

APPROVED
Economic Development Council
MINUTES
September 25, 2020
Held Virtually
7:30 A.M.

In attendance:

John Vogel, Chris Heck, Joe Kramer, Val Fleischer, Anna Siefken, Elaine Evosovic Stacey Reibach, Mara Dowdy, Andrew George, Commissioner Flynn

Commission Liaison: Andrew Flynn

Guest: None

Staff: Eric Milliron

- I. **Call to Order:** John Vogel called the meeting to order at 7:30 a.m.
- II. **Citizen's Comments:** None.
- III. **Review of August Minutes** – EDC reviewed August Minutes. C. Heck made a motion to approve the minutes. Motion seconded by V. Fleischer. Approved.
- IV. **EDC Protocol Discussion** – J. Kramer discussed the need for some form of “Code of Conduct” and/or EDC Protocol Document to define governance for Council. It was felt *By-Laws* is too strong a term. Val Fleischer proposed calling any future document an ‘Operating Procedures’ document. This would cover, but not be limited to election of Chair, term of Chair, responsibilities of leadership and appointed Council, communications to Commission, etc. J. Vogel ran through a draft document that will be used to draft the *Operating Procedures* document. This material will be reviewed at the October meeting for discussion and potential adoption.
- V. **Pennsylvania Blvd Vacant Properties** – The EDC discussed getting additional information on the parcels of land along the unimproved stretch of Pennsylvania Blvd. Staff will develop a document chronicling the history of this area for EDC discussion. This is part of exploring utilization of Allegheny County's Vacant Property Acquisition Program.
- VI. **Eco-District Introduction** – Commissioner Flynn has brought forth the Eco-District (EcoD) concept as something to be explored by the EDC and other appropriate boards/authorities/stakeholders. EcoD's offer an innovative and collaborative path for 21st century economic/community development designed around:
 - i. **Imperatives** – Equity, Resilience, and climate protection
 - ii. **Six Priorities** – Place, Prosperity, Wellness, Connectivity, Living Infrastructure, and Resource Regeneration
 - iii. **Implementation** – Formation of Leadership/Governance, Development of an Action Plan and performance reportingStaff will be working with Anna Siefken + Commissioner Flynn on developing the architecture for moving forward. A kick-off meeting is to be held prior to the next EDC meeting. This is in a conceptual phase.
- VII. **Vibrant Uptown Steering Committee** – Eric Milliron provided an update on the Vibrant Uptown Steering Committee's progress on design elements of the Uptown Streetscape project. The Vibrant Uptown schematic process will be wrapping up after the third series of workshop with stakeholders. This phase is focused on Placemaking.
- VIII. **2020 Priorities** –
 - a. **Vibrant Uptown** – The EDC will work with Mt. Lebanon Partnership through the joint Economic Development Committee to identify grant opportunities to support the Vibrant Uptown project. Schematic work to be complete by April 2020 and bid documents prepared by fall 2020. Spring 2021 construction start.
 - b. **South Garage** – EDC will explore appointing a liaison to the parking advisory board to form an ad hoc committee to review the potential redevelopment options and/or upgrades of the South Garage. Findings and recommendations should be outlined and reviewed by the entire EDC and subsequently sent to the Commission and staff for review and consideration by November 30, 2020.
 - c. **Collaboration with Mt. Lebanon Partnership** –
 - i. **Annual Meeting Business Summit** – The EDC in potential cooperation with the MLP, will plan and host an annual business summit. The purpose of the summit is to extend goodwill to local business/property owners, through socialization, information sharing, and educational programming. The event is intended to establish the EDC as a bridge between municipal government and the local business community. Municipal staff and the Commission should be invited to participate and attend. The event should take place before October 30, 2020. **DELAY.**
 - d. **Retail Business/3rd Place Business Attraction** – Continued advocacy of the EDC's position on the proposed zoning ordinance to the Commission. This includes participation in public meetings. The EDC will evaluate the municipality's current business recruitment focus and strategies and make recommendations about what policies should continue and what practices should be considered for future implementation. Recommendations should be forwarded to the Commission by September 2020.

- e. **Support Active Park Use at McNeilly Park** – The EDC will revisit this subject spring 2020. **DELAY**
- f. **Development Site Review + Monitoring** – The EDC working with EVC will make an ongoing effort to review existing residential and commercial development site opportunities and pending development and provide guidance to the Commission as needed. The EDC will devise a plan to draft a development incentive source guide by December 2020 for the purpose of assisting the commission, staff, and developers in identifying potential ways to structure financing of a development project. The source guide will be comprised of local, county, state, federal and foundation resources.
 - i. **PA Blvd. Vacant Properties** – EDC will summarize the existing conditions and potential acquisition and development of the Pennsylvania Avenue properties located adjacent to the Poplar T Station. Utilization of Allegheny County's vacant property program will be reviewed. Development opportunities, if any, including a potential dog park will be reviewed. Findings and recommendations to be forwarded to the Commission and staff for review and consideration by November 20, 2020.

IX. 2020 Pillar/Work Plan –

- a. **Impact Development** – Staff reported that Zamagias representatives attended a Land Use meeting to discuss future activity at the site at Bower Hill and Washington Road.
- b. **Business Attraction + Retention** – Staff informed EDC new business start-up activity.
- c. **Public Realm** – Staff and the Partnership are working on holiday initiatives.
- d. **Place Making** – The Uptown Market will be extended till the end of November.
- e. **Parking Advisory Board Update** – No Report.

IV. Other Business:

- X. Adjourn** – Chris Heck made a motion to adjourn. Seconded by Stacey Reibach.