

## **MINUTES OF THE PROCEEDINGS OF THE URBAN RENEWAL AGENCY**

**December 5, 2000**

The minutes of the proceedings of the regular meeting of the Urban Renewal Agency of the City of Coos Bay, held immediately following the City Council meeting which began at 7:00 p.m. in the Council Chambers at City Hall, 500 Central Avenue, Coos Bay, Oregon.

### **Those Attending**

Those present were Chair Kevin Stufflebean and Board Members Joe Benetti, Anna Marie Larson, Jeff McKeown, Cindi Miller, Don Spangler, and Judy Weeks. City staff present were City Manager Bill Grile, Deputy Recorder Joyce Jansen, City Attorney Randall Tosh, Fire Chief Stan Gibson, Police Chief Chuck Knight, and Community Services Director Shanda Shribbs.

### **Request to Add an Executive Session**

Chair Stufflebean requested an executive session pursuant to ORS 192.660 (1) (e) for the purpose of discussing real property transactions be added to the Agency agenda. Board Member Miller moved to add the executive session. The motion was seconded by Board Member McKeown and passed with Board Members Benetti, Larson, McKeown, Miller and Spangler voting aye; Board Member Weeks voted no.

### **Discussion of the Empire Gateway Project**

Chair Stufflebean commented the Agency had considered a metal gateway structure. Board Member Spangler distributed pictures of the Bandon archway for review and reported the structure is fairly new and was built at a cost of \$40,000 for two archways. Board Member Spangler recommended the archway be located at Tri-County Plumbing and across the street to the storage building. He encouraged staff and the Agency to look at the Bandon structure. Chair Stufflebean reported there is support for the wooden archway at the Y location and asked if the Agency Board would like to proceed with the design. Board Member Miller stated she liked the concept and the price. Board Member Weeks agreed and stated it was what she had in mind all along. Board Member Benetti also liked the Y location. Board Member McKeown commented \$200,000 was too much to spend on a gateway and expressed concern about enhancing the separation of Empire and Coos Bay. Board Member Larson inquired if the archway could be located near the entrance to the Empire boat ramp. Board Member Spangler commented the plan is to have the arch be a gateway to existing Empire. Consensus of the Board was to have staff and the architect look at a wooden archway design for placement at the Y.

Julia Spangler, Coos Bay, commented the wooden archway would be adequate and noted projects are done in phases. By itself, maybe one part does not look right, but when all phases are completed, the project looks good. Ms. Spangler commented urban renewal is an important tool for improving the community and the Agency has worked hard to use the taxpayers' money wisely.

### **Authorization to Purchase Real Property – Report by City Manager Bill Grile**

City Manager Bill Grile reported the Agency has indicated an interest in purchasing the Crowley Marine property in the Empire area and asked the Agency for authorization to proceed with the purchase, not to exceed \$200,000 with the stipulation that the current owner will pay the property taxes. Board Member Miller moved to authorize the city manager to proceed with the purchase of the Crowley Marine property.

Board Member Weeks seconded the motion which passed with all board members present voting aye.

**Confirmation of Direction to Purchase the Sportsman Building in Downtown Coos Bay**

City Manager Bill Grile requested the Agency confirm the decision that the city manager was directed to proceed with the purchase of the Sportsman building for \$175,683. Board Member Miller moved to confirm the prior decision of the Agency to authorize the city manager to purchase the Sportsman building. Board Member Weeks seconded the motion. Board Member Benetti declared a conflict of interest. The motion passed with Board Members Larson, McKeown, Miller, Spangler, Stufflebean and Weeks voting aye. Board Member Benetti abstained from the vote.

**Executive Session**

Chair Stufflebean moved to go into an executive session pursuant to ORS 192.660 (1) (e) for the purpose of discussing real property negotiations. Board Member Miller seconded the motion which passed with Board Members Benetti, Larson, McKeown, Miller and Spangler voting aye; Board Member Weeks voted no.

The Agency reconvened into regular session

**Adjournment**

There being no further business to come before the Urban Renewal Agency Chair Stufflebean adjourned the meeting to December 19, 2000 in the Council Chambers at City Hall.

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Kevin Stufflebean, Chair

ATTEST:

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Anna Marie Larson, Secretary