

# Community & Economic Development Weekly Brief



Airport ▪ Arts, Culture & Events – Union Station ▪ Building Services ▪ Community Development  
Economic Development – Redevelopment – Business Information Center ▪ Planning

September 3, 2024

## Report Purpose

Weekly at-a-glance report from the Ogden City Community & Economic Development Department – prepared for city leaders and community stakeholders. Previous reports can be viewed at the [Community & Economic Development webpage](#).

### Airport

- Brian Condie has been appointed as our new Airport Director, effective September 23.
  - The public is invited to attend an open house to meet Condie on Sep. 26, from 4:00 - 7:00 pm, at the Ogden Airport terminal.
- Met with Rocky Mountain Power to review design parameters for expanded electrical service on the airport's northwest side.

### Arts, Culture, Events – Union Station

- Our Ogden Twilight Concert Series hosted *Thievery Corporation* and *Dirtwire* on Aug. 29.
- The Megan Geckler installation at the Dumke Art Plaza is currently open through September. Megan is back in Ogden and hosting an artist lecture at Weber State University this week (Sep. 4 at 6:00 pm at the Kimball Visual Arts Center).
- The Community Art Show "Street Art" will open at the Station on Sep. 6, during the First Friday Art Stroll.
- The artist call for our Community Art Show, "Ogden Begins Here," is now open for a new show that will open Nov. 1.
- Our [Union Station Centennial Roaring Twenties](#) event is coming up on September 14 – a free family event from 12:00 - 1:00 pm.
- We are working with [Ogden Downtown Alliance](#) on the logistics for the annual [Harvest Moon](#) event, coming up on Sep. 21.
- We will be holding a public engagement session to discuss the possible future of DRGW #223, our disassembled steam engine.
  - The session will be held on Sep. 24 at 6:00 pm in Union Station's Gallery 51.
- The exhibit, "Transcendence," by local artist [Noelle Perry](#) is on display at the Station's Myra Powell Gallery through Sep. 28.
- We formally received approval on our new Collections Management Policy for the Union Station Collections.
  - This policy defines the ways that we can accept new donations, curate existing collection items, loan our objects, and care for our objects. The policy has been in the works for more than two years and is a major step forward on our path towards accreditation by the American Alliance of Museums.
- The Merci Car project is still moving forward ahead of schedule.
  - Need for replacement wood has been identified, but the floor and roof portions are in great condition.
  - Original, charcoal gray paint has been discovered, which will provide an accurate paint match for its restoration.
- Partnering with the Diversity Affairs staff to support their Ogden Community Podcast program on the history of Union Station.
- One staff member completed her internship, updating our educational offerings/providing educational support for the Station.
- Coordinated and executed a Union Station staff appreciation BBQ.
- Hosted another *You MAKE Ogden* community open house event, and also hosted three private events at the Station.

### Community Development

- Renovation/Resale Program:
  - 450 30th Street construction is complete and is listed for sale: [Listing on UtahRealEstate.com](#)
  - 2329 Quincy Avenue is under construction. 2823 Eccles Avenue renovation ready to begin.
- New Home/Infill Construction Program:
  - Construction of the home at 2809 Jackson Avenue is nearing completion, with landscaping be completed next week.
  - The first Towns at 24th units are complete and currently being sold, with additional development phases in various stages of completion – [Listing on UtahRealEstate.com](#). To date, 15 townhomes have been sold or are under contract.
  - Construction has begun on two new homes at Sycamore Cove.
    - 2343 Quincy Avenue framing complete and is ready for 4-way inspection. 2321 Quincy Avenue framing is underway.
  - Exterior finishes are ongoing on the first section for new LITC Housing at 25th Street and Quincy Avenue (Q25).

