

ROSEBURG URBAN RENEWAL AGENCY
BOARD MEETING AGENDA
June 13, 2022



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6-9-2022

City Hall Council Chambers
900 SE Douglas Avenue
Roseburg, Oregon 97470

Public Access:

City website at <https://www.cityofroseburg.org/your-government/mayor-council/council-videos>
Facebook Live at www.Facebook.com/CityofRoseburg

(Immediately Following the 7:00 p.m. City Council Meeting)

1. **CALL TO ORDER:** Larry Rich, Chairperson

2. **ROLL CALL OF BOARD MEMBERS**
Shelley Briggs Loosley Beverly Cole Bob Cotterell Sheri Moothart
Brian Prawitz Kylee Rummel Patrice Sipos Andrea Zielinski

3. **CONSENT AGENDA**
A. Minutes of March 14, 2022 Meeting

4. **PUBLIC HEARING**
A. Resolution No. UR2022-02 – 2022-2023 Budget Adoption

5. **AUDIENCE PARTICIPATION**

6. **ADJOURNMENT**

Please contact the office of the City Recorder, 900 SE Douglas Avenue, Roseburg, Oregon, 97470; phone (541) 492-6866, at least 48 hours prior to the scheduled meeting time if you need an accommodation in accordance with the Americans with Disabilities Act. TDD users please call Oregon Telecommunications Relay Service at 1-800-735-2900.

**MINUTES OF THE ROSEBURG
URBAN RENEWAL AGENCY BOARD MEETING
March 14, 2022**



A meeting of the Roseburg Urban Renewal Agency Board was called to order by Chair Larry Rich at 8:27 p.m. on Monday, March 14, 2022, electronically via Zoom in Roseburg, Oregon.

ROLL CALL

Present: Board Members Shelley Briggs Loosley, Beverly Cole, Bob Cotterell, Alison Eggers, Sheri Moothart, Brian Prawitz and Andrea Zielinski

Absent: Board Member Patrice Sipos

Others Present: City Manager Nikki Messenger, Assistant City Manager/City Recorder Amy Sowa, City Attorney Jim Forrester, Finance Director Ron Harker, Community Development Director Stuart Cowie, and Management Assistant Koree Tate.

CONSENT AGENDA

Board Member Cotterell moved to approve the minutes of the June 14, 2021 Meeting. The motion was seconded by Board Member Eggers and approved with the following vote: Board Members Briggs Loosley, Cole, Cotterell, Eggers, Moothart, Prawitz and Zielinski voted yes. No one voted no.

RESOLUTION NO. UR2022-01 – APPROVING A PROPERTY TAX EXEMPTION FOR SUNSHINE PARK APARTMENTS LOCATED AT 152 SUNSHINE ROAD

Ms. Sowa explained earlier this evening, discussed that in 2019, Wishcamper Development Partners contacted the City regarding a low-income housing project planned in partnership with Opportunity Council, a 501(c)(3) nonprofit corporation, on Sunshine Road located within the Diamond Lake Urban Renewal Area. City staff provided information regarding the option of using the SDC Buydown Program or requesting tax exemption status from the Council to help offset the total costs of the project, allowing the development to provide additional support services to their residents. The property to be benefited by such exemption consisted of a 144-unit affordable housing project, which was to be used exclusively by low-income persons with income under 60% of the Douglas County area median income. In order to qualify for tax exemption in the upcoming tax year, an application was required prior to March 1, 2022. The application was received by the City on February 24, 2022. Per statute, the governing body must make a determination on whether the applicant qualifies for the exemption within 30 days of receipt of the application.

Ms. Sowa continued that the exemption granted under the statutes noted applied to all taxing districts in which the property was located, and must be approved by jurisdictions equaling 51% or more of the total combined rate of taxation. The property was located in the Diamond Lake Urban Renewal District and the combined rate of taxation of the City of Roseburg and Roseburg Urban Renewal Agency meet that requirement; therefore, the governing bodies of each must approve the request. The taxes paid on this property last year were \$2469.69. The assessor's office determined the 2022 tax assessment at \$94,616, and a rough estimate for the following year when the project was completed at

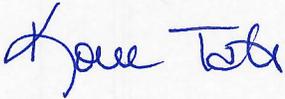
06/13/2022

\$233,875. Given that this property was within the Urban Renewal Area, without a tax exemption, the growth in tax revenue would go entirely to the Urban Renewal Fund.

Board Member Cotterell moved to adopt Resolution No. UR2022-01, entitled, "A Resolution Approving a Property Tax Exemption for Opportunity Council Property Located at 152 Sunshine Road in Roseburg, Oregon." The motion was seconded by Board Member Moothart and approved with the following vote: Board Members Briggs Loosley, Cole, Cotterell, Eggers, Moothart, Prawitz and Zielinski voted yes. No one voted no.

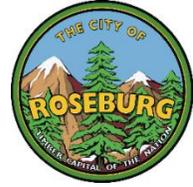
ADJOURNMENT

The meeting adjourned at 8:29 p.m.



