

MINUTES OF THE PROCEEDINGS OF THE URBAN RENEWAL AGENCY

October 5, 2004

The minutes of the proceedings of a meeting of the City of Coos Bay Urban Renewal Agency, held immediately following the City Council meeting beginning at 7 p.m. in the Council Chambers, 500 Central Avenue, Coos Bay, Coos County, Oregon.

Those Attending

Those present were Chair Kevin Stufflebean and Board Members Joe Benetti, Jon Eck, Roger Gould, Anna Marie Larson, Jeff McKeown, and Cindi Miller. Staff present were City Manager Chuck Knight, City Attorney Nathan McClintock, Deputy Recorder Joyce Jansen, Fire Chief Stan Gibson, Library Director Carol Ventgen, and Police Chief Eura Washburn.

Approval of the Minutes of July 20, 2004

Board Member McKeown moved to approve the minutes of the July 20, 2004 meeting as submitted. Board Member Eck seconded the motion which passed with all members present voting aye.

Consideration of a Request for the City to Apply For a Grant for Improvements to the Empire Overlook Property

Chair Stufflebean reported Steve Skinner has met with some of the members of the urban Renewal Agency regarding ways for citizens to take care of areas of the city, and he has researched possible funding for the overlook property.

Steve Skinner briefly reviewed the purchase and design plans for the Empire overlook property, formerly the location of the Balboa Bay Club. The Agency hired a design team and a workshop was held two years ago to establish goals and a design for the property. Citizens were involved in the process and four goals were developed: 1) preserve the historic value of the site, 2) provide public access to the bay and provide public space for gatherings, 3) develop infrastructure for tourism and business, and 4) provide general renewal of the Empire area. Mr. Skinner reported on his research for funding of the project and the most promising funding is from the Oregon Economic and Community Development Department (OECDD). He has been in contact with OECDD and they have encouraged the city to apply for funding.

Mr. Skinner reported a petition has been circulated in the Empire area for support of the project, and business owners have been contacted as well. He commented more parking is needed to support the use and suggested the Agency look into purchasing more property. Board Member McKeown commended citizens for becoming involved and he supported applying for grant funding from OECDD. Board Member Benetti commented the design was developed two years ago, but done in such a way as to be flexible. He inquired if someone was available to complete the application for funds. Mr. Skinner suggested city staff prepare the application as the city would be responsible for administering the grant. Chair Stufflebean reported OECDD requires the applicant to be a public agency.

Board Member Gould commented it is the responsibility of the City Council and Agency Board to provide infrastructure for citizens and he supported improving the overlook property. Consensus of the Board

was to move forward with city staff preparing the application for a grant for the development of the overlook property.

**Approval of Transfer of the Central Dock Property
to Coos Historical Society**

City Manager Chuck Knight reported the Historic Museum Society has requested the Agency donate the Central Dock property to the museum. He suggested a clause be included in the deed that in the event the museum is not constructed, the property will revert back to the Agency. Mr. Knight commented the lease for the original site for the museum in the downtown area needs to be dissolved. Board Member Benetti commented the intent of purchasing the property was to transfer title of ownership the Historic Museum Society. City Attorney McClintock reported the request at this time is for a letter of commitment from the Agency. Board Member Gould moved to issue a letter to intent to transfer the Central Dock property to the Historic Museum Society. Board Member McKeown seconded the motion which passed with all members present voting aye.

**Authorization to Proceed with Sale of Property
Located on Newmark Avenue**

Chair Stufflebean requested this item be continued at the next Urban Renewal Agency meeting due to issues that need to be resolved. Consensus of the Board to do so.

Public Comments

Steve Grief, Coos County Historical Society, thanked the Board for their vision and support of placement of the museum on Front Street. He reported someone has decided to move to Coos Bay and purchase property for a gallery on Front Street because the historic museum will be built there and the Marshfield Sun Museum is already in the area. Mr. Grief noted that other activities would build from this event, such as bringing tall ships to the area. He commented a public unveiling of the historic museum plans would be held this winter.

Adjourn

There being no further business to come before the Agency, Chair Stufflebean adjourned the meeting.

Kevin Stufflebean, Chair

ATTEST:

Cindi Miller, Vice-Chair