

BTV Mall Development Agreement Public Advisory Committee (DAPAC)

Meeting #1 - Notes

Tuesday, 10 February 2015, 8:30-9:30am

**Planning & Zoning Conference Room
Burlington City Hall**

City Councilors: Jane Knodell & Karen Paul

Planning Commissioners: Jennifer Wallace-Brodeur & Bruce Baker

Staff: David White, Planning; Peter Owens and Nathan Wildfire, CEDO

Public: Martha Lang

Agenda

1. Committee kick-off and Purpose and Role: *(from the Council resolution)*

Purpose: To bring additional perspective to the development agreement process from members of the legislative bodies that ultimately will need to approve and implement the agreement and/or elements of it.

Role: Provide oversight and guidance to the City Team on:

- Community outreach and public engagement
- Key issues for consideration as part of the development agreement negotiation process

What role will/should this Committee have in the actual negotiations themselves?

2. Overview of Public Engagement

- ~150 people attended 8 Jan event with hundreds of comments
- Web tool online to collect public comments as well
- Comments received at both have been used to create an agenda for upcoming workshops
- Attended NPA meetings with short intro to the process
- 12 comment boxes to be distributed around town
- AmeriCorps member hired to support public engagement
- multi-day community workshop (should explain each workshop in greater detail) next week 18-21 Feb
- Post workshop, developer will create and present their proposal, and City Team will distill comments and identify key issues to be addressed. Follow-up presentation should present both and City offer critique of proposal including highlighting regulatory and financial issues.

- Public process can't be driven by who is best organized and/or loudest. Needs to work within bounds of existing public policy and plans
- Process should help developer illuminate the key issues for the community and try to address them for both development agreement and regulatory
- Explain relationships with potential zoning changes, FBC and public financing

3. Technical Team Recruitment and Selection Update

- Ken Braverman hired as lead for multi-disciplinary team.
- Hiring others in key areas of technical expertise for large, complex, mixed use downtown projects including:
 - urban design, architecture, housing
 - public space & urban park design
 - research-based expertise in walkability (transportation, land use, design, density)
 - public / private partnerships and development agreements
 - public / private project financing and deal structure
 - multi modal transportation, traffic & parking
 - green infrastructure, storm water and utilities
 - market feasibility & real estate economics
 - tenant / leasing for retail, office and hospitality
 - legal, regulatory and permitting
- Received 7-8 proposals last week and are currently reviewing them to make a selection

Next Meeting: Wed. March 4 at noon