

**CITY OF WILSONVILLE
URBAN RENEWAL AGENCY**

The Urban Renewal Agency held a regular meeting on January 23, 2014 in the Wilsonville City Hall immediately following the adjournment of the City Council meeting. Board Members present: Tim Knapp, Chair, Board Members Starr, Goddard, Fitzgerald and Stevens.

Staff included: Bryan Cosgrove, Executive Director; Mike Kohlhoff, City Attorney; Jeanna Troha, Assistant City Manager; Nancy Kraushaar, Community Development Director, and Sandra King, City Recorder.

CALL TO ORDER

Chair Knapp called the URA meeting to order at 8:13 p.m. followed by roll call.

CITIZEN INPUT - There was none.

CONSENT AGENDA

Mr. Kohlhoff read the titles of the Consent Agenda into the record. Mr. Kohlhoff pointed out Ms. Ossanna, Finance Director, made a presentation about the URA Annual Report during Work Session and identified minor changes to the Report. The changes in the URA Annual Report include:

- Page 2, Schedule at the top of the page, the column titles were cut off, they should read “Year 2000 Plan” and “West Side Plan”
- Page 4, “Assessed value of Properties Removed or Underlevied” table. The last line was corrected to remove “annual taxes released to jurisdictions in FY 2012-13” and read only “Total”.
- Page 7, addition of the following sentence in the fourth paragraph “In addition, the district owns ten acres of land purchased for the original school site that is available to be sold to fund capital projects.”

Motion: Mr. Knapp moved to remove item “B” URA Resolution No. 239 from the Consent Agenda for discussion. Mr. Starr seconded.

Vote: Motion carries 5-0.

A. Urban Renewal Agency Annual Report

Motion: Mr. Starr moved to approve Consent Agenda item “A”. Ms. Stevens seconded the motion.

Vote: Motion carried 5-0

NEW BUSINESS

A. URA Resolution No. 239

A Resolution Of The Urban Renewal Agency Of The City Of Wilsonville Authorizing Acquisition Of Property And Property Interests Related To The Construction Of Canyon Creek Road South To Town Center Loop East (CIP 4814).

Right-of-way acquisition is needed to extend Canyon Creek Road south from its current terminus through the intersection with Vlahos Drive to Town Center Loop East. Staff is currently working with Mentor Graphics regarding their participation in this project, and that information along with a resolution to acquire property from Mentor Graphics will be brought to the Board for approval in February. URA Resolution No. 239 addresses the acquisitions needed outside of the Mentor Graphics' property. These acquisitions are needed for any of the proposed cross-sections that were presented to the Board at their January 6, 2014 meeting and are not dependent on negotiations with Mentor Graphics.

This project is identified in the City's fiscal year 2013-14 budget as Canyon Creek Road South from Boeckman to Vlahos – No. 4184. Construction is planned for the summer of 2014 upon completion of design and right-of-way acquisition.

Nancy Kraushaar, Community Development Director, responded to Mr. Knapp's concerns regarding the property acquisition identification.

Staff was presenting nine property acquisitions needed for the Canyon Creek Road project. This only covers the full street section and does not address the Mentor Graphics site.

Using a map Ms. Kraushaar illustrated three locations, a section of roadway along the bowling alley, a section of roadway along the Winfield Village, and a section of property for the new Vlahos Drive along the Sundial Apartments.

Each of the locations has three acquisitions; each of the locations have acquisitions needed for future right of way, and each location has an acquisition for a right of way, a public utility easement and one for temporary construction easement.

So if you have three of those at each of the locations you actually have nine acquisitions. However, because the acquisitions are at three distinct locations, staff combined all three of the easements on one map for each of the locations.

Ms. Kraushaar referred to exhibit 1, which had two exhibits, Exhibit A and Exhibit B. Exhibit A is the legal description for right of way dedication; Exhibit B shows the right of way dedication as a hatched area which is noted in the map legend. Each of the Exhibit B maps identifies separate crosshatching for the right of way dedication, the public utility easement, and the temporary construction easement. One map was used for each location showing the three acquisitions.

Mr. Knapp asked if staff expected to use condemnation in the process. Ms. Kraushaar did not.

Mr. Knapp wanted to know what the question marks following “survey numbers” in the legal descriptions represented. Ms. Kraushaar indicated the survey numbers will be assigned after the documents have been recorded and were placeholders.

Ms. Kraushaar explained the resolution did not address any of the Mentor Graphics property. Mentor Graphics was receptive to working with the City on the Canyon Creek North extension and they are in the process of determining their level of participation. Staff would be returning to the Agency with the appropriate easements once Mentor has made their decision.

Motion: Ms. Fitzgerald moved to adopt URA Resolution No. 239. Mr. Goddard seconded.

Vote: Motion carried 5-0.

ADJOURN

The URA meeting adjourned at 8:24 p.m.

Respectfully submitted,

Sandra C. King, City Recorder

ATTEST:

Tim Knapp, Chair