



**CITY OF MOLALLA**  
**MOLALLA URBAN RENEWAL AGENCY MEETING**  
**AGENDA**

Council Chambers | Molalla Civic Center - 315 Kennel Avenue - Molalla  
Wednesday | June 12, 2024 | Immediately Following City Council Meeting

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*NOTICE: City Council will hold this meeting in-person and through video Live-Streaming on the City's Facebook Page and YouTube Channel. Written comments may be delivered to City Hall or emailed to [recorder@cityofmolalla.com](mailto:recorder@cityofmolalla.com). Submissions must be received by 12:00 p.m. the day of the meeting.*

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*[This institution is an equal opportunity employer.](#)*

**1. CALL TO ORDER AND FLAG SALUTE**

**2. ROLL CALL**

**3. CONSENT AGENDA**

- A. MURA Meeting Minutes – May 10, 2023 Pg. 2
- B. MURA Meeting Minutes – June 28, 2023 Pg. 3

**4. PUBLIC HEARING**

- A. MURA Resolution No. 2024-01: Adopting the Molalla Urban Renewal Budget, Making Appropriations, and Declaring Tax Increment for the 2024-2025 Fiscal Year Pg. 4

**5. ORDINANCES AND RESOLUTIONS**

- A. MURA Resolution No. 2024-01: Adopting the Molalla Urban Renewal Budget, Making Appropriations, and Declaring Tax Increment for the 2024-2025 Fiscal Year Pg. 4

**6. GENERAL BUSINESS**

**7. ADJOURN**

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*Agenda posted at City Hall, Library, and the City Website at <http://www.cityofmolalla.com/meetings>. This meeting location is wheelchair accessible. Disabled individuals requiring other assistance must make their request known 48 hours preceding the meeting by contacting the City Recorder's Office at 503-829-6855.*



## Minutes of the Molalla Urban Renewal Agency Meeting

Molalla Civic Center  
315 Kennel Ave., Molalla, OR 97038  
May 10, 2023

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### **CALL TO ORDER AND FLAG SALUTE**

*The Molalla Urban Renewal Agency Meeting was called to order by Chair Scott Keyser at 7:00pm.*

### **MEMBER ATTENDANCE**

Present: Chair Scott Keyser, Member Eric Vermillion, Member Terry Shankle, Member Jody Newland, Member Crystal Robles, Member RaeLynn Botsford. Absent: Member Leota Childress.

### **STAFF ATTENDANCE**

Agency Director Dan Huff, City Recorder Christie Teets, Interim Finance Director Cindy Chauran, Police Chief Chris Long, and Police Lieutenant Bobby Call.

### **APPROVAL OF THE AGENDA**

Approved as presented.

### **CONSENT AGENDA**

- A. MURA Meeting Minutes – April 12, 2023

*A motion was made by Member Newland to approve the Consent Agenda, seconded by Member Vermillion. Vote passed 6-0, with all Members voting Aye.*

### **PUBLIC COMMENT**

None.

### **ORDINANCES AND RESOLUTIONS**

- A. MURA Resolution No. 2023-01: Amending the Molalla Urban Renewal Plan

*A motion was made by Member Newland to approve MURA Resolution No. 2023-01, seconded by Member Robles. Vote passed 6-0, with all Members voting Aye.*

### **GENERAL BUSINESS**

None.

### **ADJOURN**

The meeting was adjourned by Chair Keyser at 7:09pm.

For the complete video account of the City Council Meeting, please go to YouTube  
“Molalla City Council Meetings – May 10, 2023”

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Chair Scott Keyser

ATTEST:

\_\_\_\_\_  
Christie Teets, City Recorder



## Minutes of the Molalla Urban Renewal Agency Meeting

Molalla Civic Center  
315 Kennel Ave., Molalla, OR 97038  
June 28, 2023

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### **CALL TO ORDER**

The Molalla Urban Renewal Agency Meeting was called to order by Chair Scott Keyser at 6:30pm.

### **MEMBER ATTENDANCE**

Chair Scott Keyser, Member Jody Newland, Member Leota Childress, Member Terry Shankle, Member Crystal Robles, Member Eric Vermillion, and Member RaeLynn Botsford.

### **STAFF ATTENDANCE**

Agency Director Dan Huff, City Recorder Christie Teets, Police Chief Chris Long, Interim Finance Director Cindy Chauran, Community Development Director, Mac Corthell, and Code Compliance Specialist, Kyle Murphy.

### **CONSENT AGENDA**

A. MURA Meeting Minutes – April 12, 2023

*A motion was made by Member Robles to approve the Consent Agenda, seconded by Member Newland. Vote passed 6-0, with all Members voting Aye.*

### **PUBLIC COMMENT**

None presented.

