



CITY OF REDMOND
Community Development Department

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DOWNTOWN URBAN RENEWAL ADVISORY COMMITTEE

Meeting Minutes

Monday, October 10, 2011

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

Advisory Members: Chair Tory Allman, Vice Chair Steven Boothroyd, Carol Nelson, Brad Smith, Will Van Vactor, Rachel Winkler (*absent:* Ken Streater; 2 positions vacant)

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

Visitors: Camden King, *City Councilor*

(scribe CP's note: The minutes were created from an audio recording and notes taken at the meeting. The three digits after the motion title show the number of members voting in favor/against/abstaining.)

CALL TO ORDER/INTRODUCTIONS

Chair Allman called the meeting to order at 5:03 p.m. with a quorum present.

DISCUSSION/ACTION ITEMS

A. Discussion/Update

1. Business/Medical District Master Plan and Development Strategy RFP

Mr. Williams said that the Request for Proposals went out last month for the area around St. Charles Medical Center-Redmond. Once the consultant team is on board, staff will reach out to property owners in the area. Property owners who have been in contact with staff are generally supportive. The submission deadline is October 12, 2011. He requested a DURAC subcommittee to help in scoring the consultant responses in mid-October.

Chair Allman, Vice Chair Boothroyd, and Mr. Smith volunteered to serve on the subcommittee.

B. Action Items

1. Pole Sign Removal and Replacement Grant

Mr. Williams summarized the City's proposal to remove the blighting condition associated with the existing pole signs, improve the appearance of the Downtown Overlay District, and encourage new amenities to improve the pedestrian environment. Public/private partnerships may make it possible to install public amenities such as a bench, fountain, clock, public art pedestal, landscaping, interactive kiosk with smart phone applications, or compliant signage. The grant would be forfeited if the amenity was not maintained. This program could be combined with the Small Projects Improvement Grant under the umbrella of the Property Assistance Program.

Ms. Richards reported that a sign company has proposed removing pole signs for free in exchange for ownership of the signs.

DURAC concerns included *incentive amounts and match percentages, funding source, estimated removal cost, maintenance, liability, legality of public amenity on private property, leveraging*

existing public infrastructure, funding public amenities under a separate program, inventorying public amenity needs, and educating the public about the pole sign sunset provision. Following discussion, DURAC members decided to continue discussion at their next meeting. They also asked staff to present draft language to increase the incentive if a new public amenity is part of the sign removal project.

A. Discussion/Update

2. Ice Rink – Status Update

Ms. Richards said that the ice rink project will be going to City Council on October 11, 2011. Based on staff research, a 4,000-square-foot rink can be constructed at 7th Street Plaza for \$136,000. The Centennial Park site would cost about \$169,000 because a protective pad would have to be built over the fountain area. The City will issue a Request for Proposals (RFP) to recruit a skate rental vendor.

DURAC concerns included *dates and hours of operation, City liability, and spring removal cost.*

3. Wayfinding/US 97 Beautification Project– Status Update

Ms. Richards said that the City has issued an RFP and is awaiting proposals on the *Wayfinding* project. The Public Works Department is finalizing financial details on the *US 97 Beautification* project. Construction is expected to start in the spring of 2012. She requested DURAC help to identify wayfinding consultants.

B. Action Items

2. Design Review Committee Recommendations for Color Palette

Mr. Williams presented the five color palettes recommended by the Design Review Committee. The palettes can be used to facilitate an applicant's choice of colors for body and trim based on their building's architectural style: *Art Deco, 20th Century Modern, International, or Residential.* BRLB Architects designed the color palettes following their survey of architectural styles in the urban renewal district. Each packet comes with samples to enable matching at any paint store.

Motion 1 (6/0/0): Ms. Winkler moved that DURAC approve the Design Review Committee recommendations for the color palettes as presented. Ms. Nelson seconded the motion which passed unanimously.

