

## RESOLUTION NO. 15-26

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### **A RESOLUTION DIRECTING THE CITY MANAGER OR DESIGNEE TO IMPOSE ASSESSMENTS IN THE DOWNTOWN ECONOMIC IMPROVEMENT DISTRICT**

#### **OREGON CITY MAKES THE FOLLOWING FINDINGS:**

**WHEREAS**, the City held a public hearing on June 17, 2015, to consider Ordinance No. 15-1003, to create the Downtown Economic Improvement District; and

**WHEREAS**, the City Commission did not receive written opposition from more than 33% of the property owners within the boundary of the Downtown Economic Improvement District; and

**WHEREAS**, the City Commission completed the adoption of the Ordinance creating the Downtown Economic Improvement District; and

**WHEREAS**, the City desires to adopt a Resolution to memorialize the assessment adopted on that date; and

**WHEREAS**, the City imposed assessments in the Downtown Economic Improvement District in accordance with the process described in the Ordinance Creating the Downtown Economic Improvement District.


#### **NOW, THEREFORE, OREGON CITY RESOLVES:**

**Section 1.** The City Commission acknowledges that the 2015 assessment notices have been sent and further directs the City Manager or designee to impose the assessments authorized in Ordinance 15-1003 Creating the Downtown Economic Improvement District ("EID") for all subsequent years at the designated assessment rate to the properties within the Downtown EID boundary and further described in the list attached hereto as Exhibit A.

**Section 2.** The Commission determines that the assessments imposed pursuant to this resolution are based on the formula described in Ordinance 15-1003 Section 3. The 2015 assessments are shown on Exhibit A attached hereto. The City Recorder or designee sent invoices on August 1, 2015 and assessment payments shall be due no later than August 31, 2015. Thereafter, the City shall send an annual invoice payable to the City of Oregon City by the first week of every calendar year until the EID expires. All assessments shall be payable to the City of Oregon City.

**Section 3.** This resolution shall take effect immediately.


Approved and adopted at a regular meeting of the City Commission held on the 5th day of August 2015.

  
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DAN HOLLADAY, Mayor

Attested to this 5th day of August 2015:

  
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Kattie Riggs, City Recorder

Approved as to legal sufficiency:

  
\_\_\_\_\_  
City Attorney

Attachments:

