



# City of Oregon City

625 Center Street  
Oregon City, OR 97045  
503-657-0891

## Meeting Minutes - Final

### Urban Renewal Commission

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Wednesday, July 20, 2016

5:45 PM

Commission Chambers

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#### REVISED

#### 1. Call To Order and Roll Call

*Vice Chair Shaw called the meeting to order at 5:59 PM.*

**Present:** 5 - Rocky Smith, Brian Shaw, Dan Holladay, Stephen VanHaverbeke and Renate Mengelberg

**Staffers:** 5 - Eric Underwood, John Lewis, William Kabeiseman, Kattie Riggs and Tony Konkol

#### 2. Citizen Comments

*There were no citizen comments.*

#### 3. Adoption of the Agenda

*The agenda was adopted as presented.*

#### 4. General Business

##### 4a. Tenant Request for Approval of Outdoor Alcohol Service at the Train Station

*Eric Underwood, Economic Development Director, said this was a request to serve alcohol outside of the Train Station as part of the tenant's business model. They met with Amtrak representatives and they said the decision was up to the Urban Renewal Commission. He discussed the parameters of where the alcohol would be served.*

*Blane Meier, owner of the First City Central Marketplace and Bistro, said the alcohol would be served on the east side of the Depot. Amtrak had no comment. The concern was alcohol being served near railroad tracks and trains. There was an alcohol management plan for both inside and outside of the facility and there were security cameras around the site that were on 24 hours. Other train stations had restaurants that served alcohol. He then showed photos of the location and where "no alcohol beyond this point" signs would be placed.*

*There was discussion regarding being able to revoke the decision if there were issues. Bill Kabeiseman, City Attorney, stated it could be written into the lease.*

*Commissioner VanHaverbeke declared he had a potential conflict of interest due to his commitment to this project through a Go Fund Me account. He was not gaining financially from the donation and would participate in the vote.*

*Commissioner Shaw declared a potential conflict of interest as he also was participating in a Go Fund Me account.*

**A motion was made by Commissioner Holladay, seconded by Commissioner Smith, to approve the tenant request for approval of outdoor alcohol service at the Train Station. The motion carried by the following vote:**

**Aye:** 5 - Rocky Smith Jr., Brian Shaw, Dan Holladay, Stephen VanHaverbeke and Renate Mengelberg

**4b. First City Central Reimbursement Request for Natural Gas Line Installation Costs at the Train Station**

*Mr. Underwood said this item was tabled by the Commission so staff could talk with NW Natural Gas about a waiver of the installation of the gas line to the Train Station. NW Natural said there was no possibility for a waiver.*

*Commissioner Holladay said the gas line serviced the building, not the tenant, and if the tenant left there would still be gas there for another use.*

**A motion was made by Commissioner Holladay, seconded by Commissioner Mengelberg, to approve the First City Central reimbursement request of \$5,600 for natural gas line installation costs at the Train Station. The motion carried by the following vote:**

**Aye:** 5 - Rocky Smith Jr., Brian Shaw, Dan Holladay, Stephen VanHaverbeke and Renate Mengelberg

**5. Future Agenda Items**

*No future agenda items were suggested.*

**6. City Manager's Report**

*Mr. Underwood invited the Commission to a Cove Groundbreaking Ceremony on July 27, 2016.*

**7. Adjournment**

*Vice Chair Shaw adjourned the meeting at 6:16 PM.*

*Respectfully submitted,*

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*Kattie Riggs, City Recorder*