



CITY OF REDMOND
Community Development Department

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DOWNTOWN URBAN RENEWAL ADVISORY COMMITTEE

Minutes

Monday, December 10, 2012

City Hall Conference Room A, 716 SW Evergreen Avenue, Redmond, Oregon

Advisory Members: Brad Smith, Donald Crouch, Ginny McPherson (absent: *Carol Nelson, Heidi Hylkema, Ken Streater, Robert Gomes, Steven Boothroyd*; 1 position vacant)

City Staff: Heather Richards, *Community Development Director*; Jon Williams, *Economic Development Project Manager*; Cameron Prow, TYPE-*Write II*

Visitors: Mayor George Endicott; Tory Allman, *City Councilor*; Trish Pinkerton

(scribe CP's note: The minutes were created from an audio recording and notes taken at the meeting.)

CALL TO ORDER – INTRODUCTIONS

Mr. Williams called the meeting to order at 5:09 p.m. without a quorum present.

DISCUSSION AND ACTION ITEMS

A. Action Items

1. Mayor Endicott

Mayor Endicott commended Steven Boothroyd, Ken Streater, and Carol Nelson for their service to DURAC (terms ending December 31, 2012) and the City of Redmond. Certificates of Appreciation will be delivered to them. He also handed out lapel pins to Mr. Crouch and Ms. Pinkerton. Ms. Pinkerton has applied to join DURAC, starting in January 2013.

2. Professional Business Medical District Master Plan and Development Strategy

Mr. Williams presented (PowerPoint) the draft PBMD Master Plan. He summarized the key elements including Background, Goals, Objectives, Approach, Vision, Master Plan, Design Elements, and Modifications (phasing, implementation criteria, budget, revised funding sources). Through value engineering, staff have reduced the consultant's budget from \$13.4 million to \$9 million. The next steps are to incorporate DURAC comments and then submit the master plan and development strategy to the Urban Renewal Agency for adoption as an appendix to the Downtown Redmond Urban Renewal Plan.

DURAC comments and concerns:

- * How does the PBMD compare to Bend's medical district?
- * Feels more like Portland than Redmond.
- * What progress has been made in attracting catalytic clients?
- * Will this plan be a tool for Redmond Economic Development's business recruitment efforts?
- * Marketable (shovel-ready) parcels are easier to "sell" to prospective businesses.
- * What is the status of a property owners association?
- * How will redevelopment of 6th Street impact the PBMD?

- * Does the Oregon Department of Transportation support the access change on Highway 97 from Larch Avenue to Kingwood Avenue?
- * Where will traffic-calming measures need to be implemented?
- * What's the difference between C-1 and C-2 commercial zones?

Mr. Williams asked DURAC to e-mail questions/concerns about the draft PBMD master plan.

3. Approval of Minutes

Approval of the October 8, 2012, minutes was postponed due to lack of a quorum.

LIAISON COMMENTS

Councilor Allman recommended following Mr. Smith's suggestion to prepare a one-page summary of the advantages in locating a new business in the Redmond PBMD versus in Bend's medical district.

CITIZEN COMMENTS (None)

STAFF COMMENTS

Mr. Williams commended Ms. McPherson for her DURAC service (she will be resigning to start her new duties as a City Councilor) and thanked Mr. Crouch and Mr. Smith for staying on to provide continuity.

DURAC COMMENTS

Ms. McPherson said that she loved the practical aspect of having a walkable medical district.

ADJOURN

The next meeting is scheduled for January 14, 2013.

With no further business, Mr. Williams adjourned the meeting at 5:55 p.m.

APPROVED by the Downtown Urban Renewal Advisory Committee and SIGNED by me this 14th day of January, 2013.

ATTEST:

/s/ Heather Richards
Heather Richards, Community Development Director