4. Discussion of RDC Draft Strategic Plan

Mr. Williams summarized the subcommittee (Ms. Winkler, Mr. Streater) review process.

DURAC members asked staff to incorporate the changes requested below and to present a new draft for review/approval at the November 2011 meeting:

* **Business Development:** Strategy 4, *Action B, Task 2*: Marketing Redmond as entrepreneur-friendly. Strategy 5, *Actions B and C*: Tasks okay as written.

* **Livability-Housing:** Housing Goal to read: "Redmond Is Known for Its 'Great Neighborhood' Principles." Strategy 1, *Action D, Task 1*, to read: "Implement Bicycle Refinement Plan." *Tasks 2 and 3*: Okay as written. *Action E, Task 1*, to read: "Utilize urban renewal programs including Development Opportunity Fund and Housing Development Opportunity Fund to incentivize development within the urban renewal district." *Task 2*: Okay as written. *Task 3*: "Develop and evaluate programs to increase energy efficiency and decrease carbon footprint." Strategy 2, *Action C*: Delete red text and restore black strike-out text. *Task 1*: Delete. Strategy 3, *Action B, Task 4*: "Implement alternative mobility project downtown."

- * **Livability-Attractiveness:** Strategy 2, Action A, Task 1, to read: “Within Downtown Urban Renewal Area, support implementation of wayfinding program to encourage public amenities authorized by the Urban Renewal Plan.”
- * **Livability-Entertainment:** Strategy 1, Action B, Task 1, to read: “Leverage Centennial Park and 7th Street Plaza as venues for entertainment.” Action C, Task 1: “Implement family entertainment center, aquatic center, and cinema complex in the Urban Renewal Plan.”
- * **Livability-Downtown:** Strategy 1 to read: “Ensure that Downtown is accessible by all forms of regional transportation.” Action A, new Task 1: “Continue to work with the Oregon Department of Transportation to install signs along US Highway 97, directing motorists to downtown.” Action B to read: “Provide convenient and well-identified public parking for downtown visitors including parking for motor homes and bicycles.” Action C to read: “Identify need and address constraints for large-vehicle access to the downtown (i.e., busses, RVs, delivery trucks) and reassess annually.” Action D, Task 1, to read: “Utilize findings of the Bicycle Refinement Plan Study and identify any areas required for further study.” Task 2 to read: “Reach out to Redmond downtown schools to explore needs of population and provide education on bike safety.” Task 3 to read: “Evaluate Bicycle Refinement Plan and prioritize funding for projects related to safe access to downtown.” Action E: Delete red-text comment. Strategy 2, Action A, Task 1, to read: “Utilize Bicycle Refinement Plan to prioritize streets for upgrades.” Action D, Task 1, to read: “Pursue flexible funding for bike wayfinding signage.” Strategy 3, Action A, Task 4: Move to Strategy 6. Strategy 5, Action A: Delete red-text comment. Action B, Task 1, to read: “Evaluate and develop creative marketing programs.” Action C, new Task 1: Develop a “shop local” campaign. Strategy 6, Action A: Delete red text and restore black strike-out text. Action B: Delete comment. New Task 1: “Preserve all Art Deco buildings.”

Mr. Williams requested that additional concerns be e-mailed to him by October 24, 2011.

3. Approval of Minutes

Approval of the September 12 minutes postponed to the November meeting due to lack of time.

LIAISON COMMENTS (None)

CITIZEN COMMENTS (None)

STAFF COMMENTS

Ms. Richards renewed her request for each DURAC member to e-mail two names for consideration as new members. Potential members should be either business owners or community stakeholders.

DURAC COMMENTS (None)

ADJOURN

With no further business, Chair Allman adjourned the meeting at 7:20 p.m.

APPROVED by the Downtown Urban Renewal Advisory Committee and SIGNED by me this 21ST day of December, 2011.

ATTEST:

/s/ Tory Allman
Tory Allman, Chair

/s/ Heather Richards
Heather Richards, Community Development Director