



## AGENDA

**JOINT SESSION**  
**MOLALLA CITY COUNCIL & PLANNING COMMISSION**  
**April 3, 2024**  
**6:30 PM**  
**Molalla Civic Center**  
**315 Kennel Ave, Molalla, OR 97038**

**Mayor Scott Keyser**

**Council President Jody Newland**  
**Councilor Crystal Robles**  
**Councilor Eric Vermillion**

**Councilor Leota Childress**  
**Councilor Terry Shankle**  
**Councilor RaeLynn Botsford**

**Planning Chair Doug Eaglebear**

**Commissioner Connie Sharp**  
**Commissioner Martin Ornelas**  
**Commissioner Brady Rickey**

**Commissioner Clint Ancell**  
**Commissioner David Potts**  
**Commissioner Darci Lightner**

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*In accordance with House Bill 2560, the City of Molalla adheres to the following practices:*  
*Live-streaming of the Molalla City Council Meetings are available on Facebook at “Molalla City Council Meetings – LIVE” and “Molalla City Council Meetings” on YouTube.*  
*Citizens can submit Public Comment in the following ways: attend the meeting, email the City Recorder @ [recorder@cityofmolalla.com](mailto:recorder@cityofmolalla.com) by 4:00pm on the day of the meeting, or drop it off at City Hall, 117 N. Molalla Avenue.*

**Planning Commission will meet directly after adjournment of the Joint Meeting,  
at approximately 7:30 p.m.**

- 1. CALL TO ORDER AND FLAG SALUTE**
- 2. ROLL CALL**
- 3. DISCUSSION ITEMS**
  - A. Economic Development Analysis
  - B. Urban Growth Boundary (UGB) Project – Liaison Selection
- 4. ADJOURN**

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*Agenda posted at City Hall, Library, and the City Website at <http://www.cityofmolalla.com/meetings>. This meeting location is wheelchair accessible. Disabled individuals requiring other assistance must make their request known 48 hours preceding the meeting by contacting the City Recorder's Office at 503-829-6855.*



## CITY OF MOLALLA

117 N. Molalla Avenue  
PO Box 248  
Molalla, OR 97038

### Staff Report

#### Agenda Category: Discussion Item

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**Agenda Date:** April 3, 2024

**From:** Dan Zinder, Senior Planner

**Approved by:**

**SUBJECT:** Council and Planning Commission Liaison Selection to the Urban Growth Boundary Analysis Project Advisory Committee

**FISCAL IMPACT:** N/A

**RECOMMENDATION/RECOMMEND MOTION:** Select one member from City Council and one member from Planning Commission to serve on the Project Advisory Committee for the Urban Growth Boundary Analysis project.

**BACKGROUND:** The City is currently under contract with 3J Consulting to complete its Housing Production Strategies work and background Urban Growth Boundary study work. This study will include completing the outreach and policy recommendations to build the Housing Production Strategies document into an adoptable document. For UGB work, the project team will synthesize the results of the Housing Needs Analysis and Economic Opportunities analysis, evaluate 20-year land need, and identify and evaluate potential areas for expansion.

The City is looking for one member from both Planning Commission and City Council to serve on the advisory Committee for this project. The commitment is projected to be 5 meetings, the first of which will be held in late May – early June '24. Additionally, we anticipate that these PAC meetings will be held via Zoom to make them more convenient for our committee members.

The project is funded by a DLCD grant.



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### Staff Report

**Agenda Category:** Discussion Item

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**Agenda Date:** April 3, 2024

**From:** Dan Zinder, Senior Planner

**Approved by:**

**SUBJECT:** Molalla Economic Opportunities Analysis

**FISCAL IMPACT:** N/A

**RECOMMENDATION/RECOMMEND MOTION:** N/A

**BACKGROUND:** The City is currently under contract with consultant Johnson Economics to complete an economic opportunities analysis. This study will include a buildable lands inventory for employment lands, evaluate current employment land, forecast employment lands and site needs, identify target industries, and provide economic policy and implementation recommendations. The study will serve as the backbone for employment lands evaluation in our sequential UGB study workplan. Johnson Economics will be presenting to the Council and Planning Commission to further expound on the project scope and goals for feedback from both bodies.

The analysis is funded by a DLCD grant with a \$5,000 City match.