

SPECIAL JOINT MEETING OF THE CITY OF REDMOND URBAN RENEWAL AGENCY BOARD AND THE DOWNTOWN URBAN RENEWAL ADVISORY COMMITTEE WAS HELD FEBRUARY 22, 2022, VIA GOTOMEETING.

BOARD MEMBERS PRESENT: Krisanna Clark-Endicott – George Endicott – Clifford Evelyn – Ed Fitch – Jay Patrick – Shannon Wedding – Cat Zwicker

COMMITTEE MEMBERS PRESENT: Tobias Colvin –Brandon Cook-Bostick – Gary Einhorn – Liz Goodrich –Kendra Huddleston – Monica Huey – Matt Ullman

COMMITTEE MEMBERS EXCUSED: Sara Hix – Kathryn Osborne

STAFF PRESENT: City Manager Keith Witcosky – City Attorney Keith Leitz – Airport Director Zachary Bass – Police Chief Devin Lewis – Public Works Director Bill Duerden – City Engineer Mike Caccavano – City Recorder Kelly Morse – Deputy City Manager John Roberts – IT Specialist Sheri Cleveland – Chief Financial Officer Jason Neff – Communications Director Heather Cassaro – Urban Renewal Program Manager Chuck Arnold – Urban Renewal Program Analyst Meghan Gassner

MEDIA PRESENT: None

Chair Endicott and Chair Colvin called the meeting to order at 6:00 p.m. A quorum was established

MINUTES

A. Minutes of October 26, 2021, Agency Board Meeting

Patrick moved, seconded by Clark-Endicott, to approve the minutes, motion passed. (Clark-Endicott-yes, Endicott-yes, Evelyn-yes, Fitch-yes, Patrick-yes, Wedding-yes, Zwicker-yes)

PRESENTATIONS

A. Downtown Urban Renewal Advisory Committee 2022-23 Work Plan Priorities

Urban Renewal Programs Analyst Meghan Gassner introduced Downtown Urban Renewal Advisory Committee (DURAC) Chair Tobias Colvin. Chair Colvin shared details of a visit by Representative Kurt Schrader, then presented the high priority projects for Fiscal Year 2022-2023 which include:

- Family Activities and Amenities
- Housing
- Site Control

DURAC Family Fun Subcommittee member Monica Huey identified potential attractions for family activities and amenities adding that the Downtown Urban Renewal Plan's (Plan) Redevelopment Opportunity Fund can aid in facilitating gap financing, acquisition, and partnerships with private owners and developers.

Regarding downtown housing development, DURAC Housing Subcommittee member Matt Ullman indicated DURAC will assess opportunities to attract diverse housing types such as cottage clusters, dorm-style, and mixed-use by adjusting the developer incentive program to diversify housing types. The Housing Development Opportunity Fund offers gap financing, public amenities, low interest loans, and the System Development Charges Buydown Program.

In terms of site control, DURAC aims to identify and acquire underutilized properties to stimulate redevelopment, build a portfolio of diverse properties, and offer the availability of multiple urban renewal funds.

Questions focused on potential master plans, issues with land-banking properties for private development, planning the considers the various uses for cohesiveness.

ACTION ITEMS

- A. URA Resolution #2022-01 – A resolution approving the Twentieth Amendment to the Redmond Downtown Urban Renewal Plan.

Mr. Arnold requested approval of URA Resolution #2021-01 which removes the Plan End Date adopted via the Twelfth Amendment in 2011. The End Date provided Overlapping Taxing Districts with a date they could begin anticipating receiving tax dollar growth after the formation of the Downtown Urban Renewal District (DURD). Around the same time, a change to the state's Revenue Sharing law occurred which achieved the same objective as the Plan End Date by allowing the Overlapping Taxing Districts to benefit each year versus when the district sunsets. Not removing the Plan End Date limits the indebtedness of the DURD.

Clark-Endicott moved, seconded by Patrick, to adopt URA Resolution #2022-01, amending the Redmond Downtown Urban Renewal Plan by removing the Plan End Date, motion passed. (Clark-Endicott-yes, Endicott-yes, Evelyn-yes, Fitch-yes, Patrick-yes, Wedding-yes, Zwicker-yes)

OTHER BUSINESS

Mr. Arnold announced that Mid-Town Place will hold their grand opening on February 23, 2022, at 1:30 p.m. This was an Urban Renewal project that spanned multiple year and is a proud moment for all involved.

There being no further business the workshop was adjourned at 6:41 p.m.

Reviewed by Kelly Morse, City Recorder

APPROVED by the Board and SIGNED by the Chair this 23rd day of August 2022.

/s/ George Endicott
George Endicott, Chair

ATTEST:

/s/ Kelly Morse
Kelly Morse, City Recorder