

Newport Urban Renewal Advisory Committee



Agenda: Meeting 4



- Debrief from Open House input
- Newport Northside Urban Renewal Area
 - Goals and Objectives and Projects: review revisions
 - Plan Components Administration/Amendments review revisions
- McLean Point Urban Renewal Area
 - Goals and Objectives and Projects: review revisions

Socio-Economic Data: Agate Beach

Public Meeting Debrief



Great Participation: 45 signed in
11 comment cards received at or just after meeting, another
3 cards received afterwards.

General themes:

- Support for work in Agate Beach
- Need for affordable, workforce housing
- Strong feelings about couplet concept both for and against
- General support for infrastructure improvements
- General support for economic improvements
- Need for parking in commercial core areas

Next Public Meeting Aug 31



- Agenda
- Notices
- Handouts
- Documents on Web

Projects: Review of Project List Update

Project Name	Urban Renewal Share	Total Cost
<u>Newport Northside Urban Renewal Plan</u>		
Infrastructure Refinement Plans		
Commercial Core Area Revitalization Plan	\$100,000	\$100,000
Agate Beach Neighborhood Plan	\$100,000	\$100,000
Public Buildings		
Multi-purpose building (includes supporting infrastructure)	\$3,000,000	\$9,000,000
Transportation System Enhancements		
Commercial core area highway/street upgrades (e.g. couplet, widening, etc.)	\$12,500,000	\$25,000,000
Intersection realignment (e.g. US 101 and NW 6th)	\$2,000,000	\$4,500,000
Local street right-of-way improvements	\$2,000,000	\$3,000,000
Parking improvements	\$750,000	\$1,500,000
Right-of-way acquisition	\$600,000	\$1,200,000
Signal installation or adjustment	\$500,000	\$1,000,000
Storm drainage improvements	\$1,500,000	\$2,000,000
Water line capacity upgrades (e.g. US 101 at Agate Beach)	\$600,000	\$1,200,000
Economic Development		
Benches, public art	\$250,000	\$250,000
Billboard removal	\$500,000	\$500,000
Site prep for reuse (e.g. demolition, lot aggregation, etc.)	\$2,500,000	\$2,500,000
Storefront façade loans/grants	\$1,000,000	\$1,000,000
Strategic site acquisition for economic development	\$5,000,000	\$5,000,000
Street tree and landscape island enhancements	\$250,000	\$250,000
Wayfinding improvements	\$200,000	\$200,000
Utility undergrounding	\$4,000,000	\$8,000,000
<i>Subtotal (Northside Urban Renewal Plan)</i>	<i>\$37,350,000</i>	<i>\$66,300,000</i>
<u>McLean Point Urban Renewal Plan</u>		
Sewer pump station and mains	\$1,000,000	\$3,000,000
Storm drainage improvements	\$500,000	\$1,000,000
Water line extensions/upgrades	\$250,000	\$500,000
Street improvements	\$250,000	\$500,000
<i>Subtotal (McLean Point Plan)</i>	<i>\$2,000,000</i>	<i>\$5,000,000</i>
Total (Both Urban Renewal Plans)	\$39,350,000	\$71,300,000

McLean Point Projects



Port of Newport Proposal		
Sewer pump station and mains	\$1,000,000	\$3,000,000
Storm drainage	\$500,000	\$1,000,000
Water line extensions/upgrades	\$250,000	\$500,000
Street improvements	\$250,000	\$500,000

Amendments: Review handout



Substantial Amendments Required by statute:

1. Addition of acreage over 1% of existing acreage
2. Increase of Maximum Indebtedness

Major Amendments:

1. Increasing time frame of the urban renewal area will require consultation with the impacted taxing jurisdictions.
2. Any addition of a new project with a cost exceeding \$500,000, indexed annually by the inflation rate used in the Report on the Plan.
3. Deletion of acreage over 1% of existing acreage.

