

NEWBERG CENTENNIAL REDEVELOPMENT COMMISSION
SPECIAL MEETING
Tuesday, September 14, 1982, 7:30 PM
City Council Chambers

Members Present:

LeRoy Benham, Chair
Quentin Probst

Hal Grobey, Vice-Chair
Art Moffitt

Members Absent:

Alan Halstead
Tommy Tucker

Bruce Breitling

Staff Present:

Michael Warren, Executive Director
Clay Moorhead, Executive Secretary
Arvilla Page, City Finance Director/Recorder
Lyle Stewart, Redevelopment Consultant

Director Moffitt moved to approve the minutes of September 8, 1982. The motion was seconded by Director Probst and was approved by a unanimous vote of the members present. The Executive Secretary presented a general explanation and overview of Section 400, entitled "Goals and Objectives" of the Draft II copy of the Newberg Centennial Redevelopment Plan. Seven major topic areas were identified which are summarized as follows:

1. Provide a more attractive living, working and shopping environment for the public within the project area.
2. Improve local transportation.
3. Develop a centrally located civic center.
4. Assure that public facilities and services are developed to a level to support existing and proposed developments.
5. Assure that housing is encouraged.
6. Emphasize and promote rehabilitation and conservation.
7. Facilitate redevelopment activities in certain areas.

Chair LeRoy Benham opened the meeting for general discussion relating to the goals and objectives of the plan. Director Benham asked the Commission whether the plan contains all of the major topic areas needed and whether the language of the topics is comprehensive. Lyle Stewart, Redevelopment Consultant, indicated that these early meetings of the Redevelopment Agency should be structured to be informal to allow a lot of citizen involvement. He indicated that

the goals and policies which will direct the Redevelopment Plan may be changed at any time prior to their adoption by the City Council. Director Grobey asked Mr. Stewart to present interview reports to the NCRC as individual interviews are conducted by Mr. Stewart, in order that the flow of ideas from the citizens to the agencies may be as direct as possible. Mr. Stewart indicated that he would present interview reports to the agency as soon as they were available.

In reviewing the Redevelopment Plan, Mr. Stewart indicated that the Plan is the enabling law and that a separate document would accompany the Plan and be titled "The Report", which is an explanation in non-legal terms of the activities that may occur and the anticipated time for completion of the projects. Mr. Stewart indicated that there may be several options presented for any one particular project. These options will be identified within "The Report" and will serve as a guide to the agency over the life of the Redevelopment project.

Director Art Moffitt made a motion to accept the comprehensive plan goal and policy statements which are proposed under Section 400, Page 4 and 5 of Draft II. The Comprehensive Plan goal and policies are numbered consecutively from 1 through 9. Director Probst seconded the motion and the motion carried by unanimous vote of those members present.

The NCRC then reviewed each of the goal and objective topics found within Section 400 and directed staff to make a number of modifications and corrections. These changes are to be incorporated into a proposed Draft III and represented back to the Commission for review.

Under New Business a motion was made by Director Moffitt to adopt a resolution relating to attendance requirements for Urban Renewal Agency members. A resolution was prepared stating that no member shall be absent for more than three consecutive meetings or attend less than 60% of all meetings of the Newberg Centennial Redevelopment Commission. A failure to comply with these directions by any member of the NCRC would require the Chair to recommend to the Mayor and City Council that such member be replaced from their office. Motion on the resolution was seconded by Hal Grobey and carried by unanimous vote of those present.

The meeting of the NCRC was adjourned to September 21, 1982 at 8:00 AM at Al's Drive-In where public testimony would be received relating to the Redevelopment Plan.