Exhibit A      2015 Property Assessments

GSB:7213791.2

TAXPAYER	PROPERTY ADDRESS	TAXPAYER ADDRESS	CITY	STATE	ZIP	Tax Lot Number	Property Value	2015
								Assesment cap of \$692
MILES HOLDINGS LLC	1516 MAIN ST	8855 SE OTTY RD	HAPPY VALLEY	OR	97086	2-2E-30DD-00100	802,401	\$692
LITHIA REAL ESTATE INC	NO SITUS	150 N BARTLETT	MEDFORD	OR	97501	2-2E-30DD-00401	135,312	\$480
LITHIA REAL ESTATE INC	NO SITUS	150 N BARTLETT	MEDFORD	OR	97501	2-2E-30DD-00600	69,217	\$246
LITHIA REAL ESTATE INC	NO SITUS	150 N BARTLETT	MEDFORD	OR	97501	2-2E-30DD-00700	235,002	\$692
LITHIA REAL ESTATE INC	NO SITUS	150 N BARTLETT	MEDFORD	OR	97501	2-2E-30DD-00900	374,702	\$692
LITHIA REAL ESTATE INC	1404 MAIN ST	150 N BARTLETT 7950 SW NORTHVALE	MEDFORD	OR	97501	2-2E-30DD-01000	888,758	\$692
HARRINGTON ROBERT B	1304 MAIN ST	WAY 7950 SW NORTHVALE	PORTLAND	OR	97225	2-2E-30DD-03500	108,216	\$384
HARRINGTON ROBERT B	1308 MAIN ST	WAY 20701 S MONPANO	PORTLAND OREGON	OR	97225	2-2E-30DD-03600	77,183	\$274
GACKLE DAVID	212 14TH ST	OVERLOOK DR	CITY OREGON	OR	97045	2-2E-30DD-03900	110,786	\$393
HALLINGSTAD PROPERTIES LLC	NO SITUS	1320 MAIN ST	CITY OREGON	OR	97045	2-2E-30DD-04000	25,985	\$92
HALLINGSTAD PROPERTIES LLC	1320 MAIN ST	1320 MAIN ST	CITY OREGON	OR	97045	2-2E-30DD-04100	99,194	\$352
BANWAIT SUKHBIR & PARAMJIT K	1321 MAIN ST	1321 MAIN ST 7950 SW NORTHVALE	CITY	OR	97045	2-2E-30DD-04200	339,394	\$692
HARRINGTON ROBERT B	1315 MAIN ST	WAY 7950 SW NORTHVALE	PORTLAND	OR	97225	2-2E-30DD-04300	76,948	\$273
HARRINGTON ROBERT B	1301 MAIN ST	WAY	PORTLAND	OR	97225	2-2E-30DD-04400	303,023	\$692
FREECE WARREN W	1224 MCLOUGHLIN BLVD	12050 SW CANYON RD	BEAVERTON	OR	97005	2-2E-30DD-04500	234,909	\$692
TRAILS END PROPERTIES INC	1221 MCLOUGHLIN BLVD	12050 SW CANYON RD	BEAVERTON	OR	97005	2-2E-30DD-04600	90,034	\$320
TRAILS END PROPERTIES INC	1221 MAIN ST	12050 SW CANYON RD 18815 139TH AVE NE	BEAVERTON WOODINVILL	OR	97005	2-2E-30DD-04700	56,026	\$199
NW RESTAURANTS INC	1101 MAIN ST	STE C	E	WA	98072	2-2E-30DD-04801	205,120	\$692
STARVAGGI DIANE L TRUSTEE	1200 MAIN ST	912 SE MALDEN	PORTLAND	OR	97202	2-2E-30DD-05000	200,678	\$692
DINDIA SHARON A	NO SITUS	1641 NE 156TH	PORTLAND	OR	97230	2-2E-31AA-04800	284,548	\$692
KLOSSEN ROBERT H TRUSTEE	1002 MAIN ST	PO BOX 73	WEST LINN	OR	97068	2-2E-31AB-02200	297,025	\$692
KLOSSEN ROBERT H TRUSTEE	1010 MAIN ST	PO BOX 73	WEST LINN	OR	97068	2-2E-31AB-02300	224,691	\$692
GUYNES TIM SCOTT	104 11TH ST	17707 A SE RIVER RD	MILWAUKIE OREGON	OR	97267	2-2E-31AB-02500	210,358	\$692
TRAPPE NORMAN J & PATRICIA L	1009 MAIN ST	165 BARKER AVE 3662 SW	CITY	OR	97045	2-2E-31AB-02600	155,487	\$552
OREGON CITY BUILDING LP	1005 MAIN ST 1002 MCLOUGHLIN BLVD	TUNNELWOOD ST	PORTLAND	OR	97221	2-2E-31AB-02700	236,835	\$692
JJ REAL ESTATE COMPANY LLC	19120 WILLAMETTE DR		WEST LINN OREGON	OR	97068	2-2E-31AB-02800	1,347,536	\$692
RIVER CROSSING PROFESSIONAL CTR LLC	911 MAIN ST	911 MAIN ST STE 160	CITY MINNEAPOLI	OR	97045	2-2E-31AB-02900	1,709,703	\$692
US BANK PROPERTIES	901 MAIN ST	2800 EAST LAKE ST	S OREGON	MN	55406	2-2E-31AB-03000	730,842	\$692
914-916 MAIN STREET LLC	916 MAIN ST	602 1ST AVE	CITY OREGON	OR	97045	2-2E-31AB-03300	129,204	\$459
914-916 MAIN STREET LLC	NO SITUS	602 1ST AVE	CITY OREGON	OR	97045	2-2E-31AB-03400	59,778	\$212
TSELNIK ENTERPRISE LLC	912 MAIN ST	912 MAIN ST	CITY OREGON	OR	97045	2-2E-31AB-03500	446,369	\$692
SETTLERS CORNER LLC	900 MAIN ST	PO BOX 2788	CITY LAKE	OR	97045	2-2E-31AB-03600	1,050,314	\$692
820 MAIN LLC	820 MAIN ST	560 1 ST STE 104	OSWEGO	OR	97034	2-2E-31AB-03700	726,307	\$692
T5 EQUITIES LLC	818 MAIN ST	PO BOX 1336	WILSONVILLE OREGON	OR	97070	2-2E-31AB-03800	308,563	\$692
HALF CUP HOLDINGS LLC	814 MAIN ST	811 RAILROAD AVE	CITY OREGON	OR	97045	2-2E-31AB-03900	403,589	\$692
BUSCH & BUSCH DEVELOPMENT LLC	804 MAIN ST	804 MAIN ST 430 N KILLINGSWORTH	CITY	OR	97045	2-2E-31AB-04000	720,910	\$692
EDGEFIELD GARDENS INC	102 9TH ST	ST	PORTLAND OREGON	OR	97217	2-2E-31AB-04301	320,208	\$692
OREGON CITY LODGE #1189 BPO ELK	710 MCLOUGHLIN BLVD	610 MCLOUGHLIN BLVD	CITY	OR	97045	2-2E-31AB-04700	135,746	\$482
BUTLER GLENN KENT TRUSTEE	108 8TH ST	11835 SW EBBERTS CT	BEAVERTON	OR	97008	2-2E-31AB-04800	178,699	\$634

