

Downtown stakeholders are encouraged to share their views about the future of downtown Sioux City as part of the Downtown Economic Development Study. A wide range of groups including businesses, downtown property owners, economic development professionals, and cultural organizations are invited to participate during the International Economic Development Council (IEDC) Site Visit. Discussions and events will take place March 26-28 at the Sioux City Convention Center with a team of panelists including downtown practitioners and IEDC staff.

An agenda for the IEDC Site Visit follows detailing invited attendees and the purpose for each meeting. All stakeholders are invited to attend the public meeting held on Monday, March 26 at 5:00 p.m. and the presentation of preliminary findings on Wednesday at 1:00 p.m. at the Sioux City Convention Center.

The downtown study will focus on and seek solutions for several key economic development issues such as generating new investment, market rate housing, revitalization of historic buildings, and most importantly, job creation. Data collection relating to property owners in downtown Sioux City, market rents and inventory, occupancy rates, cultural/arts reports, and recent revitalization efforts with developers began in February followed by a preliminary site visit by a representative from the IEDC team. Preliminary findings will be presented at the end of the three day site visit with a final report presented in the summer.

The City of Sioux City and Downtown Partners are working with the IEDC to develop an economic development assessment of downtown Sioux City to increase jobs and investment in the downtown. IEDC, the world's largest membership organization serving the economic development profession, is conducting research and will draft a background report that summarizes the key economic development characteristics and issues facing downtown. The study is funded by a \$40,000 federal grant from the Economic Development Administration, \$15,000 from the City, \$15,000 from Downtown Partners, and \$10,000 from MidAmerican Energy.

FINAL AGENDA

IEDC Technical Assistance for Downtown Revitalization

Sioux City, Iowa

All meetings held at the **Sioux City Convention Center, 801 4th Street**, unless otherwise noted.

Please review the agenda to locate the meeting that may best fit your role. You are also invited and encouraged to attend the Public Meeting on Tuesday at 5:00 p.m. and the Preliminary Findings Presentation on Wednesday at 1:00 p.m.

Day 1 ☐ Monday, March 26, 2012

8:00 – 9:00 am

Overview Meeting

Invited Attendees:

City Manager, Economic Development

Purpose:

Discuss the goals, objectives, key topics

9:00 – 10:30 am

Tour

of Downtown, Surrounding Neighborhoods

10:30 – 12:00 pm

Economic Development Professionals

Invited Attendees:

City economic development staff and representatives

Purpose:

Obtain an understanding of the economic conditions

12:15 – 1:45 pm

Lunch with Elected Officials @ Buffalo Alice, 1022 Historic 4th

Invited Attendees:

Mayor, City Council member(s) representing the area

Purpose:

Discuss the goals, issues, concerns, etc. related to economic development

2:00 – 3:15 pm

Local Small Businesses

Invited Attendees: Business owners / managers in the downtown

Purpose: Discuss challenges to the opportunities

3:30 – 4:45 pm

Tourism and Cultural Organizations

Invited Attendees: Staff & Board of Art Center, Museum, Library

Purpose: Understand activities and impact of entertainment

5:00 – 6:30 pm

Public Meeting

Invited Attendees: All downtown stakeholders and interested parties

Purpose: An opportunity to discuss issues affecting downtown

Day 2, Tuesday, March 27, 2012

7:30 – 8:45 am

Downtown Partners Board of Directors Monthly Meeting

Purpose:

Understand role of the Board and goals

9:00 – 10:15 am

Developers and other Real Estate professionals

Purpose:

Understand the real estate market as it

10:30 – 11:45 pm

Downtown Property Owners

Invited Attendees:

Downtown property owners, Historic Pr

Purpose:

Discuss challenges and opportunities f

12:00 – 1:15 pm

Lunch with members of Sioux City GO @ SoHo Kitchen, 1024 Historic 4th

Purpose: Understand role of Young Professional

1:30 –2:45 pm

Planning Meeting

Invited Attendees: City Planning staff, City Engineering staff

Purpose: Find out about local planning efforts that

3:00 –4:15 pm

4:30 pm onwards & Dinner

Larger Businesses, Medical, and other Institutional Leaders

Invited Attendees: Professionals from key institutions, incl

Purpose: Obtain an understanding of the role tha

IEDC Working Session

Day 3, Wednesday, March 28, 2012

8:30 – 12:30 pm

Panel and Staff Preparation

1:00 – 2:30 pm

Present Preliminary Findings

Invited Attendees:

Downtown Stakeholders & Media

Purpose:

Panelists share impressions and insights