- Exterior finishes for Ogden Housing Authority Permanent supportive housing for homeless is nearing completion at 31st and Lincoln Avenue (*photo right*).
- [“Own in Ogden” Down-Payment Assistance](#): 9 loans funded since July 1 (FY25); 25 applications received; 10 under review.
- [Home Exterior Loan Program \(HELP\)](#): 12 loans have been approved since July 1 (FY25), with 5 more being processed. 24 applications have been received.
- [Volunteer Partnership Grants](#): 5 grants have been approved for My Hometown Initiative projects since July 1 (FY25).
- Tenant Based Rental Assistance Program for At Risk Homeless: 63 housed (30 adults, 33 children); 9 applications under review.
- Community Development staff serve as a Trustee to the Weber County Homeless Charitable Trust. The Trust awarded a \$55,000 grant to OWCAP to assist low-income persons with emergency rental assistance.
- Completed a new Programmatic Agreement with the [Utah State Historic Preservation Office](#) (SHPO) to facilitate housing rehabilitation projects while preserving historic properties.
- Met with local [Habitat for Humanity](#) leadership to discuss potential partnerships to increase homeownership and programs for homeowner renovations for eligible residents.
- Met with leaders from the [Ogden-Weber Chamber of Commerce](#) to discuss current housing conditions in Ogden City and opportunities for increasing attainable housing options throughout the region.



## Economic Development – Redevelopment – Business Information Center

- Met with Weber County to provide Ogden Airport updates and discuss the County’s proposed new CRA policies/processes.
- Reviewed the results of our annual community business survey – facilitated by [EDCUtah](#).
- Hosted monthly *You MAKE Ogden* open house as a Q&A on ongoing projects (MAKE Ogden, Plan Ogden, Zone Ogden, Union Station, 25<sup>th</sup> Street, Paid Parking, and *WonderBlock*). Thanks to our colleagues from Planning, ACE, and BIC for participating!
  - The *Standard-Examiner* also published an [article](#) about the event.
- Attended [47G’s](#) Manufacturing Committee meeting, hosted by [Apogee Worx](#) in Ogden.
- Reviewed the final draft of the Annual RDA Report, and we are now preparing for printing/distribution.
- Reviewed various RDA projects primarily located in the Adams CRA and considered the need to amend the Adams CRA budget.
- Met with three developers proposing developments in the Adams CRA, as well as the developer for the 18<sup>th</sup> and Wall project.
- Continuing due diligence work for the Union Station campus development (civil survey, title work, environmental assessment).
- Met with the Union Station campus pre-development team to review recent discussions and next steps.
- Working on notes/action items for recent TOD meeting with state agency leaders to support Union Station campus development.
- Presented a city development update to the [Ogden Rotary Club](#) – including updates on parking, *WonderBlock*, and flight service.
- Helped facilitate a Plan Ogden public workshop in Spanish.
- Paid invoices for classes completed for four technical assistance programs and worked on business loan documentation.
- Sent updated business loan portfolio to AmeriNational to start the migration process.
- Met with potential business loan borrower and also met with a small business owner to discuss loan modification options.
- Added new process to the Technical Assistance Program Manual to increase funding for potential amendments.
- Met with a 25<sup>th</sup> Street business to review ideas for improving parking and related communications/signage.

## Planning

- Planning Commission
  - The Planning Commission held a work session and discussed the Zone Ogden code update. Topics included manufacturing zones, institutional zones, cell towers, and conditional overlays.
- Plan Ogden
  - We held a public outreach event on Aug. 22 at the [Second Baptist Church](#) to collect public input on the general plan update. The meeting focused on getting feedback from the African American community.
  - We held a public outreach event on Aug. 24 to collect public input with the [Ogden Pride](#) group.
  - We held a public outreach event on Aug. 26 with [LUPEC](#). This Spanish speaking event collected input from the Hispanic community.
  - We participated in the *You Make Ogden* open house event on Aug. 28 and collected info. on Zone Ogden and Plan Ogden.
- Landmarks
  - The Landmarks Commission met last week and toured the historic Forest Service Building.
- Board of Zoning Adjustment
  - The Board met last week and considered an appeal of the Planning Commission’s interpretation on mixed residential/commercial developments. The Board upheld the Planning Commission’s interpretation that the required commercial portion of the project must be constructed with the residential and cannot be delayed indefinitely.