SMITH RYAN A	723 MAIN ST	602 1ST AVE	OREGON CITY	OR	97045	2-2E-31AB-04900	685,823	\$692
T5 EQUITIES LLC	719 MAIN ST	PO BOX 1336	WILSONVILLE	OR	97070	2-2E-31AB-05000	317,851	\$692
ARBOUR URBAN S CO-TRUSTEE	NO SITUS	5627 RIVER ST	WEST LINN	OR	97068	2-2E-31AB-05100	76,293	\$271
T5 EQUITIES LLC	709 MAIN ST	PO BOX 1336	WILSONVILLE	OR	97070	2-2E-31AB-05200	218,811	\$692
EDGINTON WENDELLA A	703 MAIN ST	5627 RIVER ST	WEST LINN	OR	97068	2-2E-31AB-05300	68,161	\$242
T5 EQUITIES LLC	701 MAIN ST	701 MAIN ST	OREGON CITY	OR	97045	2-2E-31AB-05400	132,770	\$471
MAIN & 7TH STRATEGIES LLC	702 MAIN ST	4703 SW CAMPBELL CT	PORTLAND	OR	97230	2-2E-31AB-05500	527,703	\$692
T5 EQUITIES LLC	706 MAIN ST	PO BOX 1336	WILSONVILLE	OR	97070	2-2E-31AB-05600	294,791	\$692
T5 EQUITY LLC	712 MAIN ST	PO BOX 1336	WILSONVILLE	OR	97070	2-2E-31AB-05700	562,101	\$692
ARBOUR URBAN S CO-TRUSTEE	714 MAIN ST	5627 RIVER ST	WEST LINN	OR	97068	2-2E-31AB-05800	214,324	\$692
T5 EQUITIES LLC	716 MAIN ST	PO BOX 1336	WILSONVILLE	OR	97070	2-2E-31AB-05801	259,934	\$692
STEINKAMP TIM A	720 MAIN ST	20248 HWY 213 SPACE 54	OREGON CITY	OR	97045	2-2E-31AB-05900	88,338	\$314
FIVE JS LLC	722 MAIN ST	722 MAIN STREET	OREGON CITY	OR	97045	2-2E-31AB-06000	502,551	\$692
FIVE JS LLC	NO SITUS	722 MAIN STREET	OREGON CITY	OR	97045	2-2E-31AB-06100	64,749	\$230
TUNE-MCMILLIN LLC	716 RAILROAD AVE	PO BOX 1048	OREGON CITY	OR	97045	2-2E-31AB-06200	44,511	\$158
TUNE-MCMILLIN LLC	714 RAILROAD AVE	PO BOX 1048	OREGON CITY	OR	97045	2-2E-31AB-06400	22,312	\$79
WICKWIRE GARY R & MARGARET L	217 7TH ST	215 SEVENTH ST	OREGON CITY	OR	97045	2-2E-31AB-06500	340,510	\$692
BUTLER GLENN KENT TRUSTEE	216 7TH ST	11835 SW EBBERTS CT 16760 S SPRINGWATER RD	BEAVERTON OREGON	OR	97008	2-2E-31AB-06600	73,988	\$263
MONMOUTH HOLDING CO LLC	212 7TH ST	RD	CITY	OR	97045	2-2E-31AB-06700	163,017	\$579
WINE DENNIS J	613 RAILROAD AVE	301 MAIN AVE	TILLAMOOK	OR	97141	2-2E-31AB-06800	318,358	\$692
STEVENS-HOWELL BUILDING LLC	616 MAIN ST	2839 SW 2ND AVE	PORTLAND OREGON	OR	97201	2-2E-31AB-06900	155,196	\$551
MEDEARIS LARRY P	624 MAIN ST	624 MAIN ST	CITY OREGON	OR	97045	2-2E-31AB-07000	197,387	\$692
WORAM AKIE TRUSTEE	621 MAIN ST	615 MAIN ST STE 202	CITY	OR	97045	2-2E-31AB-07100	230,145	\$692
DQ LLC	624 MCMILLIN BLVD	338 SE SPOKANE ST	PORTLAND	OR	97202	2-2E-31AB-07200	170,365	\$605
GALWAY LLC	611 MAIN ST	PO BOX 80634	PORTLAND OREGON	OR	97280	2-2E-31AB-07500	144,350	\$512
OREGON CITY BPOE #1189	610 MCMILLIN BLVD	610 MCMILLIN BLVD	CITY OREGON	OR	97045	2-2E-31AB-07800	249,097	\$692
MORTON LAWRANCE	108 6TH ST	510 MCMILLIN BLVD	CITY OREGON	OR	97045	2-2E-31AB-07900	260,555	\$692
TRANS AXLE PARTS INC	514 MCMILLIN BLVD	108 6TH ST	CITY OREGON	OR	97045	2-2E-31AB-08000	56,603	\$201
MORTON LAWRANCE W	510 MCMILLIN BLVD	510 MCMILLIN BLVD	CITY OREGON	OR	97045	2-2E-31AB-08100	201,121	\$692
SHAHTOUT MAURICE WIITANEN RICHARD MARTIN CO- TRUSTEE	503 MAIN ST	503 MAIN ST	CITY	OR	97045	2-2E-31AB-08200	88,790	\$315
VEROSKE NICHOLAS R	505 MAIN ST	4092 ELMRAN DR	WEST LINN	OR	97068	2-2E-31AB-08300	84,272	\$299
LAN LI QIAO	507 MAIN ST	3870 NW BANFF DR	PORTLAND	OR	97229	2-2E-31AB-08400	293,164	\$692
LAN LI QIAO	515 MAIN ST	13711 SE LUCA AVE	CLACKAMAS	OR	97015	2-2E-31AB-08500	29,180	\$104
LAN LI QIAO	527 MAIN ST	13711 SE LUCA AVE	CLACKAMAS OREGON	OR	97015	2-2E-31AB-08700	235,751	\$692
517 MAIN LLC	517 MAIN ST	602 1ST AVE	CITY	OR	97045	2-2E-31AB-08800	86,637	\$308
ELKINS 524 MAIN LLC	NO SITUS	10025 E BURNSIDE	PORTLAND	OR	97220	2-2E-31AB-09000	27,531	\$98
MARCHETTI TITO TRUSTEE	216 6TH ST	1911 SW MARIGOLD ST	PORTLAND	OR	97219	2-2E-31AB-09100	121,692	\$432
ELKINS 524 MAIN LLC	524 MAIN ST	10025 E BURNSIDE	PORTLAND	OR	97220	2-2E-31AB-09200	486,278	\$692
WILLAMETTE EQUITIES INC	NO SITUS	3870 NW BANFF DR	PORTLAND	OR	97229	2-2E-31AB-09300	22,434	\$80
WILLAMETTE CAPITAL INVESTMENTS LLC	508 MAIN ST	24979 SW QUARRYVIEW DR	WILSONVILLE	OR	97070	2-2E-31AB-09400	152,610	\$542
RAVENS ROOST STRATEGIES LLC	NO SITUS	4703 SW CAMPBELL CT	PORTLAND OREGON	OR	97230	2-2E-31AB-09401	57,724	\$205
TUNE-MCMILLIN LLC	504 MAIN ST	PO BOX 1048	CITY	OR	97045	2-2E-31AB-09500	158,167	\$561