Duration of Plan



- Newport Northside: 23 Years/ FY 2038/39

Assumptions: 4.5% growth – moderate

FYE	M50 Assessed Value	
	Total AV	% Growth
2003		
2004	\$ 892,940,492	
2005	\$ 928,401,219	3.97%
2006	\$ 973,762,350	4.89%
2007	\$ 1,025,083,252	5.27%
2008	\$ 1,083,840,382	5.73%
2009	\$ 1,142,444,797	5.41%
2010	\$ 1,189,556,877	4.12%
2011	\$ 1,221,882,368	2.72%
2012	\$ 1,243,219,850	1.75%
2013	\$ 1,261,955,470	1.51%
2014	\$ 1,277,344,380	1.22%
2015	\$ 1,325,274,221	3.75%
AAGR		3.65%

Duration of Plan



- McLean Point

_____ years

Growth Assumption

Fiscal Stewardship: handout



- Newport Northside
 - Annual Report
 - Revenue Sharing
 - Under-levy
 - Administration
- McLean Point
 - Annual Report
 - Revenue Sharing

Socio Economic Data: Agate Beach Area



Age	Total	
	Number	Percent
0 to 4 Years	412	6%
5 to 9 Years	282	4%
10 to 14 Years	313	5%
15 to 17 Years	162	2%
18 to 24 Years	425	7%
25 to 34 Years	811	12%
35 to 44 Years	773	12%
45 to 54 Years	838	13%
55 to 64 Years	1,115	17%
65 to 74 Years	776	12%
75 to 84 Years	388	6%
85 Years and over	198	3%
Total	6,493	100%

Race	Total	
	Number	Percent
White Alone	5,724	88%
Black or African American Alone	39	1%
American Indian and Alaska Native Alone	124	2%
Asian Alone	31	0%
Native Hawaiian and Other Pacific Islander Alone	120	2%
Some Other Race Alone	249	4%
Two or More races	206	3%
Total	6,493	100%

Socio Economic Data: Agate Beach



Travel Time to Work	Total	
	Number	Percent
Less than 10 minutes	1,105	41%
10 to 19 minutes	785	29%
20 to 29 minutes	223	8%
30 to 39 minutes	318	12%
40 to 59 minutes	107	4%
60 to 89 minutes	14	1%
90 or More minutes	64	2%
Worked at home	55	2%
Total	2,671	100%

Means of Transportation to Work	Total	
	Number	Percent
Drove Alone	1,957	73%
Carpooled	392	15%
Public transportation (Includes Taxicab)	98	4%
Motorcycle	-	0%
Bicycle	4	0%
Walked	131	5%
Other means	34	1%
Worked at home	55	2%
Total	2,671	100%

Socio Economic Data: Agate Beach



Educational Attainment	Total	
	Number	Percent
Less Than High School	550	11%
High School Graduate (includes equivalency)	1,313	27%
Some college	1,718	35%
Bachelor's degree	839	17%
Master's degree	358	7%
Professional school degree	28	1%
Doctorate degree	93	2%
Total	4,899	100%

Schedule



June 29	Meeting 1	Kick off
July 14	Meeting 2	Boundary/Projects
July 27	Meeting 3	(Goals/Obj/Projects OPEN HOUSE
August 10	Meeting 4	G/O, Projects, Socio Economic Data, Debrief from
August 17	Meeting 5	Financials/project timing
August 18	Port Commission briefing	
August 31	Meeting 6	Review Draft Plan and Report OPEN HOUSE
Sept 7/8	URA Meeting	
Sept 14	Planning Commission	
Sept 21	City Council	



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Potential Schedule: Use FY 15/16 tax rolls



- June 29 Meeting 1 Kick off
 - July 14 Meeting 2 Boundary/Projects
 - July 27 Meeting 3 Socio Economic Data (Goals/Obj/Projects)
OPEN HOUSE
 - August 17 Meeting 4 Goals and Obj./Projects finalize
 - August 31 Meeting 5 Financials
 - Sept 14 Meeting 6 Review Draft
Plan/Report
OPEN HOUSE
 - Oct 5 URA Meeting
 - Oct 12/13 Planning Commission
 - November 2 City Council
- Effective November 30. First increment FY16/17

