

# **VALLEY CENTER ECONOMIC DEVELOPMENT BOARD MEETING MINUTES**

Wednesday, February 1, 2023, 1:00 P.M.

(Meeting held via Teams)

## **MEETING WAS CALLED TO ORDER AT 1:00 P.M. THOSE IN ATTENDANCE:**

Ben Anderson, Chairperson  
Mike Bonner  
Casey Carlson  
Ron Colbert  
Tim Hoffman  
Brendan McGettigan  
Randy Jackson  
Brian Haight  
Brent Clark, City Administrator  
Ryan Shrack, Community Development Director  
Brittney Ortega, Community Development Assistant

## **APPROVAL OF DRAFT MINUTES**

Motion was made by Board Member Colbert and seconded by Board Member Hoffman to approve the meeting minutes for January 4, 2023. Motion was unanimous.

## **OLD BUSINESS:** None

## **NEW BUSINESS:**

### **A. Residential/Commercial Developments Update**

R. Shrack gave the updates. Infrastructure work is being finished up in Arbor Valley and Cedar Ridge. Bids have been published to do the infrastructure work for the next phase in Prairie Lakes. A contractor has been selected and has started the infrastructure work in Sunflower Valley. The roads did not change, but the housing changed from 3D printed duplexes to traditional construction duplexes. There will be three different facades throughout the subdivision. The City is working with the developer on the platting process for the property south of the high school. This area will be a combination of residential and commercial with the residential being a mix of single-family homes and multifamily homes. The shop on the west side of Meridian just north of Veterans Park owned by Bill Arik is in the process of being sold. The buyer is Village Charters. They will be using the space to finish their tour/party busses. Paw Prints is moving into their new building on Main St. and the City has been talking to an individual about bringing a new restaurant into the community as well.

B. Clark gave an update on Ford St. and Seneca St. showing arial photos. Conversation was had regarding the upcoming Meridian St. project as well. Inquiries were made about road closures, school bus routes, and tree removal. There have been no final plans for the four-lane section of Meridian St., but the two-lane section between Main St. and 5<sup>th</sup> St. will be closed completely.

### **B. Valley Center Recreation /Aquatic Center Community Survey**

The community survey to get final feedback is now available and will be open until Monday, February 6<sup>th</sup>, 2023. B. Clark asked the board to please take the survey as soon as they can and to share it with family, friends, and staff. This project has been 100% community driven. Clark went over drawings of the floorplan of the new building. Having this new building in the new location, south of the high school, leaves room for expansion opportunities in the future. Clark also shared the site plan for the new center. There will be 200 new parking stalls that will benefit the new center as well as sporting events held as the middle school.

**C. General Discussion**

R. Shrack reminded the board the next meeting will be an in person meeting and will be held at City Hall on March 1<sup>st</sup>, 2023 at 1:00 PM. Board Member Colbert inquired about homeowners having access during the street closure when the Meridian St. project begins. Both Shrack and Clark gave assurance that the road will be accessible to local traffic during construction. Clark also shared that Assistant City Administrator Smith has submitted an application for the second round of the state's BASE Grant funding for economic development in Valley Center.

**ADJOURNMENT**

Motion was made by Board Member Colbert and seconded by Board Member McGettigan to adjourn the meeting. Motion was unanimous. Meeting adjourned at 1:26 P.M.

Respectfully submitted,

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/s/ Ryan W. Shrack, Secretary