

ASTORIA DEVELOPMENT COMMISSION

City Council Chambers
October 19, 2015

ADC JOURNAL OF PROCEEDINGS

A regular meeting of the Astoria Development Commission was held at the above place at the hour of 8:45 pm.

Commissioners Present: Price, Herzig, Warr, Nemlowill, Mayor LaMear

Commissioners Excused: None

Staff Present: City Manager Estes, Assistant City Manager/Police Chief Johnston, Community Development Director Cronin, Parks and Recreation Director Cosby, Finance Director Brooks, Fire Chief Ames, Library Director Tucker, Public Works Director Cook, and City Attorney Henningsgaard. The meeting is recorded and will be transcribed by ABC Transcription Services, Inc.

REPORTS OF COMMISSIONERS: No reports.

CHANGES TO AGENDA: No changes.

CONSENT CALENDAR:

There following items were presented on the Consent Calendar.

- 5(a) ADC Minutes of 9/21/15
- 5(b) Astor East Urban Renewal District – Grant for Columbia Memorial Hospital Knight Cancer Center (Community Development)

Commission Action: Motion by Commissioner Price, seconded by Commissioner Warr, that the Astoria Development Commission approve the Consent Calendar. Motion carried unanimously. Ayes: Commissioners Warr, Nemlowill, Herzig and Price, and Mayor LaMear. Nays: None.

REGULAR AGENDA ITEMS:**Item 6(a): Lease of City Property for Chowder Boat (Community Development)**

This item is continued from the September 21, 2015 ADC meeting. In February 2015, Teresa Estrada applied to the City of Astoria for a lease on City-owned property located at the US Coast Guard parking lot adjacent to the Bowpicker food cart. For various reasons described in a City Council Staff report dated April 30, 2015, the City declined the request on May 4, 2015. The ADC owns other property in Astoria including 250 21st Street located adjacent to the Riverwalk, Barbey Maritime Center, and City Lumber Company. The site was a former freight warehouse (Darigold Building) which the ADC demolished in 2011. Ms. Estrada submitted another lease request on July 1, 2015 for this property.

This request is located in the Astor East Urban Renewal District, which is under the jurisdiction of the Astoria Development Commission. After receiving the request, Staff from Engineering and Community Development worked with Ms. Estrada to understand the nature of the request and its implications for the property and neighborhood. Based on this information, and subsequent analysis completed by Staff, there are a number of issues to consider before entering negotiations for a lease, let alone a land use application, which would immediately follow an executed lease.

It is recommended that the Astoria Development Commission decline the lease request, direct Staff to consider an asset management policy that formalizes lease criteria to evaluate future requests and determine procedural steps needed to initiate a letter of intent for prospective tenants, and develop a disposition/investment strategy for the property consistent with ADC policy.


City Manager Estes stated that the Applicant, Teresa Estrada, has requested this item be postponed to the November 2, 2015 Development Commission meeting.

Director Cronin said earlier that day, he received an application from Ms. Estrada to lease a Port property on Industry Avenue. He confirmed that the application to lease City-owned property might be withdrawn.

ADJOURNMENT:

There being no further business, the meeting was adjourned at 8:47 pm.

ATTEST:


Secretary

APPROVED:


City Manager