

**URBAN RENEWAL AGENCY**  
**MINUTES**  
**November 9, 2015**

Mayor Sloan called the meeting to order at 8:33 p.m.

**1. ROLL CALL**

Present:

Mayor Rocky Sloan  
Councilor Angie Baca  
Councilor Doug Edmonds  
Councilor Charla Koepp  
Councilor Jason Leonard  
Councilor Sean Manning  
Councilor Eric Niemann

Excused:

Staff Present:

City Manager Chris Workman  
City Attorney Jim Brewer  
City Recorder Ruth Post  
Public Works Operations Supervisor Garry Black

Excused:

Police Chief Ken Rueben  
Finance Director Joan Swanson  
Public Works Director Kevin Fear

**2. MINUTES**

**MOTION:** Councilor Koepp moved, Councilor Edmonds second, to approve the minutes of June 22, 2015, as presented. Motion APPROVED 7-0. (Yes: Baca, Edmonds, Koepp, Leonard, Manning, Niemann and Sloan; No: None)

**3. RESOLUTIONS**

**Resolution 15-04 Minor amendment to the Urban Renewal Plan adding land to the Urban Renewal Area** – Mr. Workman summarized the information provided in the agenda packet regarding the need to expand the Urban Renewal Area to include the area in Main Street from 12<sup>th</sup> Street westward that has water and sewer lines buried in it. He stated this would require an addition of 0.24 acres into the Urban Renewal District and would qualify under State rules for a minor plan amendment. He stated the primary project being considered at this time is \$3 million for the water and sewer line replacement. He explained the timing of going out for bond financing in time to take advantage of good construction rates within this fiscal year. Mr. Black stated this would replace over 50% of the old 1950's sewer pipe that still needs to be replaced.

Mr. Workman described discussions with Pacific Power to improve the power line issue downtown but stated those discussions are not timely with the water and sewer project. Mr. Workman described coordination with ODOT. He stated that Street Fund dollars will be used to repave the highway sections after the water and sewer lines are replaced.

**MOTION:** Councilor Edmonds moved, Councilor Leonard second, to approve Resolution 15-04, a Minor Amendment to the Urban Renewal Plan adding land to the Urban Renewal Area. Motion APPROVED 7-0 (Yes: Baca, Edmonds, Koepp, Leonard, Manning, Niemann and Sloan; No: None)

**4. NEW BUSINESS**

**Memorandum of Understanding with ODOT regarding potential funding of the Streetscapes Project** – Mr. Workman described discussions with ODOT and stated they are currently identifying projects to be completed in the next 4-year budget. He

stated that this memorandum is expected to help strengthen this project's chances of being funded. He stated that a more formal agreement would be signed should the funding be allocated. Mr. Workman described the competition for dollars between ODOT projects but stated that Philomath has the advantage of matching dollars.

**MOTION:** Councilor Niemann moved, Councilor Koeppe second, to approve the Memorandum of Understanding with ODOT regarding potential funding of the Streetscapes Project. Motion APPROVED 7-0 (Yes: Baca, Edmonds, Koeppe, Leonard, Manning, Niemann and Sloan; No: None)

4. **ADJOURNMENT**

There being no further business, Mayor Sloan adjourned the meeting at 8:58 p.m.

SIGNED:  
Rocky Sloan, Urban Renewal Agency Chair

ATTEST:  
Ruth Post, MMC, City Recorder