

Community & Economic Development Weekly Brief



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Economic Development – Redevelopment – Business Information Center ▪ Planning

December 9, 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

- Adam Nelson has been selected as the new Assistant Airport Director.
- The Airport Director is in the process of realigning staff responsibilities to implement best practices in airport safety, security, and service. Realignment will help streamline operations and ensure a higher standard of safety, security and service at the airport.
- A five-year list of capital improvement project requests for the airport has been developed and includes items that are crucial for supporting the airport's growth and long-term economic benefit to the community.
- Reviewed capital plan for next year's FAA/State funded ramp project, and worked with Finance on capital budget request entry process.
- Reviewed options to construct a new large aircraft parking apron in 2025.
- The Airport Director held two airport user meetings to meet more airport operators.
- We have received a pavement surface sweeper mat that will help pick up and remove small rocks from all paved surfaces.
- The airport terminal entrance project groundbreaking ceremony is scheduled for Jan. 3. We look forward to celebrating this important milestone in the development of our airport.

Arts, Culture, Events – Union Station

- Successfully facilitated our annual Holiday Electric Light Parade and Christmas Village opening events. Perhaps the most well attended ever!
- Christmas Village Stage at Ogden Amphitheater performances are ongoing.
 - 6:00-8:00 pm – Mon., Wed., Thu., Fri., Sat.
- ["Light of the World" giving machines](#) are open in the Amphitheater area until Dec. 15.
- We received positive coverage from the [KUTV interviews of LaToya Peoples and Damon Lamar Reed](#) (Marshall White Center artists).
 - Lorie Buckley (our Arts Administrator) was also interviewed for continuation of the story about the Marshall White public art project, and that news piece will be released soon.
- The final design review meeting for the Marshall White Center public art project is next week.
- The "Ogden Begins Here" Community Art Show is open at the Station through January. First Friday Art Stroll voting was last week.
- Dumke Plaza's newest sculpture installation, "Points of Transition" by Cordell Taylor is now up through April. Additionally, the plaza's LED screen is programmed from 5:00 pm with "Meditations," a collection of short films by Jordan Belson, curated by Tyrone Davies.
- Opened the Ben Lomond Student Art Show in the Myra Powell Gallery, open now through January. The works were created by high school students during the last semester and reflect the theme of "Emotions" and how students experience and process them.
- The Union Station 1924 Time Capsule artifacts are now on display in the Myra Powell Gallery due to popular demand. See them in December and January to learn more about these exciting artifacts!
- Submissions for the art wrapped Utility Boxes have been scored and artists selected. Local artists will wrap 15 boxes in the spring.
- We have selected the firm completing work for museum master planning, architecture, and exhibit design for the proposed future museum. This firm is a highly experienced museum architecture and exhibition planning partnership.
- The Art Grant application cycle will close this week (Dec. 13), and the review process will follow.
- In process of contracting with an engineering firm for the Kiesel Avenue public art project. A nationwide RFQ for the artist will follow.
- Preparing a new exhibit to be implemented in the Car Museum in January. This new exhibit will highlight how cars have changed Ogden through themes of trailblazing/competition/money and tells the stories of cars/companies/people that have changed how we move.
- Working with Weber State University Special Collections and University Archives on a story map focusing on Ogden's settlement patterns in the downtown area, to be published with the Peoples of Utah Revisited initiative by the UT Historical Society for America250.
- Hosted/sponsored the Craft Lake City Holiday Market at the Station, and hosted three private events and three private tours.
- Hosted Ogden High School's holiday choir and band performance and filming session at the Station.
- Preparing for our Annual Volunteer Recognition Luncheon with 17 Union Station volunteers receiving awards.
- Finalizing logistics to host the annual Winter Market coming in February.
- Planning Union Station facility projects to be completed during our annual cleaning and maintenance shutdown in January.



Building Services

- Code Services and Licensing have been helping with the Christmas Village to ensure compliance with street vendors and food trucks.
- Code Officers are monitoring the nearly completed demolition process of the old movie theater located at 151 12th Street.
- Code Services is conducting multiple abatements to bring properties into compliance.
- Building Services participated in an EnerGov Training with Tyler Technologies to improve our reporting and customer capabilities.
- Our Permitting team met with representatives for YaYa Foods and Cache Valley Bank projects to ensure a continued successful process.
- Our Building Inspectors have been actively working on several large projects, including Wonderblock, Union Walk Apartments, Hunter's Landing Apartments and the Enduro Townhomes.
- Participated in review of four 311 company system demos that may lead to future implementation to improve citizen communications.

