

MINUTES

COLUMBIA GATEWAY URBAN RENEWAL AGENCY

REGULAR MEETING
OF
SEPTEMBER 27, 2010

CITY COUNCIL CHAMBER
313 COURT STREET
THE DALLES, OREGON

PRESIDING: Chair Jim Wilcox

AGENCY PRESENT: Bill Dick, Carolyn Wood, Tim McGlothlin

AGENCY ABSENT: Dan Spatz, Brian Ahier

STAFF PRESENT: City Manager Nolan Young, City Attorney Gene Parker, City Clerk Julie Krueger, Community Development Director Dan Durow

CALL TO ORDER

The meeting was called to order by Chair Wilcox at 7:55 p.m.

ROLL CALL

Roll call was conducted by City Clerk Krueger; Ahier and Spatz absent.

APPROVAL OF AGENDA

It was moved by Dick and seconded by Wood to approve the agenda as presented. The motion carried unanimously, Ahier and Spatz absent.

AUDIENCE PARTICIPATION

None.

APPROVAL OF MINUTES

It was moved by Wood and seconded by McGlothlin to approve the July 26, 2010 minutes as presented. The motion carried unanimously, Ahier and Spatz absent.

CONTRACT REVIEW BOARD ACTIONS

Public Hearing to Consider Exemption to Contract Review Board Rules for Design/Build Contract for Upgrades to the Granada Theater

Chair Wilcox reviewed the procedures to be followed for the public hearing.

The staff report was reviewed by City Attorney Parker.

Testimony

No testimony was presented.

Resolution No. 10-071 Granting an Exemption from the Competitive Bid Requirements of ORS 297C.335 for the Project Involving Construction of Improvements for the Granada Theater and Authorizing a Process to Obtain Competitive Proposals for the Award of a Design Build Contract

It was moved by Dick and seconded by Wood to adopt Resolution No. 10-071 granting an exemption from the competitive bid requirements of ORS 297C.335 for the project involving construction of improvements for the Granada Theater and authorizing a process to obtain competitive proposals for the award of a design build contract. The motion carried unanimously, Ahier and Spatz absent.

ACTION ITEMS

Approval of Property Rehabilitation Grant and Loan Program Interest Rate Subsidy for Canton Wok

The staff report was reviewed by Eric Nerdin.

Chair Wilcox said he was not in support a 100% grant on the interest and said the owners should pay some amount.

It was moved by McGlothlin and seconded by Wood to approve the request for an interest rate subsidy by Dong Xi, LLC at 100% of interest charged, not to exceed 12%, effective for the duration of the loan obtained through CenterPointe Community Bank or until June 30, 2019, whichever occurs first. The motion carried; Wilcox voting no, Ahier and Spatz absent.

Approval of Amendment to Urban Renewal Administrative Plan Relating to Bank Participation and Payment Method for Interest Rate Subsidy Program

The staff report was reviewed by Eric Nerdin.

It was moved by Dick and seconded by McGlothlin to approve the following administrative recommendations:

1. Urban Renewal Agency will administratively issue a check monthly, in the amount of actual interest paid on loans at the level approved on each application to the approved applicant upon receipt of proof that all loan amounts due have been paid by the applicant. Issuance of the check will be in accordance with the process and time line stated in the staff report.
2. Urban Renewal Agency will not require bank participation agreements and will allow applicants to obtain loans from any federally and/or State regulated and insured financial institution.

The motion carried unanimously, Ahier and Spatz absent.

ADJOURNMENT

Being no further business, the meeting adjourned at 8:14 p.m.

Submitted by/
Julie Krueger, MMC
City Clerk

SIGNED:


James L. Wilcox, Chair

ATTEST:


Julie Krueger, MMC, City Clerk