

City of St. Helens

Urban Renewal Agency Public Hearing

Approved Minutes

May 15, 2019

Members Present: Ginny Carlson, Vice Chair
Stephen Topaz, Agency Member
Doug Morten, Agency Member
Rick Scholl, Agency Member
Keith Locke, Chair

Members Absent: None

Staff Present: Matt Brown, Finance Director
John Walsh, City Administrator
Jennifer Dimsho, Associate Planner
Jacob Graichen, City Planner

Others: Frank Brandon

- 1) **6:00 p.m. - Open Public Hearing**
- 2) **Topic - 2019 - 2020 Urban Renewal Budget Adoption**
2.A 2019-2020 Urban Renewal Proposed Budget

Administrator Walsh explained that at the time of the adoption of the Urban Renewal Plan, there was a proposed 40 million dollar investment from Armstrong. Not only did the investment not come to fruition, Armstrong closed, which created an even greater depression in property tax revenues. He is actually surprised there is growth and increment collected at all last fiscal year.

Finance Director Brown explained that all of the money for 2019-2020 is appropriated to contingency funds because no projects are planned for the URA. He said if we need to move the money around, we can. Chair Locke asked if we have a revenue forecast for beyond 2020. Brown said it will depend on development and investment within the boundary. Associate Planner Dimsho noted the large investment near Matzen Street and McBride Street is within the agency boundary, so when those sites go online, the URA will see the increase in tax revenues.

Morten asked if the environmental cleanup required on the Armstrong site is slowing the sale of the property. Walsh explained a settlement that was reached.

No one from the audience spoke.

- 3) **Close Public Hearing - 6:15 p.m.**

Respectfully submitted,

*Jennifer Dimsho
Associate Planner*