Community Development

- Renovation/Resale Program: 450 30th is listed for sale: [UtahRealEstate.com listing](#). Renovation of historic home at 2329 Quincy is ongoing (part of Sycamore Cove). Renovation of home at 2823 Eccles is ongoing.
- New Home/Infill Construction Program:
 - Our new home at 2809 Jackson Avenue is under contract and scheduled to close in mid-December. [UtahRealEstate.com listing](#)
 - Construction on the final phase of the [Towns at 24th](#) units are underway. All completed units have been sold.
 - Our new homes at Sycamore Cove are progressing.
 - 2343 Quincy construction is complete and [listed for sale](#) (6 offers received). We held drawing and home is now under contract.
 - 2321 Quincy Avenue exterior painting is complete. Interior construction ongoing.
 - 874 Cahoon Circle permit is under review. Construction expected to begin shortly.
 - Exterior and interior finishes ongoing for LIHTC housing at 25th Street and Quincy Avenue (176 Units).
 - Exterior for Ogden Housing Authority permanent supportive housing for homeless at 31st Street and Lincoln Avenue is complete and interiors are nearing completion. Completion is expected at the beginning of January.
- ["Own in Ogden" Down-Payment Assistance](#): 18 loans funded since July 1(FY25); 48 applications received; 13 under review.
- [Home Exterior Loan Program \(HELP\)](#): 24 loans approved since July (FY25). Only funds for utility line repairs remain.
- [Volunteer Partnership Grants](#): 10 grants have been received for My Hometown Initiative projects since July 1 (FY25).
- Tenant Based Rental Assistance Program for Homeless (TBRA): 75 housed (36 adults, 39 children – 7 have a disability and 2 are elderly). Three households have successfully completed one year in the program and been approved for a second year.
- Staff participated in an East Central Asset Mapping event, hosted by OgdenCAN.

Economic Development – Redevelopment – Business Information Center

- Welcomed our new Business Recruitment Manager, KC Sanders. KC brings a robust background and extensive network in aerospace and advanced materials to the role, and we are very excited to have him on our team!
- Helped facilitate the Union Station adaptive reuse tour with our redevelopment partners.
- Began planning for 2025 You MAKE Ogden open house series.
- Met with the Ogden Business Exchange Owners Association to review plans for common area improvements and maintenance.
- Met with a hospitality group interested in developing a boutique hotel product in Ogden.
- Met with a developer considering a retail or mixed-use development in the 12th Street corridor.
- Continuing to work on key recruitment/expansion projects at the Ogden Airport and working to finalize Airport CRA agreements.
- Attended 47G Aerospace/Defense Project Alta meeting regarding Advanced Air Mobility at the State Capitol with larger Utah ecosystem.
- Toured the Williams International facility in Ogden and discussed potential project plans.
- Participated in the annual Cache Valley Bank business event, including discussions with current president and the future president.
- Facilitated discussions with BDO operators and developers from the Ogden area.
- Met with our public engagement consultant regarding upcoming parking system stakeholder discussions.
- Participated in discussions with local long-term business and UDOT regarding changes anticipated for the new 24th Street interchange.
- Held our business loan committee meeting and reviewed/considered several new loan applications and loan modifications.
- Preparing for presentations at this week's RDA board and staff meetings, and meetings regarding potential development projects.

Planning

- 24th Street Interchange Plan: We held a [successful public engagement meeting](#) to begin planning for the upcoming changes. We had almost 70 people attend a workshop and give feedback on circulation, land use, gateways, and more.
- Plan Ogden: We have been busy this week with the general plan, including
 - Meeting with UDOT and Weber State representatives to coordinate their plans with the plan being shaped; meeting with the Plan Ogden Advisory Committee to review input from the last workshop and prepare for the next; discussed the public feedback and potential vision with department directors; and shared public feedback and discussed future plan visions with the City Council.
- Wall Avenue Corridor Plan: We had an update meeting with the plan consultant to review our next steps.
- Planning Commission: Approved two townhome projects, and approved an apartment and townhome project in the Ogden Bend area.
- County Planning Commission: Staff attended a County Planning Commission meeting. We expressed opposition to a proposal to rezone industrial land in the middle of an Ogden industrial area for a residential townhome project. The proposed rezone would remove 25 acres of industrial land and substantially impede economic development for both the city and county.