

MINUTES

**Economic Development Committee Meeting
Thursday June 23, 2022
4:00 p.m. – 4:50 p.m.
Council Chamber**

Council Members	City Staff
Jeremy Nutting, Chair	Michael Matthias – City Manager (CM)
Vic Pennington, Vice Chair	Dan Brewer – Chief Operating Officer (COO)
Traci Buxton	Scott Wilkins - Harbormaster
	Denise Lathrop – Community Development Director
	Tim George – City Attorney
	Bonnie Wilkins – City Clerk
	Jodi Grager – Admin Asst II

Guests: Councilmembers Matt Mahoney, Ken Rogers

Meeting was called to order at 4:02 p.m.

1. Approval of 04.28.2022 Minutes

Minutes approved as submitted.

2. Zenith EIS Update

This item is moved to the July meeting.

3. Housing Action Plan (HAP)

Community Development Director Denise Lathrop stated that the Council approved a consultant contract on June 9th. The City Council accepted a grant from the Washington State Department of Commerce that stated consultant services would be engaged to support this work. The grant objectives are:

- Identifying stake holders and Outreach Events
- Creating a Housing Needs Assessment
- Inventorying current housing stock
- Aligning housing policies and regulations
- Streamlining the permitting process
- Investigating strategies to support meeting housing needs
- Compiling the Housing Action Plan for review

Throughout this one year process staff will provide briefings to the Council. It was suggested that a partnership amongst regional municipalities may be a possible resource to accomplish this task.

4. Quarterdeck Lease Extension

City Manager Michael Matthias provided a history of the Quarterdeck and described it as a community gathering place that has become a catalyst for Marina redevelopment. City Attorney Tim George referred to the material in the packet (Attachment #2) regarding business owner Ken Rogers lease extension request for the Quarterdeck. City Attorney George indicated that before the City begins negotiations the Committee should consider a few issues relating to the lease:

- The length of a renewal
- Lease rates and market conditions
- Ownership issue

Mr. Rogers was asked to address the committee. He began by thanking staff, especially Marina staff for their support through the initial hurdles of bringing this shipping container turned commercial enterprise to the Marina floor. He also thanked the community for helping his business thrive even through a Pandemic. His original purpose was to build a prototype and prove that this concept could work. He intended to transfer ownership at some point so that he could assist others with similar opportunities. Mr. Rogers stated a new lease would provide clarity for the next potential owner. The committee discussed the length of the next lease with no decision being made. It was suggested that legal staff work with Mr. Rogers drafting a renewal lease before it is reviewed by Full Council.

A question was posed regarding a 2022 Work Plan Tier 1 Item: *“Food Trucks – pilot program and potential code amendments”*. The Washington State Food Truck Association’s work load has increased to the point that they aren’t accepting any more requests this year. This item will be moved to the 2023 Work Plan.

Adjourned at 4:32 p.m.

Respectfully submitted by,

Jodi Grager, Public Works Administrative Assistant