



## **ADVISORY COMMITTEE**

Jack Hollis, Chair  
Celso Naranjo, Vice Chair  
Marissa Clarke  
Leslie Garth  
Jennifer McMillan  
Ibrahim Moustafa  
Gregory Schroeder  
Kayla Brown, Commission Acting Chair and Commission Liaison

**July 9, 2025  
6:00 P.M.**

## **Gresham Redevelopment Commission Advisory Committee Meeting**

The Gresham Redevelopment Commission Advisory Committee currently holds their meetings virtually via Zoom, an online meeting platform.

### **Zoom Access Link and Call-in Numbers to join the meeting**

**Click the link below to join the webinar:**

<https://greshamoregon.zoom.us/j/83106272675?pwd=YWQwVWN4NUs2WWRVVkNTNTI0L1RKUT09>

Passcode: aZM2TU11h7

**Or One tap mobile:**

US: +12532158782,,83106272675#,,, \*4632237382

**Or Telephone:**

Dial: US: +1 253 215 8782

Webinar ID: 831 0627 2675

Passcode: 4632237382

### **PLEASE NOTE**

Instructions for signing up for written or oral testimony are provided on this agenda under Item 3.

The City's business hours are Monday through Friday from 8:00 a.m. to 5:00 p.m.

Persons who plan to attend this meeting and desire translation services for this meeting must notify Johntae Ivory, Program Technician, by calling 503-618-2473 or emailing [johntae.ivory@greshamoregon.gov](mailto:johntae.ivory@greshamoregon.gov) by 5:00 p.m. three (3) business days before the meeting, so that the City can make arrangements for translation services.

**GRESHAM REDEVELOPMENT COMMISSION ADVISORY COMMITTEE AGENDA  
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- A. 6:00 CALL TO ORDER BY PRESIDING OFFICER
- 1. 6:01 ROLL CALL
- 2. 6:03 ANNOUNCEMENTS
- 3. 6:08 INSTRUCTIONS TO CITIZENS FOR TESTIFYING ON AGENDA AND NON-AGENDA ITEMS:

**Written Testimony** must be received by 6:00 p.m. one (1) business day before the meeting via email to Johntae Ivory, Program Technician, at [Johntae.ivory@greshamoregon.gov](mailto:Johntae.ivory@greshamoregon.gov).

**Oral Testimony**: If you plan to provide Oral public testimony, you must register your name, email address, phone number, and subject matter, one (1) business day before the meeting via email to Johntae Ivory, Program Technician, at [Johntae.ivory@greshamoregon.gov](mailto:Johntae.ivory@greshamoregon.gov).

- 4. 6:10 PUBLIC COMMENT
- 5. 6:15 ELECTION OF OFFICERS  
*Committee Action:* **Decision**
- 6. 6:25 URBAN RENEWAL UPDATES & FISCAL YEAR 2025-26 DRAFT SCHEDULE  
Justin Douglas, Gresham Redevelopment Commission Director  
Staff will provide an update on current activities and the fiscal year 2025-26 Urban Renewal schedule.  
*Committee Action:* **Discussion**
- 7. 6:55 MEETING MINUTES: MAY 7, 2025  
*Committee Action:* **Decision**
- 8. 7:00 GOOD OF THE ORDER
- B. 7:10 ADJOURNMENT OF MEETING

<b>MEETING SCHEDULE (Subject to Change)</b>	
<div data-bbox="203 1560 654 1749" data-label="Text"><p style="text-align: center;"><b>GRESHAM REDEVELOPMENT COMMISSION</b></p><p style="text-align: center;"><b><u>Meeting Schedule</u></b></p><p style="text-align: center;">Meets as needed on the third Tuesday of the month at 2:30 p.m.</p></div>	<div data-bbox="841 1560 1341 1782" data-label="Text"><p style="text-align: center;"><b>GRESHAM REDEVELOPMENT COMMISSION</b></p><p style="text-align: center;"><b><u>ADVISORY COMMITTEE</u></b></p><p style="text-align: center;"><b><u>Meeting Schedule</u></b></p><p style="text-align: center;">Meets as needed on the second Wednesday of the month at 6:00 p.m.</p></div>

**GRESHAM REDEVELOPMENT COMMISSION ADVISORY COMMITTEE (GRDCAC)  
MAY 7, 2025 MEETING MINUTES**

**MEETING LOCATION**

Online meeting via Zoom Conference Call US: +12532158782, Webinar ID 831 0627 2675, or <https://greshamoregon.zoom.us/j/83106272675>.

COMMITTEE PRESENT: Marissa Clarke  
Jack Hollis, Chair  
Leslie Garth  
Jennifer McMillan  
Ibrahim Moustafa  
Celso Naranjo  
Gregory Schroeder

COMMITTEE ABSENT: None

COMMISSION  
LIAISON PRESENT: None

STAFF PRESENT: Justin Douglas, Gresham Redevelopment Commission Director  
Michael Gonzales, Urban Renewal Project Coordinator  
Johntae Ivory, Program Technician, Recording Secretary

**A. CALL TO ORDER**

**Chair Jack Hollis** called the meeting to order at **6:46 P.M.**

**1. ROLL CALL**

**Chair Hollis** called the roll.

**2. ANNOUNCEMENTS**

**Chair Hollis** introduced the newest member of the GRDCAC, **Leslie Garth**.

Each committee member gave a small introduction about themselves.

