



CITY OF BEND

Minutes

Bend Economic Development Advisory Board (BEDAB)

Monday, December 16, 2024

Hybrid Meeting: Council Chambers or via Zoom

Noon **BEDAB Meeting**

Roll Call: Briana Manfrass-Chair, Mark Kroncke, Gary North, Petra Oroslanova, Jillian Taylor, Jenn Lynch, Ryan Andrews, Tierney Booker

Chad Young, Jennifer Gould, Nate Wyeth, Don Myll- Ex Officio

Councilor Perkins-Council Liaison

1. Approve December 16 Meeting Minutes

Mark Kroncke approved December 2 minutes; Jillian Taylor seconded.

Unanimously approved.

2. Public Comment

No Public Comment.

3. Transportation Phase II Discussion and Action Items | Russel Grayson, Sarah Hutson, David Abbas

Power point presentation [Phase 2 Nonresidential Transportation Fee Kick off](#) was presented

- Review prior actions and phased approach.

The Transportation fee was adopted and effective as of July 1, 2024. Phase 2 effective date is anticipated for July 1, 2025. Last year there were 5 special meetings. In November and December, the discussion was around non-residential and how to structure the revenue generation. Currently, it is scaled non-residential rates by square footage; non-resident rental accounts that have larger square footage pay a higher fee, tiered rates for very large square footage accounts are being phased in.

This past spring Council adopted the code; setting the purpose of the fee, how the funds can be used, the rate structure for phase one, and then adopted that phase one rates where the overall annual revenue target is \$5M.

- Status update on what's been accomplished to-date (Phase 1)

Streets department was able to bring a higher level of service in maintaining and preserving streets, sidewalks and buffered bike lanes and boosting the street preservation program. They have brought on two small mini

sweepers, two motor graders and a snow gate.

All customers have received a first bill with the transportation fee. There have been 17 appeals on square footage. To date there has been \$1.5M billed which means we are on track to the \$5M annual revenue target.

The pavement condition index (PCI) increased to 77 due to increased investment in street preservation program.

Phase 2

The current \$5M annual revenue target is going to \$10M. There is no change in the allocation of that fee, 53% is generated from residential accounts and 47% from nonresidential based on data of usage of the system.

We are looking at square footage alongside that business user intensity now that data is being gathered through our business registration.

In Phase 2 the city needs to generate \$4.7M in revenue from nonresidential utility accounts with a fee structure that factors in business use/intensity alongside SQFT.

- **Phase 2 timeline and BEDAB work plan overview.**

- Russ Grayson and Sarah Hutson plan on coming back for BEDABS regularly scheduled meetings:
 - January and February to go over case study research, contextual information, options to talk through, in hopes of getting BEDAB recommendations.
 - March summarizing input received and then refining that information based on that discussion.
- March or April 2025 comes back to council with recommendations from BEDAB for consideration.
- Getting out clear communication to the business community through newsletters, email lists, Chamber and EDCO.
- Shooting to become effective July 1, 2025
- 10Mil \$\$ annual revenue target

Questions for BEDAB in preparing for future discussions.

- What resources or support do you need to be successful?
- Do you have any input regarding communication to the business community?
- At our next meeting, we plan to present case study research. What kind of information are you most interested in seeing or comparing?

4. Council Goals and Advisory Body Summit | Cyrus Mooney

Council has an interest in looking at having an economic focus goal in council goal setting. Some of the overarching objectives are; generate living wage jobs, activate policies work to align with changing economic climate, generate jobs and business opportunities for all of bend, Create an environment for innovative development through incentives, partnerships and available urban and industrial lands and support infrastructure (water, sewer, roads) housing, childcare and workforce investments

which are all essential economic foundations.

Specific Actions are to implement site-specific Tax Increment Financing (TIF) program (goes live January 1, 2025). Bend Urban Renewal Strategic Plan and investment strategy in March 2025, a community assessment and industry analysis that will feed into a broader economic development strategy. Looking at potential public private partnerships, developing an economic equity analysis and then continued implementation of the permit process improvement work.

- Jonathan Tyler recapped target sector analysis with a finalized report in February 2025. Bend Urban Renewal Agency (BURA) is launching a site-specific program both for affordable housing and employment growth on January 1, 2025. In March Jonathan will be presenting a rough draft of an investment strategy to the Urban Renewal agency focusing on five key areas some of which are affordable housing, neighborhood beautification and reinvestment. The goal is to make more money for TIF to do more things in the urban and rural areas.
- Damian Syrnyk- updating comprehensive growth plan with a key component of that being the Economic Opportunities Analysis (EOA), forecasting what employment growth looks like over the next 20 years. We are updating our collection system master plan and very shortly working on a new facility plan for our wastewater treatment plant.
- Cyrus poled BEDAB to see if there were specific areas of the ECO system BEDAB would like to focus on or recommend that council focus on?
 - Committee comments: The cost of doing business is one of the key things, getting information early enough, sending out SWOT analysis. Workforce, where are people coming from and how is this affecting business? Childcare and housing.

5. Roundtable and Future Topics | Group

- January 6, EcoNorthwest consultant team to give a review of report.
- Cassie to come and speak next month about electrification.

6. Adjourn 1:01pm

For a live recording of this meeting click on the link below:

[December 16, 2024](#)

Upcoming Meetings:

December 18: Bend City Council | Council Chambers, 5 pm