



IMPROVING OUR COMMUNITY

COLUMBIA GATEWAY URBAN RENEWAL AGENCY

CITY OF THE DALLES

## MINUTES

### COLUMBIA GATEWAY URBAN RENEWAL AGENCY BOARD

Meeting Conducted in a Room in Compliance with ADA Standards

**Tuesday, April 16, 2019**

**5:00 p.m.**

City Hall Council Chambers

313 Court Street

The Dalles, Oregon

#### CALL TO ORDER

Chair Grossman called the meeting to order at 5:01 p.m.

#### ROLL CALL

Present: Scott Baker, Staci Coburn, Gary Grossman, Steve Kramer, Darcy Long-Curtiss, and Linda Miller

Absent: Bob Delaney, John Fredrick, and Tim McGlothlin

Staff Present: Urban Renewal Manager Steve Harris, City Attorney Gene Parker, Assistant to the City Manager Matthew Klebes

#### PLEDGE OF ALLEGIANCE

Chair Grossman led the Pledge of Allegiance.

#### APPROVAL OF AGENDA

It was moved by Board Member Miller and seconded by Board Member Kramer to approve the agenda as written. The motion passed 6/0, Miller, Coburn, Grossman, Baker, Long-Curtiss, and Kramer in favor, none opposed, Fredrick, McGlothlin and Delaney absent.

#### APPROVAL OF MINUTES

It was moved by Board Member Miller and seconded by Board Member Kramer to approve the minutes of March 19, 2019, as written. The motion passed 6/0, Miller, Coburn, Grossman, Baker, Long-Curtiss, and Kramer in favor, none opposed, Fredrick, McGlothlin and Delaney absent.

## **PUBLIC COMMENT**

None.

## **ACTION ITEM**

### **Proposed Hanlon Development Project – Submission of State Funding Assistance Request**

Director Harris presented the staff report.

Board Member Long-Curtiss moved to designate the Columbia Gateway Urban Renewal Agency as the eligible entity and to submit for state funding assistance for the Hanlon Development public-private partnership to redevelop the property located at 542 East Third Street, The Dalles. Board Member Kramer seconded the motion. The motion passed 6/0, Miller, Coburn, Grossman, Baker, Long-Curtiss, and Kramer in favor, none opposed, Fredrick, McGlothlin and Delaney absent.

## **EXECUTIVE SESSION**

Chair Grossman read the rules for Executive Session and recessed to Executive Session pursuant to Item VIII. A. of the Urban Renewal Agency Board Agenda dated April 16, 2019, which cites ORS 192.660(2)(h), at 5:10 p.m.

Chair Grossman reconvened to Open Session at 5:23 p.m.

Board Member Long-Curtiss moved to direct City Attorney Parker to not proceed with additional [BOLI prevailing wage] appeals on the behalf of Tokola. Board Member Kramer seconded the motion. The motion passed 6/0, Miller, Coburn, Grossman, Baker, Long-Curtiss, and Kramer in favor, none opposed, Fredrick, McGlothlin and Delaney absent.

## **STAFF COMMENTS**

Director Harris stated staff continued to work with Mr. Zilka regarding the potential purchase of the Blue Building. During discussions, Mr. Zilka expressed concerns with the potential cost of the archeological study. A meeting has been scheduled with a consultant from Northwest Archeological Investigations.

A meeting was held regarding the installation of utilities underground. Participants included staff, Northern Wasco County PUD, utility providers, and a design firm retained by the City of Hood River for a similar project. Staff will prepare and distribute a memo based on that meeting to the Urban Renewal Agency Board and City Council.

Focus group meetings were held for the Downtown Visioning Exercise. To gather additional comments, a public meeting is scheduled for May 6. Staff will report back with results of the Visioning Exercise.


## **BOARD MEMBERS COMMENTS OR QUESTIONS**

The next regularly scheduled meeting is May 21, 2019.

## ADJOURNMENT

Chair Grossman adjourned the meeting at 5:28 p.m.

Respectfully Submitted  
Paula Webb, Community Development Secretary

  
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Gary Grossman, Chair