

**Dundee Urban Renewal Agency
Board Meeting Minutes
July 18, 2023**

Call to Order

Chair David Russ called the meeting to order at 8:18 P.M.

Attendance

Agency Member Attendance:

Chair David Russ; Agency Members: Storr Nelson; Bruce Starr, David Ford, and Tim Weaver (via Zoom). Absent: Jeannette Adlong and David Hinson.

Staff Attendance: Steve Dahl, City Administrator; Matthew Kahl, City Attorney; and Melissa Lemen, Administrative Assistant.

Public Attendance

Alex Chiper, 520 SW Fifth Street; and Kari Mahe, General Manager, Wine by Joe.

Public Comments

None.

Approval of Minutes

None.

Update on Possible Loans & Estimated Revenue for Development

C.A. Dahl reviewed information contained in his meeting agenda report. He discussed some of the pros and cons of doing a bond versus loan; most small cities utilize loans though a bond could still be considered. Council briefly discussed potential local lenders and C.A. Dahl indicated that he would check with them. C.A. Dahl explained that it was recommended to him that the city hire a Municipal Financial Advisor who could help the city develop an effective plan to borrow money to meet the goals of the city. C.A. Dahl reached out to the City of McMinnville who provided him with the contact information for their municipal financial advisor. He made contact and following a conversation C.A. Dahl felt the city could be helped by an advisor to develop a plan for borrowing money not only for urban renewal, but potentially for a future water treatment plant as well. The consensus of Council was to authorize C.A. Dahl to obtain proposals from Municipal Financial Advisors for their services to assist with urban renewal present financial needs as well as looking ahead to potential future financial needs including a water treatment plant. It was noted that DURA would also need to collaborate with the City Council on such advice.

C.A. Dahl referenced the last page of the agenda packet, a table reflecting rough estimates of \$10 million, \$20 million and \$30 million investments in the city and how much potential revenue that would generated based on the different taxing districts and their rates. It was noted that the information provided is for tax year 2024. The information was reviewed and briefly discussed. C.A. Dahl addressed Council questions.

Executive Session:

The Dundee Urban Renewal Agency entered into Executive Session at 8:33 P.M. in accordance with ORS 192.600 (2)(f) to consider information or records that are exempt by law from public inspection. Executive Session ended at 8:52 P.M.

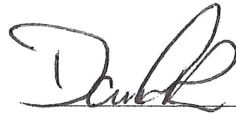
Review of Grant Request

Chair Russ reviewed that Wine by Joe has proposed a grant request in the amount of \$25,000 for a water treatment facility which will assist in reducing effluent discharge into the city system. It was noted that, if approved, the funds are readily available. **A motion** was made and seconded to approve a \$25,000 grant to Wine by Joe, LLC for improvement of their affluent treatment system. **The motion** passed unanimously.

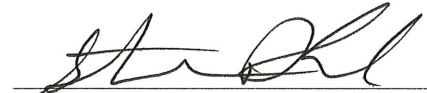
Agency Member Concerns

None.

The Dundee Urban Renewal Agency meeting was adjourned at 8:54 P.M.



David Russ, Chair



Steve Dahl, Executive Director