



CITY OF DALLAS
Economic Development Commission
Via RingCentral
Thursday, May 27, 2021 - 12:00 PM

1 **MINUTES**

2 **Members Present:** Diana Knous, Bob Tucker, Brandon Schmidgall, Gerard Graveline, Craig Pope

3 **Staff present:** Economic and Community Development Director Charlie Mitchell,
4 Recording Secretary Margie Pearce

5
6 **Members Absent:** Erik Andersson, Rita Grady

7 **Others:** Mayor Brian Dalton,

8 **CALL TO ORDER:** Chair Gerard Graveline called the meeting to order at 12:04 PM
9

10 **1)-APPROVAL OF 5/27/2021 MINUTES:**

11 It was moved by Diana Knous to approve the 5/27/2021 meeting minutes. The motion was duly
12 seconded by Craig Pope and CARRIED with a vote of 5-0 with Members Craig Pope, Diana Knous, Bob
13 Tucker, Brandon Schmidgall, Gerard Graveline, voting YES.

14
15 **2)-INTRODUCTIONS:**

16 Commissioners introduced themselves to the new support staff.
17

18 **3)-PROJECT UPDATES:**

19 Charlie Mitchell introduced his staff report on the former mill site and Mint Valley paper.
20

21 **MILL SITE-**Mr. Mitchell stated the first steps would be; 1) hire a consultant to conduct a feasibility study
22 for the creation of an urban renewal district (URD) whose boundary would include the former mill site
23 and large portions of industrially zoned properties in south and southeast Dallas and 2) to apply for a
24 Transportation Growth Management (TGM) grant to explore the feasibility of a new road through the
25 property. Mr. Pope stated he would prefer to support rezoning land in the UGB to commercial over
26 supporting a new URD. He also expressed concern with the clean-up costs and timelines with the Mill
27 site.
28

29 **MINT VALLEY PAPER-** Mr. Mitchell and city staff met with the company's representatives in late April.
30 They continue to work on funding. Mr. Pope asked what the status of the property was. Mr. Mitchell
31 stated there would be a Pre Application meeting later that day with the owner's representative to
32 discuss rezoning the property.
33

34 **4)-BUSINESS REGISTRY PROJECT:**

35 Mr. Mitchell told the commissioners that Dallas was not chosen to receive a RARE participant. The
36 commissioners discussed other ways to fund this project. Some suggestions were Pacific Power
37 Foundation grant or American Rescue Plan Act funds.
38

39 **5)-ECONOMIC DEVELOPMENT PLAN:**

40 Mr. Mitchell explained how Ordinance No. 1835 states the Economic Development Commission shall
41 develop and recommend to the Council a strategic economic development plan and a marketing plan for
42 the Dallas area. He suggested starting by integrating elements of the City's Strategic Plan, and Economic
43 Opportunities Analysis into the economic development strategy. He also recommended using the Dallas
44 Area Visitors Center and the Polk County Tourism Alliance with the creation of the marketing plan.

45 The discussion then turned to stakeholders in the process. Mr. Bob Tucker stated there was no need for
46 additional stakeholders; EDC serves as stakeholders. Mr. Graveline, Mr. Pope, Ms Knous, and Mr. Dalton
47 also agreed. The consensus of the commissioners was to elevate the priority of the commercial land
48 deficit higher in the strategy plan.

49 The commission recommended having meetings in the even summer months of June and August to
50 continue ED Strategy discussion.

51

52 **ADJOURN:** 12:57 PM

DRAFT