

MINUTES

COLUMBIA GATEWAY URBAN RENEWAL AGENCY
REGULAR MEETING
OF
MAY 12, 2014

CITY COUNCIL CHAMBER
313 COURT STREET
THE DALLES, OREGON

PRESIDING: Chair Steve Lawrence

AGENCY PRESENT: Bill Dick, Carolyn Wood, Dan Spatz, Tim McGlothlin, Linda Miller

AGENCY ABSENT: None

STAFF PRESENT: City Manager Nolan Young, City Attorney Gene Parker, City Clerk Julie Krueger, Administrative Fellow Jon Chavers

CALL TO ORDER

The meeting was called to order by Chair Lawrence at 7:14 p.m.

ROLL CALL

Roll call was conducted by City Clerk Krueger; all members present.

APPROVAL OF AGENDA

It was moved by Wood and seconded by McGlothlin to approve the agenda as presented. The motion carried unanimously.

AUDIENCE PARTICIPATION

None.

APPROVAL OF MINUTES

It was moved by McGlothlin and seconded by Miller to approve the minutes of the April 14, 2014 Agency meeting. The motion carried unanimously.

ACTION ITEMS

Granada Block Redevelopment Update

An update was provided by Michael Leash. He provided a handout describing Concept Entertainment Group, who the Developers hoped to bring on as the food provider for the development. He said the group had visited The Dalles during Cherry Festival and they were very interested. He said formal discussions would take place in the next 30 days and noted that having the restaurant/food provider established would help move the project forward in obtaining needed investors. Leash reported the group was still working with banks on the debt financing and some foreign investors, EB5, were also being looked into.

Leash said the Developers had considered a move to a Hampton Inn instead of Hilton Garden style as a way to reduce the footprint and reduce costs, but had decided to keep the focus on the Hilton plan and said Hilton was still fully committed to the project. Leash said a letter of intent was being drafted right away.

Leash said he would have the partners and others in attendance for a meeting on June 9 to provide another update. City Manager Young added the Advisory Committee would receive an update at their meeting next week.

Chair Lawrence asked if the archaeology draft report had been finalized. City Manager Young said the report was very large but a copy was available in his office if any of the Agency members wished to review it.

Lawrence expressed concern that the partners were not in attendance at this meeting. He said there wasn't much time left to get the project together before the deadline. Mr. Leash said he would be bringing a group to the next meeting, including WAVE, Concept Entertainment, TPG, and his partners.

Lawrence mentioned that John Lee had said the project was expensive and that he had planned to re-evaluate. He asked if that had been done yet. Leash said the restaurant needed to be on board for food service before they could move forward.

Lawrence said he wanted all the people involved at the meeting so there could be a full discussion. Mr. Leash said he was working very hard to put together a high quality project.

Resolution No. 14-001 Approving Minor Amendment Number 13 to the Columbia Gateway Urban Renewal Plan, Adding a New Goal of Increasing the Value of Properties Within the District and Enhancing Opportunities for For-Profit Organizations to Participate in the Property Rehabilitation and Loan Grant Fund Program

The staff report was reviewed by Administrative Fellow Chavers.

It was moved by Wood and seconded by Spatz to adopt Resolution No. 14-001 approving Minor Amendment Number 13 to the Columbia Gateway Urban Renewal Plan, adding a new goal of increasing the value of properties within the District and enhancing opportunities for for-profit organizations to participate in the Property Rehabilitation and Loan Grant Fund Program. The motion carried unanimously.

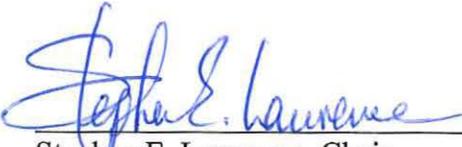
Other Comments

City Manager Young said the approved Urban Renewal budget had included an additional \$200,000 for the property rehabilitation program and \$10,000 to support the Main Street Program.

ADJOURNMENT

Being no further business, the meeting adjourned at 7:42 p.m.

Submitted by/
Julie Krueger, MMC
City Clerk

SIGNED: 
Stephen E. Lawrence, Chair

ATTEST: 
Julie Krueger, MMC, City Clerk