

**Medical SSMID Commission Meeting Minutes**

**March 12, 2025, 8:00 a.m. – 9:30 a.m., Cedar Rapids Bank & Trust**

**Present:** Gordon Epping, Casey Greene, Pauline Herb, Michelle Jensen, Suzy McGrane-Hop, Alejandro Pino, Okpara Rice, Brian Steffen, Nathan Van Genderen (virtual), Amanda Zhorne

**Absent:** Eric Dalton

**Guests:** Jennifer Pratt, City Liaison and Noah Zeker, Assistant City Liaison

**Staff:** Jennifar Bassett, Peggy Degnan, Phil Wasta

**Welcome & Call to Order**

McGrane-Hop called the meeting to order at 8:01 a.m.

**Consent Agenda**

**Greene moved to approve the January minutes, financials and reports with Rice seconding. The motion was unanimously approved.**

**Discuss Possible Candidates to Complete Eric Griggs' Term on Commission**

Pino and Van Genderen have agreed to be nominated for another three-year term. However, Rice decided not to apply for an additional term. Also, Griggs' seat is open.

Potential candidates/action steps:

Eastern Iowa Health Center (EIHC) – Wasta to invite Joe/his staff to attend meetings to enhance engagement.

Barb Tupper - Rice contacted David Hayes who suggested Tupper to represent Coe. Phil to reach out to Tupper to provide insights about serving on the Commission and invite her to apply.

Brad Thatcher - VP of Finance, Tanager – Rice recommended Thatcher to fill his seat after his term is over that Tanager is represented on the Commission. Phil to reach out to Thatcher to provide insights about serving on the Commission and invite him to apply.

Jim Sherman - Eric Dalton reached out to him and Jim expressed interest. Jim will be kept in mind for future openings.

The Commission feels a link to higher education by having Coe represented would be new and interesting plus there is an ongoing need for students to enter into healthcare/medical fields. Steffen said he frequently receives communications from Coe for students seeking job shadow opportunities from their Center for Health and Society program.

Wasta shared they have tried to maintain broad representation on the Commission so everyone feels included such as small business, healthcare, restaurants, etc. Therefore, education would be a unique addition to the Commission with Coe College.

**Review/Approve Revisions to Memorandum of Agreement with City of Cedar Rapids**

Wasta stated this was reviewed at the last meeting and explained Pratt and Zeker are revisiting this document so all the SSMID District MOAs are as aligned as possible. They are looking for commonality to drive efficiency. Also, the MOA states who is responsible and what is expected from each other.

Wasta recounted a recent situation involving a curb repair in front of Firestone where the repairs did not adhere to the district specifications spelled out in Section D and E. If it were not in writing within the MOA, there would not be any recourse to have it redone correctly. Public Art (Section J) is more formalized, so to have that clarified is also a good thing. Streetscapes, holiday lights, and flower bed procedures are also now clarified. Wasta mentioned the MedQ is

going to be able to start acquiring plants from the Noelridge Greenhouse beginning in 2026 which will result in cost savings.

**Rice moved to approve the revisions to the City's MOA as presented with Steffen seconding. The motion was unanimously approved.** Pratt will take to City Council for approval.

### **Review/Approve 2025 District Survey Content**

After a lively discussion about past surveys, outreach, connection, value and the intent of this particular survey, it was decided to form a sub-committee to determine the content of the next survey. The sub-committee members are: Jensen, Pino, and Steffen. They will also review and share results from the 2022 survey responses.

### **Next Steps in Implementation of Pillar 3: Appearance & Identity; Initiative 3: Create and Program Interactive Community Green Spaces**

Wasta stated there is a 15-year license agreement in place now with the property owner for the SW corner of 4<sup>th</sup> Avenue and 10<sup>th</sup> Street to become an activated green space. Wasta met with engineers from Anderson Bogert. They provided a proposal for \$17K to design a code-compliant green space. MedQ, Inc. has approved up to \$20K for engineering and design. Wasta presented a preliminary concept drawing. The next steps are to take this to a landscape architect for review and then to the City for code compliance. The plan is to have this done by Fall while the owner is still fully engaged in the process. The owner's financial exposure will be approximately \$125K.

### **Committee Updates**

Branding & Marketing, Economic Development, Finance & Operations, and Standards reports were provided in the agenda packet.

### **Executive Director's Updates**

The Executive Director's Report was included in the agenda packet.

### **Other Business**

- Wasta gave an update on the milling of 5<sup>th</sup> Avenue SE from 5<sup>th</sup> Street to 12<sup>th</sup> Street. In addition to curbs and paving it involves underground wiring and replacement of light poles. Wasta said there will be a different style of light pole because of the agreement between Alliant and the City. Wasta is working with City to make sure District aesthetics are upheld.
- Wasta reported that construction will commence on the roundabout at 8<sup>th</sup> Avenue / 10<sup>th</sup> Street / Mt. Vernon Road and is expected to be completed in late summer. The logo for the retaining wall and lighting are ready.
- The conversion of Coe Road NE to a 2-way traffic is set for early next week during Coe's Spring Break. Greene said they are anticipating an increase in traffic on A Avenue once the 2-way begins.
- The Faith & Medicine Task Force is assisting with the planning for the Spirituality in the 21<sup>st</sup> Century event featuring Dr. Lisa Miller on May 5-6 and will offer CME's.
- Greene shared they are in the midst of changing the wrap/mural on their building on the SW corner of A Avenue & 7<sup>th</sup> Street NE. Wasta said this will be discussed and go before the Branding & Marketing Committee because some criteria needs to be met to put art in public places.

### **Adjournment**

**Epping moved to adjourn with Rice seconding. The meeting was adjourned at 9:00 a.m.**