



URA RESOLUTION 2012-026

A RESOLUTION APPROVING CITY MANAGER RECOMMENDATION TO DEMOLISH THE STRUCTURE KNOWN AS THE MACHINE WORKS BUILDING, TERMINATE THE CMGC PROCESS AND CONSTRUCTION AGREEMENTS OR CONTRACTS RELATED TO THE RENOVATION OF THE EXISTING BUILDING

WHEREAS, the vacant building known as the Machine Works Building is located at the intersection of Columbia and Pine Streets in Old Town Sherwood, Oregon; and

WHEREAS, the building is currently owned by the Sherwood Urban Renewal Agency; and

WHEREAS, the building was being planned to be renovated into a new Community Center as part of the Sherwood Urban Renewal Plan; and

WHEREAS, structural damage to a number of the wooden roof trusses over the past month has occurred and the building has been declared Dangerous by the City's Building Official; and

WHEREAS, since July 2012, City staff and the Urban Renewal Agency Board have been studying whether to re-invest in renovating this existing building or invest in a new building; and

WHEREAS, after considerable analysis and financial projections, the City Manager is recommending that the URA Board approve the demolition of the existing building due to its continuing deterioration and the additional costs associated with renovation.

NOW, THEREFORE, SHERWOOD URBAN RENEWAL AGENCY BOARD RESOLVES AS FOLLOWS:

Section 1. That the Sherwood Urban Renewal Agency Board approves the City Manager recommendation to demolish the existing Machine Works Building with the stipulation that the property remains in the ownership of the Urban Renewal District and shall continue to be designated as the future site of the Community Center project.

Section 2. The Sherwood Urban Renewal Agency Board authorizes the Urban Renewal Manager to enter into contracts to demolish the existing Machine Works Building as soon as possible.

Section 3. Urban Renewal Agency staff shall work in earnest to terminate the CMGC process and all construction related agreements and contracts related to the renovation of the existing building. This shall include all agreements or contracts related to R&H Construction.

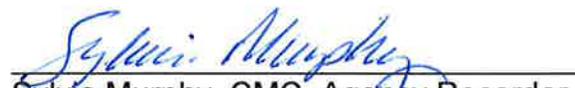
Section 4. Staff shall prepare design-bid-build contracts, for the consideration of the Urban Renewal Board, for a new Community Center building on this site.

Section 5. This Resolution shall be effective upon its approval and adoption.

Duly passed by the Sherwood Urban Renewal Board this 18th day of December 2012.


Keith S. Mays, Chair

Attest:


Sylvia Murphy, CMC, Agency Recorder