Koree Tate
Management Assistant

ROSEBURG CITY COUNCIL AGENDA ITEM SUMMARY



RESOLUTION UR-2022-02 URBAN RENEWAL AGENCY 2022-23 BUDGET ADOPTION

Meeting Date: June 13, 2022
Department: Finance
www.cityofroseburg.org

Agenda Section: Public Hearing
Staff Contact: Ron Harker
Contact Telephone Number: 541-492-6710

ISSUE STATEMENT AND SUMMARY

Oregon Local Budget Law requires the Urban Renewal Agency of the City of Roseburg to conduct a public hearing on the 2022-23 budget as approved by the Budget Committee on May 10, 2022.

A resolution is required to adopt the budget, authorize appropriations, and request the maximum amount of revenue that may be raised by “division of taxes.”

BACKGROUND

A. Board Action History.

The budget is adopted before June 30th and effective July 1st of each year.

B. Analysis.

The budget document was distributed to members of the Budget Committee on May 3, 2022. The budget document was made public by posting on the City website and by making available a hard-copy at City Hall on May 3, 2022. The Urban Renewal budget document was presented by staff on May 10, 2022. The Budget Committee deliberated on the proposed budget, sought public input and approved the budget as presented on May 10, 2022, with no adjustments.

C. Financial/Resource Considerations.

Total requirements for 2022-23 are \$2,236,688.

D. Timing Considerations.

Budget adoption is required before the beginning of the new fiscal year on July 1, 2022.

AGENCY BOARD OPTIONS

- 1) Adopt the Approved Budget as submitted; or
- 2) Recommend revisions to the Approved Budget; or
- 3) Schedule budget adoption for another meeting prior to July 1, 2022.

If any changes are necessary after the Budget Committee approves the budget, the governing body must make the revisions when adopting the budget.

Per ORS 294.456, the governing body is limited to increasing expenditures in a fund by no more than \$5,000 or 10 percent, whichever is greater, of the approved budget. If a larger expenditure increase is desired, the budget summary is required to be republished and a second public hearing is required prior to July 1, 2022.

STAFF RECOMMENDATION

Upon conclusion of the Public Hearing, it is Staff's recommendation that the Board adopt the attached resolution.

SUGGESTED MOTION

I move to adopt Urban Renewal Resolution number UR-2022-02 adopting the 2022-2023 Budget, making appropriations, and declaring tax increment financing."

ATTACHMENTS:

Attachment #1 – Resolution UR-22-02

Attachment #2 – Exhibit A

RESOLUTION NO. UR-2022-02

A RESOLUTION ADOPTING THE 2022-2023 BUDGET AND MAKING APPROPRIATIONS

WHEREAS, the Budget Committee of the Urban Renewal Agency of the City of Roseburg, Oregon, has approved a proposed budget for the fiscal year commencing July 1, 2022; and

WHEREAS, at a meeting of the Roseburg Urban Renewal Board held on June 13, 2022, a public hearing on said approved budget was duly held after the giving of notice thereof as provided by statutes, proof of which is on file in the Office of the City Recorder of the City;

NOW, THEREFORE, IT IS HEREBY RESOLVED BY THE URBAN RENEWAL AGENCY OF THE CITY OF ROSEBURG, a public body created under ORS 457.035, that:

Section 1. After public hearing conducted on June 13, 2022, the Roseburg Urban Renewal Agency hereby adopts the budget for the fiscal year 2022-2023 in the total of \$2,236,688, a copy of which is now on file at City Hall.

Section 2. The amounts designated for the purposes set forth in "Exhibit A" are appropriated for the purposes and in the amount set forth in that Exhibit.

Section 3. The Recorder of said City shall file with the State Treasurer and the Division of Audits of the Secretary of State of the State of Oregon a true copy of the budget as adopted.

Section 4. The Roseburg Urban Renewal Board hereby resolves to certify to the county assessor for the East / Diamond Lake Roseburg Urban Renewal Plan area a request for the maximum amount of revenue that may be raised by dividing the taxes under Section 1c, Article IX, of the Oregon Constitution and ORS Chapter 457.

Section 5. This resolution shall be effective immediately upon adoption by the Urban Renewal Agency of the City of Roseburg.

**ADOPTED BY THE ROSEBURG URBAN RENEWAL AGENCY AT ITS MEETING ON THE
13TH DAY OF JUNE, 2022.**

**Larry Rich, Chair, Urban Renewal
Agency of the City of Roseburg, Oregon**

EXHIBIT "A"
2022-2023 BUDGET APPROPRIATIONS

URBAN RENEWAL GENERAL FUND

◆ Transfers	<u>600,000</u>	\$ 600,000
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URBAN RENEWAL CAPITAL PROJECTS-DIAMOND LAKE FUNG

◆ Materials and Services	232,602	
◆ Capital Outlay	<u>200,000</u>	432,602

TOTAL BUDGET APPROPRIATIONS		<u>\$ 1,032,602</u>
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This budget also includes reserves
for expenditures as follows:

General Fund	430,179	
Capital Projects	<u>773,907</u>	1,204,086

TOTAL BUDGET		<u>\$ 2,236,688</u>
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