### **PUBLIC HEARING**

A. MURA Resolution No. 2023-02: Adopting the Molalla Urban Renewal Budget, Making Appropriations, and Declaring Tax Increment for the 2023-2024 Fiscal Year

Chair Keyser opened the Public Hearing for this item at 6:31pm. As there were no members of the public wishing to speak, the Public Hearing was closed at 6:32pm.

### **ORDINANCES AND RESOLUTIONS**

A. MURA Resolution No. 2023-02: Adopting the Molalla Urban Renewal Budget, Making Appropriations, and Declaring Tax Increment for the 2023-2024 Fiscal Year

*A motion was made by Member Childress to approve MURA Resolution No. 2023-02 by title only, seconded by Member Vermillion. Vote passed 6-0, with all Members voting Aye.*

### **GENERAL BUSINESS**

None.

For the complete video account of the City Council Meeting, please go to YouTube  
“Molalla MURA Meeting – June 28, 2023”

### **ADJOURN**

The meeting was adjourned by Chair Keyser at 6:33pm.

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Chair Scott Keyser

ATTEST:

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Christie Teets, CMC, City Recorder



## CITY OF MOLALLA

117 N. Molalla Avenue  
PO Box 248  
Molalla, OR 97038

### Staff Report

### Agenda Category: Ordinances and Resolutions

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**Agenda Date:** June 12, 2024

**From:** Cindy Chauran, Finance Director

**Approved by:** Dan Huff, City Manager

**SUBJECT:** MURA Resolution No. 2024-01: Adopting the Molalla Urban Renewal District Budget, Making Appropriations, and Declaring Tax Increment for the 2024-2025 Fiscal Year.

**FISCAL IMPACT:** \$4,363,875

**RECOMMENDATION/RECOMMEND MOTION:** Adopt MURA Resolution No. 2024-01.

#### BACKGROUND:

1. The Molalla Urban Renewal Budget Committee reviewed and acted on the proposed MURA Budget on May 15, 2024, and has approved and recommended a balanced budget to the Molalla Urban Renewal Agency (MURA) for adoption.
2. The recommended budget is \$4,363,875, of which \$300,000 is Reserved Fund Balance.



**MOLALLA URBAN RENEWAL AGENCY  
MURA RESOLUTION NO. 2024-01**

**A RESOLUTION OF THE MOLALLA URBAN RENEWAL AGENCY  
ADOPTING THE MOLALLA URBAN RENEWAL DISTRICT BUDGET, MAKING  
APPROPRIATIONS, AND DECLARING TAX INCREMENT  
FOR THE 2024-2025 FISCAL YEAR**

**WHEREAS**, the Molalla Urban Renewal Agency Budget Committee approved and recommended a balanced budget for fiscal year 2024-2025 to the Molalla Urban Renewal Agency on May 15, 2024; and

**WHEREAS**, a Public Hearing for the Fiscal Year 2024-2025 Urban Renewal Budget as approved by the Budget Committee was duly advertised and held on June 12, 2024; and

**NOW, THEREFORE, THE MOLALLA URBAN RENEWAL AGENCY RESOLVES** and hereby adopts the budget for Fiscal Year 2024-2025 in the total amount of \$4,363,875. This Budget is now on file at 117 N. Molalla Avenue, Molalla, Oregon.

**THE MOLALLA URBAN RENEWAL AGENCY FURTHER RESOLVES** as follows:

**Section 1. THAT** the amounts for the fiscal year beginning July 1, 2024, and for the purposes shown below are hereby appropriated:

|                             |                     |
|-----------------------------|---------------------|
| Urban Renewal               | \$ 3,050,278        |
| Debt Service                | 549,162             |
| Contingency                 | 464,435             |
| <b>TOTAL APPROPRIATIONS</b> | <b>\$ 4,063,875</b> |
| Reserve                     | 300,000             |
| <b>TOTAL</b>                | <b>\$ 4,363,875</b> |

**Section 2. THAT** the Molalla Urban Renewal Agency hereby resolves to certify to the County Assessor for the Molalla 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 3.** This resolution is adopted immediately upon passage by the Agency and signature by the Chair and Budget Officer; and becomes effective July 1, 2024.

Adopted by the Molalla Urban Renewal Agency this 12<sup>th</sup> day of June 2024.

\_\_\_\_\_  
Scott Keyser, Chair

\_\_\_\_\_  
Dan Huff, Budget Officer

ATTEST:

By: \_\_\_\_\_  
Christie Teets, CMC  
City Recorder