



**REGULAR MEETING MINUTES
TOWN HALL
October 7, 2020 — 6:00 p.m.**

Study Session, Regular Council & TURA meetings are being digitally recorded and will be available on the City website.

1. Call to Order/Roll Call at 6:02 p.m.

Members Present:	Members Absent:
Chair Ayers-Flood Member Dolan Member Ponomareff Member Clark Member Land Member Berlant	Member Harrison
Also Present:	
Jon Legarza, Executive Director Josh Lebombard, Oregon Department of Land Conservation and Development Mike Zilis, Walker Macy Todd Powell, Powell Engineering	

2. Speakers Heard on Non-Agenda Items

None.

3. Consent Agenda

None.

4. Regular Agenda

4.1 Update from Josh Lebombard, Oregon Department of Land Conservation and Development

Staff Report – Executive Director

Legarza stated that Lebombard will provide an update to the Agency’s Board.

Report - Lebombard

Lebombard stated that he was tasked with developing a list of potential properties available for housing in response to the displaced residents from the Almeda Fire. Lebombard stated that FEMA will be entering into a housing mission in Southern Oregon. Lebombard stated that he still did not have specific details on the housing mission. Lebombard stated that the Gateway Site was provided to FEMA in the early stages.

Discussion:

- Member Dolan inquired if direct housing assistance would include infrastructure.
 - Lebombard stated that there are not many knowns in the process, and that he is posing additional questions to FEMA. Lebombard also stated there needs to be more research done on the housing needs in the region.

- Member Dolan followed up on the question of infrastructure payment reimbursement from FEMA.
 - Lebombard stated that the answer to that question might be no, due to relationships FEMA has with contractors.
- Member Dolan stated that her question was more about partitioning the work.
 - Lebombard responded that he does not believe that is likely.
- Member Ponomareff was following up on the public inventory list
 - Lebombard stated that this information is not released yet.
- Chair Ayers-Flood was inquiring whether it was a local housing task force or state housing task force that he was referring to.
 - Lebombard stated that it was the local task force.
- Member Land inquired about whether FEMA will come faster if the infrastructure is complete.
 - Lebombard stated that FEMA can probably act quicker with existing infrastructure sites.
- Member Land asked if 232 Talent Avenue was being explored.
 - Lebombard stated that they still do not have enough information from FEMA. Lebombard also stated that the site in reference is a bit smaller and within a floodplain, which FEMA does not allow manufactured housing to be located. Lebombard stated this would make that property a smaller site for housing.
- Member Clark inquired about the Agency moving forward with infrastructure, and inquired if there is an opportunity to install critical infrastructure that
 - Legarza stated that tonight's presentation in the next agenda item will address that issue.

4.2 Walker Macy, Updated Conceptual Plan Presentation

Staff Report – Executive Director

Legarza stated that the Walker Macy team and Powell Engineering will provide an update to the Board regarding transitional shelter on the Gateway Site.

Zilis discussed the capacity study for the Site. Zilis stated that the layout includes a potential of 53 trailers. Zilis stated that there is greenspace within the Site layout. Zilis stated that the site meets the recreation space and setback requirements for the Site.

Powell stated that the utility plan lays out sewer, water, and drain system. Powell stated that the utilities are permanent under the asphalt road loop.

Discussion:

- Member Berlant inquired about Electricity being underground on the Site.
 - Powell discussed how the dry utilities can be placed underground along with other utilities.
- Member Land inquired about laundry areas on site. Member Land also inquired about a community pad with barbeques in the open space.
 - Legarza stated that they can look into this.
- Member Dolan inquired about any cost-effective, expedient temporary infrastructure options.
 - Legarza stated that above ground options might not be best solution.
 - Zilis also stated that he believes utilities will not be a large portion of the timeline.
- Member Clark inquired about a possible gas line in the project.
 - Legarza stated the proposed motion will move forward the timeline on the Site.
- Member Berlant responded to the gas line on the site. Berlant stated that it might have to be electricity on the site rather than gas.
- Chair Ayers-Flood discussed greenspace near Valley View roundabout and site sizes in the trailer pads.

Motion: Member Clark move to approve the updated conceptual plan for the Gateway Staff and direct staff to proceed with further due diligence on the Site. Dolan seconded

Discussion: None.

Vote: All ayes; motion carries.

Chair Ayers-Flood followed up on the question of due-diligence. Legarza reviewed some of the next stages to the project. Chair-Ayers Flood stated resources might be available for the project.

Member Dolan inquired about the motion restricting input on the process. Legarza stated that the motion tonight advances the ball on the project.

5. Items from Executive Director

Legarza update the Board on coordinating with the City, Brownfields Redevelopment, and the Talent Recovers website.

6. Items from Chair or Agency Members

Not discussed.

7. Adjournment at 6:51 PM

Respectfully submitted by:



Jon Legarza, Executive Director

Note: These minutes and the entire agenda packet, including staff reports, referenced documents, resolutions and ordinances are posted on the City of Talent website (www.cityoftalent.org) after each meeting. The minutes are not a verbatim record: the narrative has been condensed and paraphrased to reflect the discussions and decisions made.