

CITY OF SHERWOOD

ORDINANCE NO. 2000-1091

AN ORDINANCE DECLARING THAT BLIGHTED AREAS EXIST WITHIN THE CITY OF SHERWOOD, RECOGNIZING THE NEED FOR AN URBAN RENEWAL AGENCY TO FUNCTION IN THE CITY OF SHERWOOD AND PROVIDING FOR THE EXERCISE OF THE AGENCY'S POWERS BY THE CITY COUNCIL OF THE CITY OF SHERWOOD.

**WHEREAS**, there exists within the City of Sherwood, Oregon, blighted areas as defined in ORS 457.010; and

**WHEREAS**, such blighted areas impair economic values and ad valorem tax revenues; and

**WHEREAS**, there is a need for an urban renewal agency to function in the City; and

**WHEREAS**, ORS 457.035 authorizes the creation of a public body corporate and politic to be known as the "Urban Renewal Agency" of the City.

**NOW THEREFORE THE CITY OF SHERWOOD ORDAINS AS FOLLOWS:**

Section 1. Based upon the findings marked Exhibit "A", attached hereto and incorporated by reference as fully set forth herein, the City Council of the City of Sherwood, Oregon, hereinafter referred to as City of Sherwood, hereby finds and declares that blighted areas, as defined in ORS 457.010, exist within the City of Sherwood.

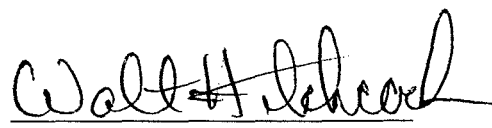
Section 2. The City Council declares and recognizes that there is a need for an Urban Renewal Agency to function within the City of Sherwood.

Section 3. The City Council further declares, Pursuant to ORS 457.045(3), that all of the rights, powers, duties, privileges and immunities granted to and vested in an Urban Renewal Agency by the laws of the State of Oregon shall be exercised by and vested in the City Council of the City of Sherwood, provided, however, that any act of the governing body acting as the Urban Renewal Agency shall be and shall be considered, the act of the Urban Renewal Agency only and not of the City Council.

Section 4. The corporate name of the agency provided by the Ordinance shall be, and said agency shall be known as, "The Urban Renewal Agency of the City of Sherwood."

Section 5. The term of office of each member of the Urban Renewal Agency shall be concurrent with each member's individual term of office as a member of the City Council.

**DULY PASSED BY THE CITY COUNCIL THIS 25<sup>TH</sup> DAY OF APRIL, 2000.**

  
Walt Hitchcock, Mayor

Ordinance 2000-1091  
April 25, 2000  
With one exhibit (1 page) attached

ATTEST:

C. L. Wiley  
C.L. Wiley, City Recorder

	<u>AYE</u>	<u>NAY</u>
Hitchcock	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Cottle	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Krause	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Franklin	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Whiteman	<input checked="" type="checkbox"/>	<input type="checkbox"/>

## **Exhibit A**

### **Findings Concerning Blight Relative to the Formation of the Sherwood Urban Renewal Agency**

A 1998 study evaluated blighting conditions in and around the historic center of Sherwood. That study concluded that:

- ◆ Commercial and older residential buildings are in need of repair, upgrading, or redevelopment.
- ◆ Existing streets and sidewalks are in major need of upgrades throughout the area.
- ◆ There are inadequate pedestrian facilities and bike lanes
- ◆ There are inadequacies in storm water detention facilities.
- ◆ There are inadequate park and recreation facilities.
- ◆ There are inadequate public and civic facilities.
- ◆ Existing development is generally less intensive than called for in the Comprehensive Plan..
- ◆ The ratio of improvement values to land values is generally low, indicating an under-utilization of land.

These conditions are consistent with the characteristics of blight as defined in ORS 457.010 (1) (a) through (i). The City Council of Sherwood therefore finds that blighted areas exist in the municipality, and there is need for an urban renewal agency to function in the municipality.

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April 25, 2000  
Exhibit A (1 page)