

Office of Economic Development
Economic Development Advisory Board
MEETING MINUTES

Date: April 3, 2007: 7:30 A.M.

MEMBERS PRESENT

Mike Garcia, Chair
Brian Campbell, Vice Chair
Raul Cardenas
Dale Easter
Jim LeCheminant
Vern Mathern
Patricia Schroeder
Steve Shope

EX-OFFICIO

Mayor Keno Hawker (excused)
Chris Brady
Jack Sellers
Charlie Deaton

STAFF PRESENT

Betsy Adams
Shelly Allen
Sue Cason
Harold Decker
Debbi Dollar
Cathy Ji
Shea Joachim
Patrick Murphy
Gordon Sheffield

MEMBERS ABSENT

Ted Wendel (unexcused)

GUESTS

Melissa Buxton
Loreli Cappel
Jerry Davis
Mike Jorgenson
Jerry Slope
Jay Stallings
Lois Yates

1. Chair's Call To Order

Chair Mike Garcia called the April 3, 2007 meeting of the Economic Development Advisory Board to order at 7:30 A.M. at Mesa Community College, Elsner Library, 1833 S. Dobson Road, Mesa, Arizona 85202.

2. Approval of Minutes of the February 6, 2007 Regular Meeting

Chair Garcia called for a motion to approve the minutes from the meeting held February 6, 2007.

MOTION: Vern Mathern moved the minutes from February 6, 2007 be approved with minor corrections.

SECOND: Brian Campbell.

DECISION: Passed unanimously.

3. Recognition of Raul Cardenas

Dr. Raul Cardenas has been on the Board since 2003 and recently resigned to enjoy retirement. The Board wished him well and appreciated his service to the community.

4. Director's Report

Ms. Shelly Allen gave a brief report on the vacant positions within the Economic Development Division. The two Economic Development Program Managers' positions have been posted and the first review of the applications will be approximately the middle of April. A Head Hunter has been hired and is currently updating the job description for the Economic Development Manager. The position will be posted as soon as the work has been completed.

Ms. Allen commented that it would be another 60 to 90 days before several locates can be discussed or disclosed.

Approval has been received from the City Council to begin the selection process of a broker to help negotiate the 30-acre parcel owned by the City of Mesa, located on the southwest corner of University and Mesa Drives. A portion of the parcel is slated for the MCC Downtown Campus. The remaining portion will be put on the market.

5. Update on Fiesta District Construction

Mr. Jay Stallings, Associate Administrator of Banner Desert Medical Center, updated the Board on the construction phases planned for Banner Desert Medical Center. The new parking garage of approximately 1200 spaces is completed and working very well. The planned Children's Tower will have expanded surgery and emergency room services. The Children's Tower portion is actually going to be built as a standard children's hospital. Banner Desert Medical Center will be a major focal point for acute adult and pediatric medical needs. Mr. Stallings projected that everything should be completed in 2009/2010. Mr. Stallings also thanked and praised Christine Tucker and the rest of the City staff for the outstanding work they have done.

Mr. Mike Jorgenson from Westcor updated the Board on the "lighten and brighten" of the interior and exterior of the Fiesta Mall. There is a two-year plan to update/remodel the Mall. The interior and exterior of the Mall is being painted. New carpet and tile are being installed on the interior. In 2008 there will be new concept plans to help attract more retailers to the empty anchor spot that was Robinson-Mays Company. Westcor is also working with Banner Desert Medical Center for coordinating their landscaping scheme.

Mr. Jerry Davis from MCC updated the Board on the plans for construction of a Planetarium and a Physical Science Building, which should be completed by the end of the year. Ground breaking is set for April 30, 2007. Next year there are plans for building an Art Gallery along with a complete rose garden. There also are plans for 8 new tennis courts, 1 new soccer field in 2008 and plans to purchase property near the old Harkins Theater to convert into a playhouse in 2009. Total anticipated investment is \$35 to 40 million.

6. Update on Fiesta District RFP and Rollout

Ms. Loreli Cappel gave a very short briefing on the RFP progress. A vendor has been chosen and final details are being completed. The Project scope is to create a “Brand” or its own identity. A stakeholders meeting was to follow the EDAB meeting for more finalizing of details.

7. Zoning Ordinance Update

Mr. Gordon Sheffield briefed the Board on the Zoning Ordinance changes and provided a handout to the Board members. There are seven (7) basic changes to be addressed as follows: Organizational issues in the Ordinance itself, Administrative Inefficiencies, Barriers to Infill Development, Design Quality in Mesa, Lack of Housing Variety, Jobs/Housing Imbalance and Sub-Areas with Specific Needs. Mesa has 170 square miles that this will encompass. Mr. Sheffield will keep the Board updated as needed.

Comments from the Board were that they hoped the process could be speeded up and completed before December and would like to be kept updated on the progress. The Board also offered their help, if needed.

8. Other Business

Sub-Committee Reports

Chair Garcia asked for reports from the Chairs of the sub-committees and commented that he would like to meet with the sub-committee working on city processes before the next EDAB meeting in June. Chair Garcia would be in touch to set something up.

Vice-Chair Brian Campbell commented on his meetings with various people from the Governor’s office and Senators Jeff Flake and Harry Mitchell. They are very supportive of the Williams Gateway Airport area.

Dr. Steven Shope responded that he was the Chair of the WGA Sub-committee and they had met. Mr. Shope also commented that the relocation of the Research Laboratory may not go through, but that there were other options.

Dr. Cardenas reported that he has been following and working with the committee to bring the Downtown Campus into reality. MCC wants to expand classes and they are looking at ways to acquire Site 17.

9. Comments from the Board and Public

Vice- Chair Campbell suggested for the June meeting to have an update from Mr. Jim Huling on the Va Shly'ay Akimel. Work will start on the Greenbelt project in June with help from Federal level funding.

Ms. Debbi Dollar commented that Jorgensen Consulting has been chosen to recruit for the Economic Development Manager position. They are going over the job description and the need to sell/market the position is going to take some time. They hope to be ready to advertise in June.

It was noted that the next EDAB meeting would be held June 5, 2007. Location is yet to be determined.

10. Adjournment

Chair Garcia adjourned the meeting at 8:40 A.M.

Submitted By:

Shelly Allen, Acting Interim Economic Development Director
(Prepared by Betsy Adams)