

CITY OF WILSONVILLE
URBAN RENEWAL AGENCY

The Urban Renewal Agency held a regular meeting on November 5, 2012 in the Wilsonville City Hall. Chair Knapp called the meeting to order at 10:27 p.m. Board Members present: Tim Knapp, Chair, Board Member Nunez, Board Member Hurst, Board Member Goddard, and Board Member Starr.

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

CITIZEN INPUT – there was none

CONSENT AGENDA

Mr. Kohlhoff read the Consent Agenda items into the record. The comments from the City Council meeting regarding Resolution No. 2382 are appended to the minutes.

A. URA Resolution No. 222
A Resolution Of The Urban Renewal Agency Of The City Of Wilsonville Authorizing Addendum No. 5 To The Development Agreement Of June 14, 2004 By And Between The City Of Wilsonville, The Urban Renewal Agency Of The City Of Wilsonville, Matrix Development Corporation, Property Owners Donald E. Bischof & Sharon L. Lund, Arthur C. & Dee W. Piculell, The Dearmond Family LLC, Louis J. & Margaret P. Fasano, And Valerie & Matthew Kirkendall (staff – Kohlhoff/Kraushaar)

B. Minutes of the August 20, 2012 URA Meeting. (staff – King)

Motion: Ms. Núñez moved to approve the Consent Agenda. Mr. Starr seconded the motion.

Vote: Motion carried 4-0.

ADJOURN

Motion: Ms. Núñez moved to adjourn. Mr. Starr seconded the motion.

Vote: Motion carried 4-0.

The Urban Renewal Meeting adjourned at 10:30 p.m.

Respectfully submitted,

Sandra C. King, MMC, City Recorder

ATTEST:

Tim Knapp, Chair

Portion of the November 5, 2012 City Council meeting regarding Resolution No. 2382 have been included here for the record.

A. **Resolution No. 2382**

A Resolution Of The City Of Authorizing Addendum No. 5 To The Development Agreement Of June 14, 2004 By And Between The City Of Wilsonville, The Urban Renewal Agency Of The City Of Wilsonville, Matrix Development Corporation, Property Owners Donald E. Bischof & Sharon L. Lund, Arthur C. & Dee W. Piculell, The Dearmond Family LLC, Louis J. & Margaret P. Fasano, And Valerie & Matthew Kirkendall

Mr. Kohlhoff read the title of Resolution No. 2382 for the record.

Nancy Kraushaar, Community Development Director, stated the resolution was an addendum to a development agreement entered into with Matrix Development Corporation in 2004 for portions of the Villebois Master Plan. Because some property has or may change ownership, Staff has been writing addenda to make sure that previous commitments of the parties are transferred to the new ownership. The responsibilities apply to the Urban Renewal Agency, the City of Wilsonville and this addendum applies to Polygon Northwest. All the obligations are centered around financing, reimbursement for infrastructure, and construction of parks, roads, sewer water, and improvements. She noted that nothing has substantially changed from the original Matrix agreements. Some of the values have been updated for inflation, engineering, and construction index.

Mike Kohlhoff, City Attorney, added that after the bankruptcy and the City decided to take on the design and construction of some regional parks and Neighborhood Park 6, Polygon has agreed to take on Park 6. The City had originally set up a parks fee to cover Neighborhood Park 6 and Regional Parks 7 and 8. In other agreements, Polygon has taken on a substantial part of Regional Parks 8 and 7. In this case, Polygon would build Neighborhood Park 6 for the price of the park fee with exception of the surcharge, which would be retained because it would go toward the final planning and development of Park 8. If Polygon could construct the parks for less than the planned amount, the extra money would go to the City for park fees. Any construction costs greater than the planned amount would be Polygon's responsibility.

Motion: Councilor Núñez moved to approve Resolution No. 2382. Councilor Starr seconded the motion.

Vote: The motion passed 4-0.