

ECONOMIC DEVELOPMENT COMMISSION NOTES
February 9, 2016
Waverly City Hall – Civic Center
7:00 a.m.

A. Call to Order

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|------------------------------|---|
| 1. Voting Members Present: | Jim Willis, Vice Chairperson
Steve Egli
Gene Lieb
Tammy McKenzie |
| Voting Members Absent: | Deb Schroeder, Chairperson
Heidi Abben
Mark Hanawalt
Patsy Reed
Dave Takes |
| Non-Voting Partners Present: | Jim Atty, Waverly Health Center
Heidi Solheim, Waverly Health Center
Travis Toliver, Waverly Chamber
Dan McKenzie, City Council Liaison |
| Non-Voting Partners Absent: | Ed Klamfoth, W-SR Schools
Darrel Wenzel, Waverly Utilities
Linda Allen, Hawkeye Community College
Darrel Colson, Wartburg
Chuck Infelt, Mayor |
| Staff Present: | Bill Werger, Community Development Director
Connie Tolan, Economic Development Specialist |
| Staff Absent: | James Bronner, City Administrator |

With 4 of 9 Commission Members present, a quorum was not established. The minutes of the November 10, 2015 meeting will be approved at the next meeting.

2. Communication Items:
- Meeting notes from the December 8, 2015 meeting where there was no quorum. INRCOG's SWOT analysis summary will be attached with December 8th meeting notes and Connie will send that out.

B. Regular Business

1. Review revisions to Housing Strategy and prepare for presentation to City Council
- Werger led a discussion of the changes to #4 of the Housing Strategy to make this section more general.

It was stated that the proposal is great, but who will implement and follow the strategy? Werger said it will come from the staff to an extent. Developers come to staff when they have land asking what the City thinks is needed. The commission agrees that something needs to be done about housing in Waverly due to the large number of commuters.

A discussion took place of potential City owned properties that will become available to develop in the next couple of years and would like input for uses on those properties.

Werger stated the Council wants to discuss the housing strategy at the study session in March and would like members of this commission to attend the meeting to add to the discussion.

2. Updates from Participants

Toliver stated Main Street Iowa will be doing a 2.0 Market Analysis Study which is an opportunity for Waverly to get updated numbers as well as a professional development opportunity for Toliver. The last analysis was done in 2009. A checklist of items to be completed was created after the 2009 study. Waverly has completed this checklist which made Waverly eligible for the 2.0 study. Toliver stated the study focuses on Main Street, but would like to use this study for the community as a whole.

It was asked if the study would take the Cedar Valley Alliance into consideration, and if the Alliance was benefiting Waverly. Werger mentioned that Waverly is in year 4 of the 5 year financial commitment and this is a good question to discuss in the final year of the commitment.

C. Mayor's Roundtable Discussion

None

D. Old Business

None

E. New Business

None

F. Next Meeting Date

The next meeting date is scheduled for Tuesday, March 8, 2016 at 7:00 a.m. in the Civic Center at Waverly City Hall.

G. Adjournment

The Economic Development Commission meeting was adjourned.