TUNE-MCMILLIN LLC	502 MAIN ST	PO BOX 1048	OREGON CITY	OR	97045	2-2E-31AB-09501	48,365	\$172
TUNE-MCMILLIN LLC	NO SITUS	PO BOX 1048	OREGON CITY	OR	97045	2-2E-31AB-09600	43,733	\$155
ENDRES ROBERT J	450 MAIN ST	450 MAIN ST	OREGON CITY	OR	97045	2-2E-31BD-00100	372,502	\$692
ENDRES ROBERT J	NO SITUS	450 MAIN ST	OREGON CITY	OR	97045	2-2E-31BD-00200	61,368	\$218
FALLS LEGACY LLC	NO SITUS	3303 S 35TH ST	TACOMA	WA	98409	2-2E-31BD-00300	886,002	\$692
FALLS LEGACY LLC	419 MAIN ST	3303 S 35TH ST	TACOMA	WA	98409	2-2E-31BD-00500	105,510	\$375
FALLS LEGACY LLC	NO SITUS	3303 S 35TH ST	TACOMA	WA	98409	2-2E-31BD-00600	14,001	\$50

Assesments for 2016, 2017 and 2018 will be based on the most recent assessed value of the tax lot and will be calculated in the manner described in Section 3 of the City of Oregon City's Ordinance No. 15-1003.

TOTAL \$ 24,127,026 \$ 44,882