the group chose projects every year to focus on and at a previous meeting they put together a list of ten projects. After polling the Committee, these were the top priorities: Third Street Improvement Project, innovation campus, streamline permitting, workforce housing, and identifying available land.

There was discussion regarding what was included in the projects and what was needed for the projects to move forward. There was further discussion regarding funding for the Third Street Improvement Project, public/private development projects for workforce housing, what Newberg was doing for housing, changing land use planning laws, creating a land bank, inclusionary zoning, rental rates, lack of land supply, and construction excise tax.

Councilor Stephenson moved to approve the priorities for 2023/24 as follows: Third Street Improvement Project, innovation campus, exploration of ways the Council could impact the availability of workforce housing, streamline permitting, and identifying available land. The motion was seconded by Councilor Morris and passed unanimously.

Councilor Miller read an email from the developer selected for the Sedcor missing middle housing project in Newberg. He was available to come to the next meeting to share more information and answer questions.

3. Rumor Mill

There was discussion regarding an affordable housing development from a private developer, spaces available on Third Street, vacancies downtown, upcoming housing projects, and multi-family housing development application.

4. Citizen Comments

None

5. Committee Member Comments

None

6. Staff Comments

None

7. Adjournment

Chair Benner adjourned the meeting at 3:56 p.m.