

**MINUTES OF THE PROCEEDINGS OF THE
JOINT WORKSESSION OF THE CITY OF COOS BAY URBAN RENEWAL AGENCY
AND URBAN RENEWAL ADVISORY COMMITTEE**

September 15, 2015

The minutes of the proceedings of the joint meeting of the City of Coos Bay Urban Renewal Agency and Urban Renewal Advisory Committee, held at 5 p.m. in the Myrtlewood Room at the Library, 525 Central Avenue, Coos Bay, Oregon.

Those Attending

Those present were Chair Jennifer Groth and Board Members Fred Brick, Mark Daily, Stephanie Kramer, Thomas Leahy, Mike Vaughan, and Crystal Shoji. City staff present were City Manager Rodger Craddock, Finance Director Susanne Baker, Community Development Director Eric Day, Planning Administrator Tom Dixon, Public Works Director Jim Hossley, and Police Chief Gary McCullough.

Urban Renewal Advisory Committee: Hilary Baker, Jim Berg, Scott Frasier, Joanne Moss, Deb Lal, and Andrew Locati.

Review and Discussion of the Coos Bay Downtown Urban Renewal Plan

City Manager Rodger Craddock introduced Elaine Howard, urban renewal consultant, and welcomed both groups. Ms. Howard reviewed the agenda which consisted of discussion on updating the urban renewal plan goals and accomplishments of the plan; review of the goals and their relevance; and discussion of future projects.

Downtown UR Plan: 1,298 acres, amended 20 times, maximum indebtedness \$45,055,764, and founded in 1988.

Goals:

Waterfront - Develop to enhance its potential while preserving its role as a working waterfront.

Downtown Core Pedestrian Mall - Revitalize the downtown core area by repairing and changing to promote utilization of area.

Infrastructure – Improve where the infrastructure had deteriorated or was non-existent.

Ms. Howard presented a list of the goals completed since 1997.

Member Jim Berg entered 5:16 p.m.

Waterfront projects – \$465,517

Downtown Core - \$8,919,212

Infrastructure - \$2,531,228

Facades and Business Recruitment and Retention - \$1,479,230

Administration and Consulting - \$2,133,310

Total \$15,528,497

Goals not completed:

Downtown convention center and parking structure

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Councilor Vaughan entered at 5:23 p.m.

Ms. Howard reviewed past successful projects, current projects; asked the group to consider future priorities and asked the following be considered:

- Were goals still relevant?
- What would make the area more vibrant?
- What uses were needed in the area that did not presently exist or could be enhanced?
- What buildings need to be renovated to make the area look and function better?
- Were the infrastructure projects needed?
- What partners exist to help implement the ideas presented?
- What were the impediments in the area and how could they be overcome?

Discussion items included defining short and long term goals, performing a financial analysis, relevance of the maximum indebtedness, tax receipts, and financing.

Projects discussed to possibly include:

Waterfront:

Waterfront walkway

Front Street master plan

Front Street

Recreational water access for kayaks and paddleboards

Ecological projects to educate

101 corridor streetscape

Boardwalk development – kiosks; ramps, and docks (Parks Commission)

Replace visible chain link fence

Pilings and dock near Central Dock

Float homes

Eastside old airport area – wetland issues; sports complex, golf course

Coos Historical Museum access

The Downtown Core – The Pedestrian Mall

Pedestrian mall – Central Avenue, solid concrete, planter box, no elevation change, and utilities

Upper floor redevelopment

Include McAuley Hospital into the district; partner with a developer

Fletcher building

American building

North Point building

Ms. Howard referred to a successful, aggressive building redevelopment program sponsored by other urban renewal agencies in Oregon. Discussion ensued regarding requirements and desirability of upper floor development, vacancy rates, downtown livability, and liquefaction.

Next meeting, October 20, 2015.

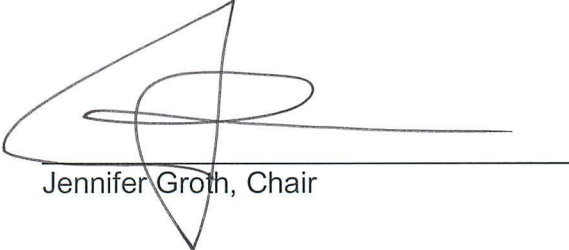
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Adjourn

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

Attest: 

Mike Vaughan, Secretary



Jennifer Groth, Chair