**3. INSTRUCTIONS TO CITIZENS FOR TESTIFYING ON AGENDA AND NON-AGENDA ITEMS**

**Chair Hollis** read the instructions.

**4. PUBLIC COMMENT**

None

## **5. ROCKWOOD MARKET HALL UPDATE**

**Juliane Reno, Rockwood Market Hall Manager**, provided an update on the Rockwood Market Hall.

**Mr. Naranjo** asked about the success of the tenants and if they have any complaints and the issues the vacating tenants are experiencing.

**Ms. Reno** acknowledges they recently started asking tenants to provide monthly gross report. She noted a wide range of things that affect tenants' success at the market hall.

**Chair Hollis** asked about the resources that could help the market hall.

**Ms. Reno** said the Gresham Redevelopment Commission (GRDC) incubator grants that were distributed could be helpful for newer tenants at the market hall. Other grant opportunities would be huge to help the tenants with their debts and business marketing needs.

**Chair Hollis** recommended providing examples from the previous tenants' incubator grants when requesting additional funds from the GRDC.

**Mr. Moustafa** suggested connecting with Mt. Hood Community College design program could be helpful with branding and collaboration.

**Ms. McMillan** asked if she gives preference for the applicants who want to join the Rockwood Market Hall.

**Ms. Reno** acknowledges that it was the original plan when it first opened but that is not what they look at now. It's open to anyone to apply.

**Ms. McMillan** asked if there's any health wellness practitioner business currently at the market hall because of the community interest in culturally specific needs in the Rockwood area.

**Ms. Reno** explained they don't have any at this time, but she did mention **Callie's Custom Hat Wigs** is a tenant at the market hall. The owner has a previous medical background, and they provide wigs for multiple hospital patients who are losing their hair. There is available space in other areas of the market hall that could be a good fit, and the GRDCAC can reach out to her if they want to provide any leads.

**Mr. Naranjo** asked about the amount of foot traffic that comes into the market hall and the overall attendance of customers.

**Ms. Reno** acknowledges a steady lunch crowd on the weekdays because of the number of offices and businesses nearby. More delivery and pick-up of food tend to happen in the evening, and the weekends are slower according to the tenants. She gave examples of why some people were not aware the market hall was open including, location off the street, active construction site while other buildings were being constructed with people not knowing you can come inside to eat, and people driving by and not stopping. Other opportunities like events help bring people to the market hall. Having a grocery store in the market hall would be the final piece and key to bringing the residence in daily.

**Mr. Naranjo** asked if they explored a coupon program that could help bring more local customers into the market hall.

**Ms. Reno** agrees that it is a great idea and the only thing that is preventing them from pursuing is access to the funding.

**Mr. Moustafa** asked if there is a possibility of restricting parking to market hall customers only.

**Ms. Reno** said they made updates to parking with approximately 14 spaces with 90 minutes for market hall customers. She acknowledged some challenges with parking and the lease agreements they have with businesses sharing the parking spaces.

**Ms. Clarke** asked if they had had any conversations with TriMet on potential partnerships to help with ridership to help bring people to the market hall, including sponsored advertisements.

**Ms. Reno** explained they have had TriMet at some events but would love to talk to TriMet about potential partnerships.

**Mr. Ivory** asked **Ms. Reno** if she could talk about some of the events that are coming up this summer at the Rockwood Market Hall.

**Ms. Reno** noted they just turned on the splash pad for the summer season and she recommended stopping by La Michoacana Dolce for cool refreshments.

#### **Other Events:**

Starting June 5:

Upcoming summer events:

- School's Out for Summer (City of Gresham) - Friday June 13<sup>th</sup> from 11am-2pm
  - As the song says, School's Out for Summer! Help us kick off summer right with kids' activities, free food, face painting, summer resources and more!
- One World Celebration (RMH) - Saturday July 26<sup>th</sup> from 12-5pm. TBD.
- Rock the Block - (City of Gresham) Saturday August 23rd from 11am-4pm
  - Get ready to go back to school
- Rockwood Community Market - Every Thursday from 3-7pm, June 5th-September 25th

**Chair Hollis** asked about the next steps after today's discussion.

**Ms. Garth** asked for a description of the incubator grants.

**Mr. Gonzales** provided an overview of the incubator grants. He explained the next steps for additional funding towards the incubator grants would be to seek GRDC approval.

#### **8. GOOD TO THE ORDER:**

**Mr. Moustafa** thanked **Mr. Schroder** for his comments regarding the Fire Station 74 that was submitted to the committee.

**Mr. Schroder** was happy they got submitted since he was unable to attend the meeting.

**B. ADJOURNMENT OF MEETING**

Hearing no further business, **Chair Hollis** adjourned the meeting at **7:52 P.M.**

Respectfully submitted,

/s/ Johntae Ivory

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Johntae Ivory  
Recording Secretary