

Community & Economic Development Weekly Brief



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Economic Development – Redevelopment – Business Information Center ▪ Planning

December 16, 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

- Kemp Jet transferred their operating agreement to Avflight, who will become a new Fixed Base Operator (FBO) at the airport, providing aviation services to our General Aviation community.
 - More information is available at [Avflight Expands to Utah With Latest Acquisition](#)
- Fox 13 news and KSL news ran positive stories on commercial air service at the Ogden Airport.
 - [Fox13now -- "Officials prepare for major expansion of Ogden-Hinckley Airport this January"](#)
- Newly acquired Foreign Object Debris sweeper removed 200-plus pounds of small rocks from the airfield on the first sweep last week.
- Work continues on our primary guiding documents and leave template creation.
- Negotiation continued with a maintenance repair and overhaul operations group looking to locate at the Ogden Airport.

Arts, Culture, Events – Union Station

- The final design review meeting for the Marshall White Center public art project, including review of the proposals from our two selected artists, was held last week.
 - Damon's work was approved, and he will start on his installation in April.
 - There will be a few more revisions to LaToya's design, and once approved, she will start her installation in April as well.
- The "Ogden Begins Here" Community Art Show reception and award ceremony was held at the Station last Wednesday evening. The show will remain on display through January 29.
- Dumke Art 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 on with "Meditations," a collection of short films by Jordan Belson, curated by Tyrone Davies.
- Contracting with engineering firm for Kiesel Ave. project is complete. Working on processing payment, and engineering work will follow.
- The Art Grant application cycle closed last week, and the review process will begin on January 6.
- Our Christmas Village has been a beehive of activity every night (*photo right*), including the ongoing performances at the Ogden Amphitheater.
- The Ben Lomond Student Art Show is now open through January in the Myra Powell Gallery at the Station. 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 also on display in the Myra Powell Gallery through January.
- Planning Union Station facility projects to be completed during annual cleaning/maintenance shutdown in January.



Christmas Village under the pergola walkway at Ogden Amphitheater

Building Services

- Code Services participated in training provided by the Ogden City Police Department to continue growing our knowledge base and creating stronger connections throughout the different departments in the city.
- Code Services took another load of non-perishable food and clothing that have been donated to RadHero to support that organization.
- Code Services and Business Licensing are continuing to assist with the Christmas Village to ensure vendor compliance.

Community Development

- Renovation/Resale Program:
 - The newly renovated home at 450 30th Street is now listed for sale: [UtahRealEstate.com listing](#).

- Renovation of the historic home at 2329 Quincy Avenue is ongoing – drywall work is now underway.
- Renovation of the home at 2823 Eccles Avenue is ongoing.
- New Home/Infill Construction Program:
 - Our new home at 2809 Jackson Avenue is now under contract and is scheduled to close next week. [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.
 - Construction on the home at 2343 Quincy Avenue is complete and the home is now under contract.
 - Exterior painting is complete and interior construction is ongoing at the 2321 Quincy Avenue home.
 - The permit is complete for the home at 874 Cahoon Circle and construction is expected to begin shortly.
 - Exterior and interior finishes are ongoing for the LIHTC housing at 25th Street and Quincy Avenue (176 Units).
 - Construction for the Ogden Housing Authority permanent supportive housing for homeless at 31st Street and Lincoln Avenue is now complete. Occupancy is planned to begin shortly.
- [“Own in Ogden” Down-Payment Assistance](#): 24 loans funded since July 1 (FY25); 50 applications received; 5 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 hosted the Interfaith Works for a lunch and round table discussion regarding the Five-Year Consolidated Plan (ConPlan) and sponsored Weber Morgan Health Department’s participation in the luncheon for cancer screening and Healthy Homes outreach.
- Staff met with Golden Hours Senior Center staff for community outreach in the development of the ConPlan.
- Staff attended a focus group and contributed to the development of OWCAP’s new Renter’s Assistance website.

Economic Development – Redevelopment – Business Information Center

- We welcomed our new Assistant Economic Development Director, Kelli Pendleton! Kelli brings to the role a great background in business leadership, strategic planning, and communications, and she is excited to explore Ogden’s vibrant downtown and scenic trails.
- The RDA Board voted to approve the acquisition of the historic Forest Service Building and facilitate its reuse as an arts-focused mixed-use project with affordable housing and studio/arts space. The proposed project will contribute to the continued success of the Nine Rails Creative District.
- Williams International, the world leader in gas turbine engines, [received approval for a state Economic Development Tax Increment Financing \(EDTIF\) incentive to support the proposed expansion of its Ogden facility](#). The proposed expansion would create 316 high-quality aerospace jobs. The company projects making more than \$1B in capital investment in its Ogden facility in the coming years. Our team will continue to work with Williams and other partners to finalize the local support piece needed for this project. A press release from the [Governor’s Office Economic Opportunity](#) included the following quote:
 - *“Ogden City is thrilled to support Williams International’s expansion in our community, exemplifying “The Ogden Way” of creating opportunities that benefit us all,” said Ben Nadolski, mayor of Ogden City. “Williams has been an anchor employer in Ogden since 1978, providing high-quality, family-supporting aerospace jobs while championing workforce development efforts that connect our residents to these opportunities. Its expansion not only strengthens our local economy, but also reaffirms our shared commitment to building a community where everyone can thrive. We are proud to support Williams International’s continued growth in Ogden.”*
- Attended the [Department of Defense Maintenance Symposium](#) in SLC to support the aerospace and defense ecosystem in Ogden, while meeting with partners from Hill Air Force Base and others (*photo right*).
- Participated in the [Utah Microloan Fund](#) (UMLF) Community Advisory Board meeting.
- Identified additional details related to the Housing and Transit Reinvestment Zone (HTRZ) process, outlined next steps and assignments.
- Outlined Adams CRA Budget Amendment process, notice requirements, timing, transmittal, resolution and next steps.
- Met with a development firm regarding a potential development near the airport.
- Our redevelopment team met with administration to review overall development projects, including plans related to upcoming partner discussions regarding the Airport CRA, Adams CRA, Trackline EDA and needed RDA Board actions.



KC Sanders, business recruitment manager, at Department of Defense Symposium

Planning

- Zone Ogden: Our Zone Ogden advisory committee met last week to review the nonresidential zoning chapters.
- Landmarks Commission: The Landmarks Commission met to cover several items. They approved minor repairs and improvements to five historic homes and two historic businesses.

Other Department Activities

- The entire Community and Economic Development Department came together last week for a couple hours to enjoy our annual holiday party at [Ben Lomond Lanes](#). We appreciate all that helped make the event so successful!