

**MINUTES OF THE PROCEEDINGS OF THE
CITY OF COOS BAY URBAN RENEWAL AGENCY**

November 5, 2013

The minutes of the proceedings of the City of Coos Bay Urban Renewal Agency, held immediately following the City Council meeting held at 7 p.m. in the Council Chambers at City Hall, 500 Central Avenue, Coos Bay, Oregon.

Those Attending

Those present were Chair Mark Daily and Board Members Jennifer Groth, Stephanie Kramer, Gene Melton, John Muenchrath, Crystal Shoji, and Mike Vaughan. City staff present were City Manager Rodger Craddock, City Attorney Nathan McClintock, Finance Director Susanne Baker, Deputy Finance Director Amy Kinnaman, Library Director Sami Pierson, Community Development Director Eric Day, Public Works Director Jim Hossley, Acting Fire Chief Mark Anderson, and Police Chief Gary McCullough.

Public Comments

No comments were given.

Consent Calendar

Chair Daily reviewed the consent calendar which consisted of 2a: approval of the minutes of October 15, 2013. Board Member Groth moved to approve the consent calendar approving the minutes of October 15, 2013. Board Member Muenchrath seconded the motion which passed with Chair Daily and Board Members Groth, Kramer, Melton, Muenchrath, Shoji, and Vaughan voting aye.

Approval to Increase Contingency for Phase 1 of the Egyptian Theatre Restoration Project

Public Works Director Jim Hossley stated DLB Construction, Inc. was awarded a contract to stabilize and repair the Egyptian Theatre and was issued a letter to proceed on August 19, 2013. Part of the structural stabilization work included installation of eight new piles to support the west wall of the theatre. The City's geotechnical consultant evaluated the soils under the theatre and determined the minimum depth the piles needed to be driven to stabilize the foundation was 100 feet; this information was included in a report that was part of the bid package for the overall work. The subcontractor (Ram Jack of Oregon) for DLB Construction, Inc. bid the installation of helical piles to a depth of 100 feet. The first two helical piles were installed at stabilization depths of a147 ft. and the other at 148 ft.; resulting in approximately 48 additional feet needed for each of the eight piles in order to reach stabilization depth. A cost for the additional footage below the 100 ft. depth was estimated at \$20,000 but would be based on the actual required footage to reach the stabilization depth. Mr. Hossley advised the project contingency for the Egyptian Theatre repair contract would need to be revised from \$31,000 to \$51,000. Board Member Groth moved to approve the revised contingency for the Egyptian Theatre repair project contract from \$31,000 to \$51,000 subject to the piles meeting testing requirements per project specifications. Board Member Melton seconded the motion which passed with Chair Daily and Board Members Groth, Kramer, Melton, Muenchrath, Shoji, and Vaughan voting aye.

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Consideration of Approval of the Egyptian Theatre Sidewalk Project

City Manager Rodger Craddock advised as part of the restoration project for the Egyptian Theatre, the City planned to replace the sidewalk adjacent to the front of the theatre in effort to bring the sidewalk in compliance with Americans with Disabilities Act (ADA) and with the Uniform Building Codes (UBC). The Egyptian Theatre Preservation Association (ETPA) requested to partner with the City to install non-slip floor tiles. Mr. Craddock stated Board Member Vaughan rendered the drawing of the proposed tile design; noted the ETPA was willing to pay the costs associated with the purchase and installation of the tiles. It was projected the ETPA would provide formal approval of the tile design at their next meeting in November.

Mr. Craddock noted a motion was passed at the recent meeting of the Egyptian Theatre Steering Committee to expend the funds (yet to be raised) for the costs associated with the purchase and installation of the floor tiles. The Steering Committee also requested the Agency consider providing financing for the cost for the cost of the purchase and installation of the tiles while the ETPA continued their fundraising activities. Total estimated cost to remove the old sidewalk and install a new sidewalk as depicted in the concept drawing was \$34,001. Board Member Shoji moved to authorize staff to proceed with the replacement sidewalk and provide bridge financing to the ETPA for the costs associated with the materials and installation of the floor tiles for \$19,800 which included a 10% contingency. Board Member Groth seconded the motion. Board Member Shoji revised the motion to include approval of the total project costs of \$34,001. Board Member Groth seconded the motion as revised which passed with Chair Daily and Board Members Groth, Kramer, Melton, Muenchrath, Shoji, and Vaughan voting aye.

Executive Session

An executive session was scheduled pursuant to ORS 192.660 (2) (e) for the purpose of discussing real property transactions. No decisions were made.

Adjourn

There being no further business to come before the Agency, Chair Daily adjourned the meeting.

Mark Daily, Chair

Attest:

Mike Vaughan, Secretary