
Warrenton Urban Renewal Advisory Committee

Meeting Minutes

City Hall, 225 S. Main Warrenton, OR 97146

Wednesday, September 4, 2024 3:30pm

1. Warrenton Urban Renewal Advisory Committee (WURAC) meeting called to order at 3:30 pm

Committee Members	Present	Excused
Karin Hopper	X	
Christy Coulombe (arrived at 3:31)	X	
Tony Faletti	X	
Mary Jo Gregoire	X	
Nicole Kime	X	
Tess Chedsey, Chair	X	

Staff Members Present	
Executive Director Esther Moberg	Deputy City Recorder Hanna Bentley, Secretary
Harbormaster Jessica McDonald	

2. Consent Calendar

A. Urban Renewal Advisory Committee Minutes 3.6.2024

Motion:	Move to approve the minutes.				
Moved:	Tony Faletti				
Seconded:	Nicole Kime	Aye	Nays	Abstain	Recused
Vote:	Hopper	X			
	Faletti	X			
	Gregoire	X			
	Kime	X			
	Chedsey	X			
Passed:	5/0				

Executive Director Esther Moberg requested to add item 5C updates from Secretary Hanna Bentley to the agenda.

3. Public Comment

4. Business Items

5. Discussion Items

A. Urban Renewals Impacts on the Warrenton Marina

Harbormaster Jessica McDonald presented her staff report on the Warrenton Marina. She thanked WURAC for their support. Executive Director Esther Moberg noted she appreciated Chair Chedsey asking for an update. There was brief discussion on the plans for the Marina and the purchasing of a piece of property next to the commercial dock. Mary Jo Gregoire

asked about the Marina revenue and the funds brought in; Ms. McDonald responded. Ms. Moberg noted there is a charge for when the hoist is used and that it brings back revenue to the city. There was discussion on the improvements to the commercial E Dock.

B. Executive Director's Report

Executive Director Esther Moberg provided an update on Urban Renewal projects.

She discussed the Post Office building noting that Urban Renewal owns the building, and the lease is between the City and United States Postal Service. She noted the Post Office will most likely extend its option to renew the lease. The lease is a 5 year lease with the Post Office having the option to renew the lease. She noted the facility needs maintenance. There was discussion on the facility being purchased by Urban Renewal and rent going to the city when the district sunsets. Karin Hopper asked what the remaining funds are; Ms. Moberg noted she does not have the budget on her, but she will send a follow up email. Tony Faletti asked how much the city makes on the lease; Ms. Moberg stated \$35,000 a year.

She provided an update on the food cart pod noting there are currently 5 carts on the premises and there is room for 2 more pods. She noted the improvements that have been made at the pod as well as future plans. Karin Hopper asked if there are regulations regarding the hours the carts are open; Ms. Moberg responded stating that each cart handles its hours. Discussion followed on the best way to relay the hours of the food carts. Ms. Moberg noted that staff can talk to them about their hours and ask them to maintain consistent hours. Mary Jo Gregoire asked about parking, noting that it is often full; there was brief discussion on parking moving forward.

Ms. Moberg discussed the Peterson Property noting that she has engaged someone to work on wetland delineation and a draft initial design. Ms. Moberg discussed the design ideas for parking, a paved plaza to host events noting the high cost and risk of covering the plaza, she noted they intend on the back of the property being a park with sidewalks on 2 sides and lighting. She stated she is hoping to bring the design to the committee in about 6 months.

She provided an update on the 69 NE Heron Property leased to Battery 245 noting the timeline for floodproofing and HVAC installation. There was brief discussion on how the building was funded with Urban Renewal funds and the process that takes place when funds are spent on the building.

Ms. Moberg discussed significant buildings and Urban Renewal Grants for significant buildings and façades. She noted that there are 2 outstanding grants. One of the outstanding grants has been pulled and the requestor plans to come back with a new plan. Tony Faletti asked what is left in the budget for façade and business grants; Ms. Moberg noted that she has lowered the budget for the grants and will send a follow up email with exact numbers. She noted if there is money left in the budget the committee and agency might want to pursue murals throughout the district. Karin Hopper asked if the old detail shop is for lease or sale; Ms. Moberg noted that she doesn't think the owner is interested in selling.

C. Secretary's Report

Secretary Hanna Bentley provided the committee with a reminder on how to use the microphones. She reminded the committee that term end letter would be going out soon. She let the committee know that the minutes will have a new look at the next meeting.

Tony Faletti asked what the budget is for the Peterson property project; Ms. Moberg noted she does not have the budget on her and she will follow up with the committee on the budget.

6. Other Business

7. Adjournment

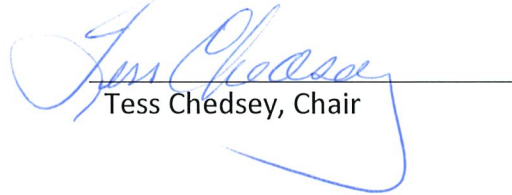
There being no further business, Chair Chedsey adjourned the meeting at 4:13 p.m.

Approved:

Attest:



Hanna Bentley, Secretary



Tess Chedsey, Chair