

SHERWOOD URBAN RENEWAL AGENCY BOARD OF DIRECTORS
MEETING MINUTES
Tuesday, October 21, 2014
22560 SW Pine Street, Sherwood, Oregon 97140

URA BOARD REGULAR SESSION

1. **CALL TO ORDER:** Chair Bill Middleton called the meeting to order at 6:45 pm.
2. **BOARD PRESENT:** Chair Bill Middleton, Linda Henderson, Dave Grant, Matt Langer and Krisanna Clark. Bill Butterfield was absent.
3. **STAFF PRESENT:** Assistant City Manager Tom Pessemier, Administrative Assistant Colleen Resch, and Agency Recorder Sylvia Murphy.

Chair Middleton addressed the Consent Agenda and asked for a motion.

4. **CONSENT AGENDA:**

- A. **Approval of August 5, 2014 URA Board Meeting Minutes**
- B. **Approval of October 7, 2014 URA Board Meeting Minutes**

MOTION: FROM LINDA HENDERSON TO ADOPT THE CONSENT AGENDA, SECONDED BY DAVE GRANT, MOTION PASSED 5:0, ALL PRESENT MEMBERS VOTED IN FAVOR, (BILL BUTTERFIELD WAS ABSENT).

Chair Middleton addressed the next agenda item.

5. **NEW BUSINESS**

A. URA Resolution 2014-009 Approving a Façade Grant Program and repealing existing façade grant legislation, URA Resolutions 2003-001 and 2004-005

Assistant City Manager Tom Pessemier approached the Board and stated the resolution was clean-up in nature. He said there were two resolutions they have been relying on for the Façade Program since 2003 and one of the provisions from the resolutions is that SURPAC will review the applications first and provide the URA Board with recommendations. He said since SURPAC is no longer in existence the language needs to be cleaned-up so there is a smooth process for the program. He said decisions will now be made directly by the URA Board. He said staff worked with SURPAC to draft this resolution and also inquired with other jurisdictions particularly in the area of design. He stated SURPAC decided to add design cost to the program. He noted they are allocating \$100,000 to get to the end of the program. He said the Façade Grant Program has been the top priority for SURPAC and it has made a difference in Old Town and stated there is still interest in the program.

With no questions from the Board the following motion was received.

MOTION: FROM DAVE GRANT TO ADOPT URA RESOLUTION 2014-009, SECONDED BY KRISANNA CLARK, MOTION PASSED 5:0, ALL PRESENT MEMBERS VOTED IN FAVOR, (BILL BUTTERFIELD WAS ABSENT).

Chair Middleton addressed the next agenda item.

6. PUBLIC HEARING

A. URA Resolution 2014-010 Authorizing the URA Manager to sell property owned by the Sherwood Urban Renewal Agency

Tom Pessemier stated the City is not required to have a public hearing on this issue but the State code for cities suggests having a public hearing. He said when the URA Plan was put together they made provisions in the plan for a public hearing for the disposition of assets. He stated we want to be transparent and allow public comments. He said SURPAC spent time reviewing all the properties owned by the URA and tried to figure out which ones should be divested of and they identified four properties. He said the properties include the two properties down the block that were purchased for the round-about that was constructed on First and Ash. He stated there is property off of Sherwood Boulevard that would be good for multifamily and is zoned high density residential and is adjacent to the Senior Center. He said the last is the property off Main Street that was purchased to build the water quality facility which will not be ready to sell right away. He stated these are the four properties SURPAC recommended selling and they are all residential in nature. He said residential properties are moving right now. He added if the Board does move forward with this resolution he reminded them that they previously passed a resolution to authorize the Urban Renewal Manager to enter into a contract with a real estate broker.

Ms. Henderson asked if there are any recent appraisals on these properties.

Tom said no and stated one of the reasons we are working with a realtor is to have a market analysis done before the properties are listed. He stated typically we do not do an appraisal before selling a piece of property.

Chair Middleton opened the public hearing.

With no one coming forward to provide testimony, Chair Middleton closed the public hearing.

With no further questions the following motion was received.

MOTION: FROM LINDA HENDERSON TO ADOPT URA RESOLUTION 2014-010, SECONDED BY MATT LANGER, MOTION PASSED 5:0, ALL PRESENT MEMBERS VOTED IN FAVOR, (BILL BUTTERFIELD WAS ABSENT).

Chair Middleton addressed the next agenda item.

7. STAFF REPORT

No staff report was provided.


Chair Middleton addressed the next agenda item.

8. ADJOURN

Chair Middleton adjourned at 6:55 pm.

Submitted by:


Sylvia Murphy, MMC, Agency Recorder


~~Bill Middleton, Chair~~
Linda Henderson, Board Member
