

RESOLUTION NO. 23-03

A RESOLUTION CALLING FOR AN ELECTION TO APPROVE THE BORROWING OF FUNDS BY THE URBAN RENEWAL AGENCY TO THE ELECTORS OF OREGON CITY

WHEREAS, The Urban Renewal Commission has updated the Urban Renewal Plan to identify new projects that would improve livability for residents, increase tourism and recreational opportunities, provide for infrastructure investment in blighted and underdeveloped areas, and increase employment opportunities in Oregon City; and

WHEREAS, The Oregon City Charter, Chapter XII, Section 59(A)(i), requires that bonded indebtedness issued by the Urban Renewal Agency shall be approved by the voters of Oregon City; and

WHEREAS, The Urban Renewal Commission is requesting voter approval to borrow up to \$44 million to implement projects identified in the Urban Renewal Plan; and

WHEREAS, The Urban Renewal Plan has identified three priority projects, the Rossman Landfill cleanup and redevelopment, development and mitigation projects at Clackamette Cove, and redevelopment of the vacant, city-owned Stimson property on Washington Street. Additional projects included are the reuse and investment in the County Courthouse on Main Street, improvements to the End of the Oregon Trail Interpretive Center, a downtown railroad Quiet Zone, and new development of the vacant, publicly owned 12th and Main Street property.

NOW, THEREFORE, OREGON CITY RESOLVES AS FOLLOWS:

Section 1. An election is called in and for the City of Oregon City, to be held May 16, 2023. The Clackamas County Clerk shall conduct the election.

Section 2. At that election, the question of approval for the Oregon City Urban Renewal Agency to borrow funds to implement urban renewal projects shall be submitted to the voters of Oregon City.

Section 3. The City Commission adopts the ballot title attached to this Resolution in Exhibit A to describe the measure and directs the City Manager to file the ballot title with the City Recorder.

Section 4. The City Commission directs the City Recorder to take all actions necessary to hold the election, including publication of the notice of receipt of the ballot title.

Section 5. This resolution shall take effect immediately upon its adoption by the City Commission.

Approved and adopted at a regular meeting of the City Commission held on the 1st day of February 2023.



DENYSE C. McGRIFF, Mayor

Attested to this 1st day of February 2023:

Approved as to legal sufficiency:



Jakob Wiley, City Recorder



City Attorney

Exhibit A – Ballot Measure Language

Exhibit A
Urban Renewal Agency Approval to Borrow Funds Ballot Measure

Caption: Borrowing for Oregon City Urban Renewal Agency (7/10 words)

Question: Shall the Urban Renewal Agency be approved to borrow up to \$44 million for projects in the Urban Renewal Plan? (20/20 words)

Summary: Approval of this measure would not authorize an additional tax.

The Downtown Oregon City/North End Urban Renewal Plan includes projects to improve livability, increase tourism and recreation opportunities, provide for infrastructure investment on blighted properties and create jobs in Oregon City. The Agency has identified three priority projects in the Plan, the Rossman Landfill cleanup and redevelopment, development and mitigation projects at Clackamette Cove, and redevelopment of the Stimson Property on Washington Street. Other projects identified in the Plan include redevelopment of the County Courthouse, improvements at the End of the Oregon Trail Interpretive Center, creation of a downtown railroad Quiet Zone, and new development on the publicly owned 12th and Main Street property.

This measure would provide approval for the Agency to borrow up to \$44 million for projects identified in the Plan. The borrowings would be repaid by tax increment revenues collected within the Plan area.

The borrowings may be issued in one or more series, each maturing within 20 years of issuance, and the Agency may refinance the borrowings. (172/175 words)

Exhibit A

MEASURE EXPLANATORY STATEMENT FOR COUNTY VOTERS' PAMPHLET

Voter Approval for the Oregon City Urban Renewal Agency to Borrow Funds to Implement Urban Renewal Projects

Approval for the Urban Renewal Agency to borrow funds. Approval of this measure would not authorize an additional tax.

The Urban Renewal Agency is currently collecting revenues from the existing Downtown Oregon City/North End Urban Renewal District and the continued collection of those revenues will repay the proposed borrowing. The Oregon City Charter requires that prior to the Urban Renewal Agency taking on any debt, it must first be approved by the voters of Oregon City.

The Urban Renewal Commission recently updated the Urban Renewal Plan to identify new projects that would improve livability for residents, increase tourism and recreational opportunities, provide for infrastructure investment in blighted and underdeveloped areas, and increase employment opportunities in Oregon City.

The three priority projects contained in the Plan are the Rossman Landfill cleanup and redevelopment, development and mitigation projects at Clackamette Cove, and redevelopment of the vacant, city-owned Stimson property on Washington Street.

To accomplish these projects and other projects identified in the Plan, the Urban Renewal Commission is requesting approval to borrow up to \$44 million. The \$44 million would be repaid by tax increment revenues collected within the Plan area. The borrowing may be issued in one or more series with each series maturing within 20 years issuance, and the Agency may refinance borrowings authorized by this measure.

The boundary of the Urban Renewal Area is approximately 855 acres and includes the Downtown area, Clackamette Cove, the Rossman Landfill redevelopment site, the Washington Street corridor, and the End of the Oregon Trail Interpretive Center. In addition to the priority projects identified above, additional projects in the Plan to be evaluated for future investment include:

- Reuse and investment in the County Courthouse on Main Street
- Improvements to the End of the Oregon Trail Interpretive Center
- A downtown railroad Quiet Zone
- New development of the vacant, publicly owned 12th and Main Street property

By making redevelopment and environmental mitigation investments in the urban renewal projects, residents, businesses, and visitors will have greater access to various amenities expected to include experiences that will attract the public during both the day and night, well-presented historical venues that will provide different vantage points of the community's past,

recreational opportunities of various types and venues, and investments in public infrastructure that will improve public safety, access, and mobility.

A yes vote for this measure will provide voter approval for the Urban Renewal Agency to borrow up to \$44 million dollars.

A no vote for this measure will not provide voter approval for the Urban Renewal Agency to borrow any funds. (440 of 500)